

Industrial / Warehouse Building for Lease

1258 S ARLINGTON STREET, AKRON, OH 44306



Overview




Recently renovated industrial/warehouse building for lease in Akron. Features include: 4,200 SF 2nd floor/ mezzanine level storage/office area with access from warehouse. First floor features 4,200 SF of office/ storage area with a drive-in door. Warehouse is 5,280 SF with dock and large drive-in access. Also features 600A of 3-phase 240 electric. Please call for additional details and showings.

Unit:	Size:	Lease Rate:
Warehouse	5,280 SF	\$4.75 SF/YR (Full Service)
Downstairs Office	4,200 SF	\$8.00 SF/YR (Full Service)
Upstairs Office	4,200 SF	\$3.00 SF/YR (Full Service)

Highlights

- 15' 9" Clear Height in Warehouse
- One 8' x 10' Ground Level Door in Parking Lot Area
- One 8' x 10' Dock Door
- One 16' W x 12' H Grade Level Door

Property Details

-  **Lease Rate**
\$3.00 - \$8.00 SF/YR (Full Service)
-  **Space Available**
4,200 - 13,680 SF
-  **Zoning**
U-3 Retail Business

Rev: February 5, 2024

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.

Tom Franjesh

C: 330.328.3327

O: 330.940.9360

TFranjesh@HoffLeigh.com

TJ Hollin

C: 330.618.8045

O: 330.940.9360

TJHollin@HoffLeigh.com



Industrial / Warehouse Building for Lease

1258 S ARLINGTON STREET, AKRON, OH 44306



Rev: February 5, 2024



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.

Tom Franjesh

C: 330.328.3327

O: 330.940.9360

TFranjesh@HoffLeigh.com

TJ Hollin

C: 330.618.8045

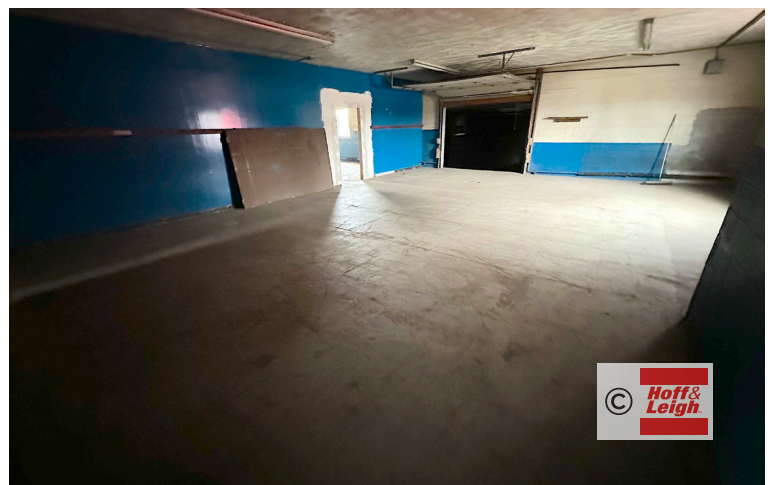
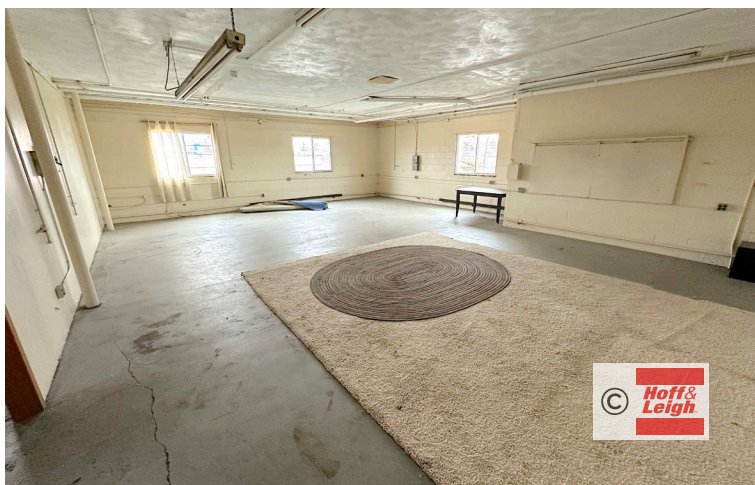
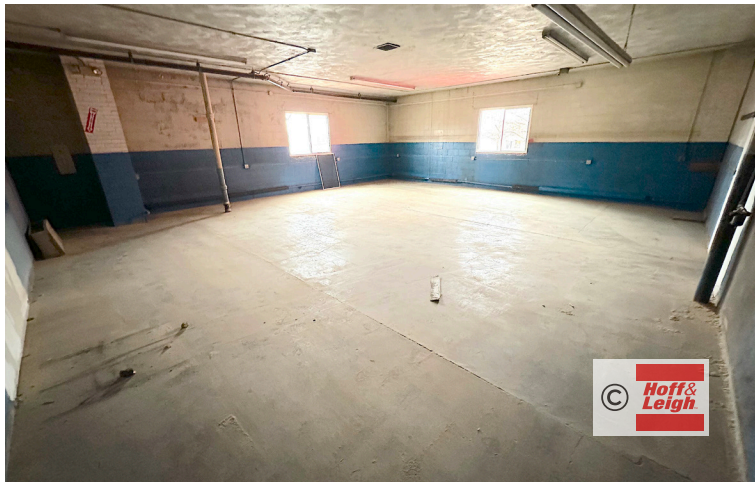
O: 330.940.9360

TJHollin@HoffLeigh.com



Industrial / Warehouse Building for Lease

1258 S ARLINGTON STREET, AKRON, OH 44306



Rev: February 5, 2024



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.

