

OFFICE BUILDING FOR SALE OR LEASE

350 Springside Drive, Akron, OH 44333

MAJOR PRICE REDUCTION!



OVERVIEW

MUST SELL! 48,734 SF office building in Bath Township available for sale or lease! This property sits on a 4.32 acre lot on Springside Drive. This building is exceptionally well-maintained and has excellent highway access. Property features plenty of parking, large conference rooms, and large lunch/concession room. Third floor currently houses a tenant and ownership may consider leaseback options. Floor plan available upon request. Please call Tom Franjesh or TJ Hollin for more details.

HIGHLIGHTS

- Elevators
- Sprinklered Throughout
- Large Lounge/Break Area
- Lower Level Storage Space



Sale Price:

~~\$4,250,000~~
\$3,949,000



Building Size:

48,734 SF



Lease Rate:

\$13.00 SF/YR (NNN)



Zoning:

B-3



Lot Size:

4.32 Acres

OUR NETWORK IS YOUR EDGE.

All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.

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TJ Hollin

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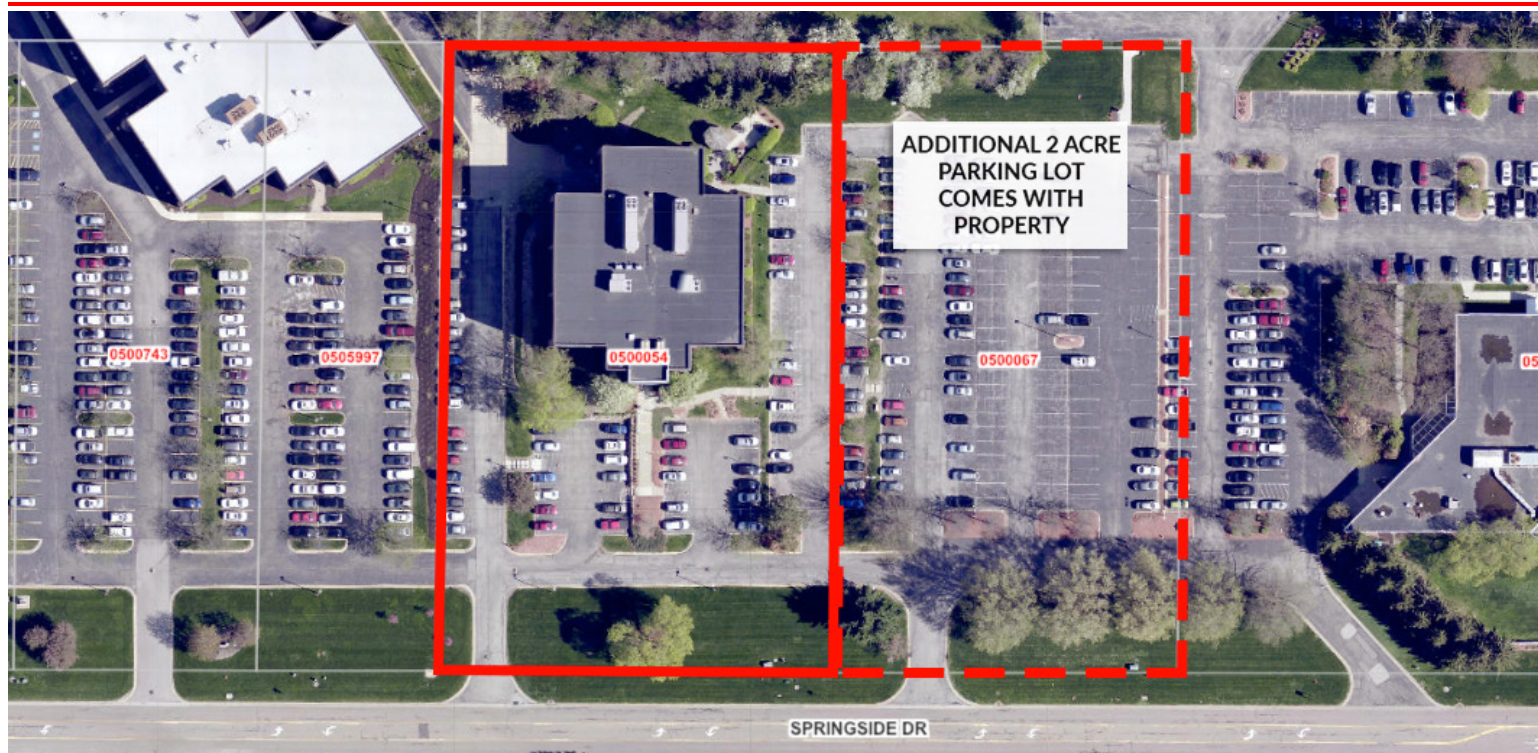
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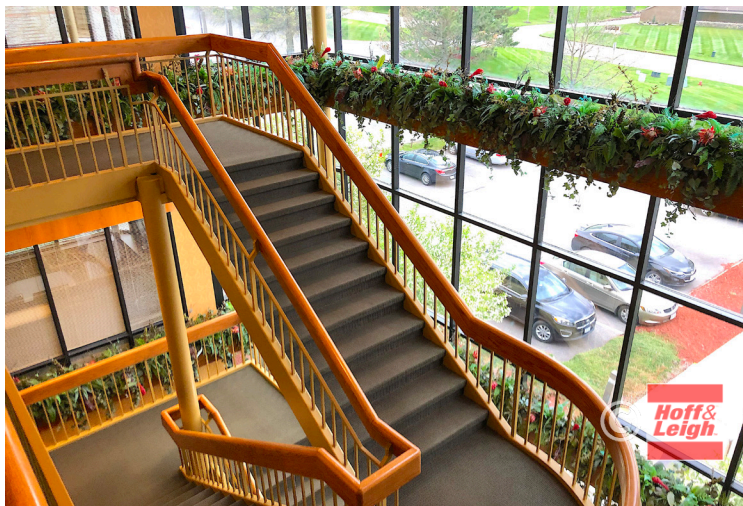
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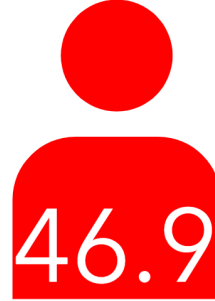
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DEMOGRAPHICS



