

# Office Space for Lease

2783 GILCHRIST ROAD, AKRON, OH 44305



## Overview






Hoff & Leigh is presenting 2,700 SF of office space at 2783 Gilchrist Road available for lease. Located on the corner of Kennedy and Gilchrist Road, this well-maintained, recently updated suite features two sets of men's and women's restrooms, an open bullpen area/file room, an open concept main area, and a corner office. This space also features a kitchenette, a conference/training room and back storage area/office. This space is ideal for a small business seeking close highway proximity and affordable rent. Contact TJ Hollin for more details.

Suite:	Size:	Lease Rate:
B	2,700 SF	\$10.00 SF/YR (Gross)

## Highlights

- Two Sets of Men's and Women's Restrooms
- Open Bullpen Area/File Room
- Open Concept Main Area With Perimeter Office
- Kitchenette
- Back Storage Area/Office
- Conference/Training Room

## Property Details

	<b>Lease Rate</b> \$10.00 SF/YR (Gross)		<b>Building Size</b> 27,435 SF
	<b>Space Available</b> 2,700 SF		<b>Zoning</b> I-2 Heavy Industrial
	<b>Lot Size</b> 2.03 Acres		

Rev: August 24, 2023



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## DEMOGRAPHICS



57,268  
Population



42.7  
Median Age



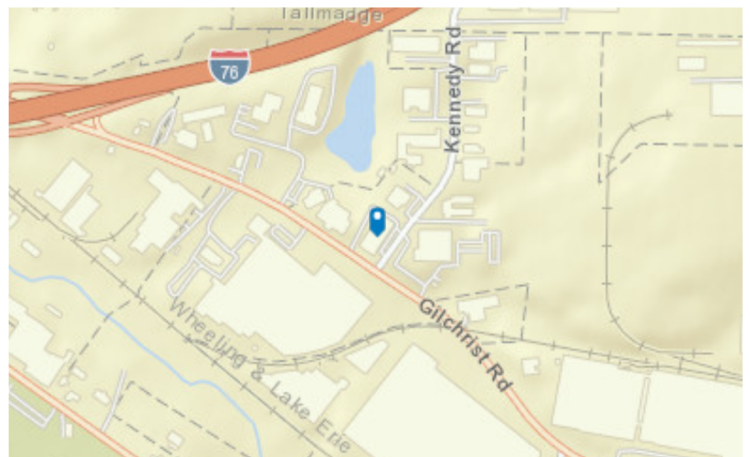
2.3  
Average  
Household Size



\$56,566  
Median Household  
Income

## TRAFFIC COUNT

Cross street	Traffic 1	Distance
Kennedy Rd	8,210	0.0
Gilchrist Rd	2,246	0.3
Gilchrist Rd	2,305	0.4
Gilchrist Rd	5,565	0.4
Gilchrist Rd	63,040	0.4



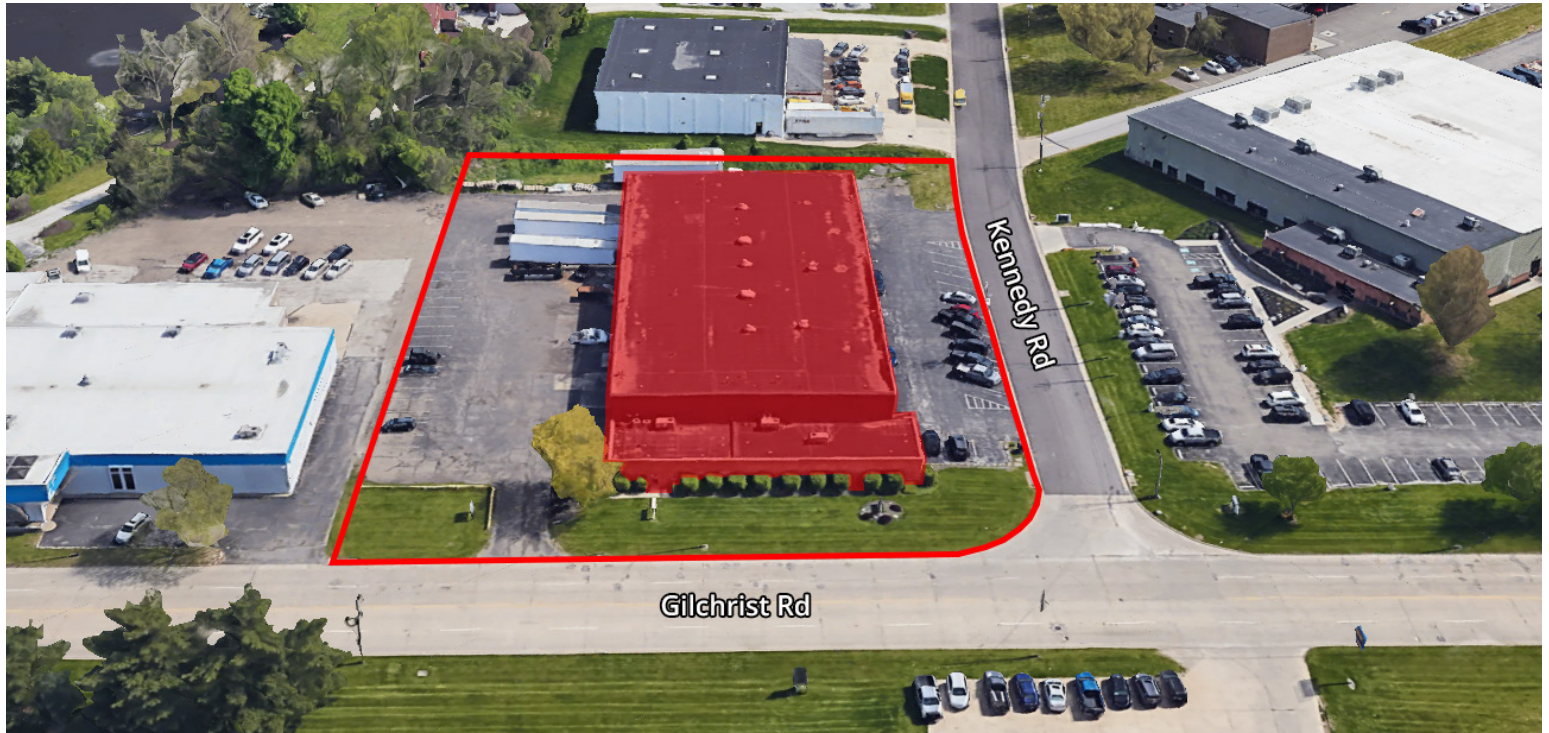
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All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.

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