28,151
Population



46.9
Median Age



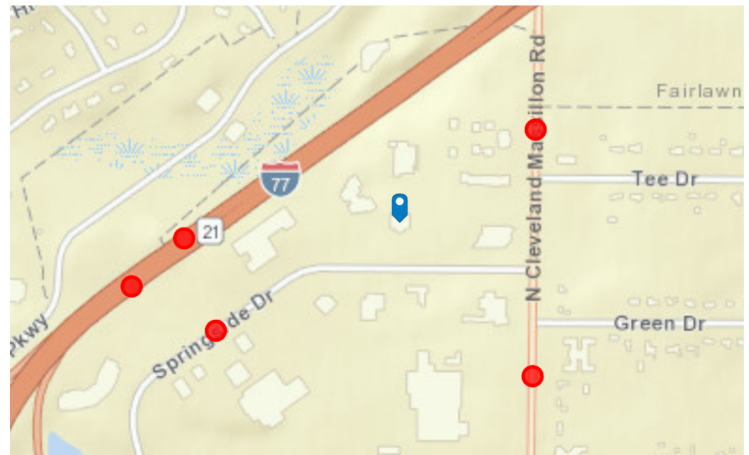
2.4
Average
Household Size



\$100,964
Median Household
Income

TRAFFIC COUNT

Cross street	Traffic 1	Distance
Tee Dr	10,283	0.2
Green Dr	9,719	0.2
Medina Rd	4,774	0.3
N Cleveland Massillon Rd	59,996	0.3
Beechnut Hill	63,556	0.3



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