Tom Franjesh

C: 330.328.3327

O: 330.940.9360

TFranjesh@HoffLeigh.com

TJ Hollin

C: 330.618.8045

O: 330.940.9360

TJHollin@HoffLeigh.com

Industrial / Warehouse Building for Lease

1258 S ARLINGTON STREET, AKRON, OH 44306

1258 S Arlington St, Akron, Ohio, 44306

DEMOGRAPHICS



80,521
Population



34.2
Median Age



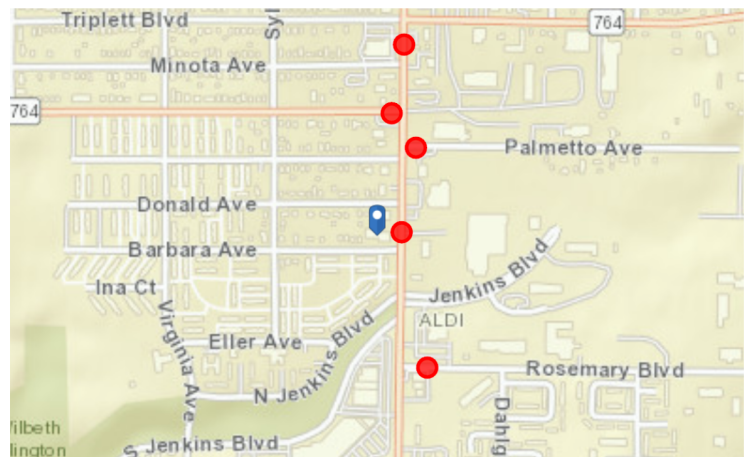
2.4
Average
Household Size



\$36,077
Median Household
Income

TRAFFIC COUNT

Cross street	Traffic 1	Distance
Barbara Ave	14,750	0.0
S Arlington St	496	0.1
S Arlington St	24,180	0.1
S Arlington St	1,978	0.2
Minota Ave	16,581	0.2

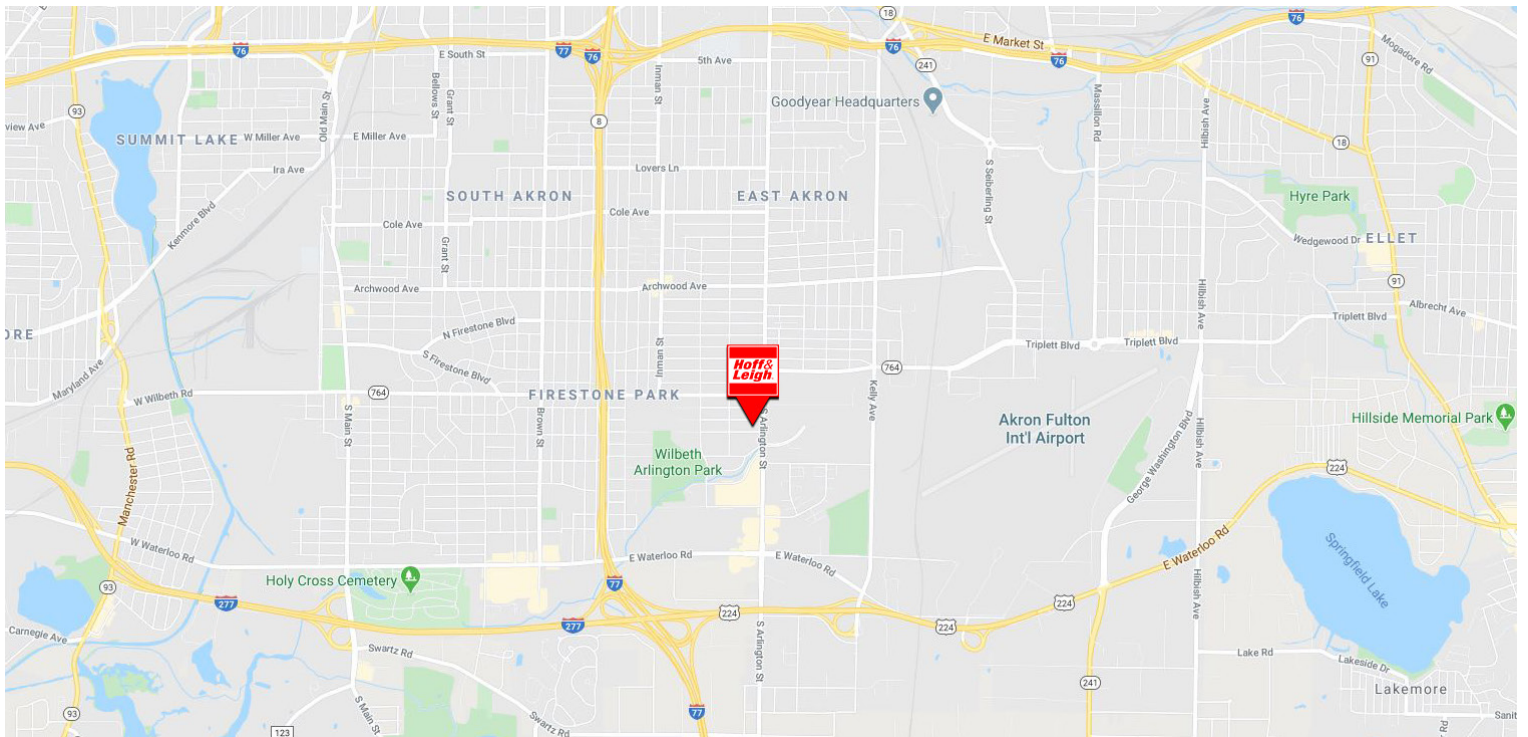


Rev: February 5, 2024



Industrial / Warehouse Building for Lease

1258 S ARLINGTON STREET, AKRON, OH 44306



Rev: February 5, 2024



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.

Tom Franjesh

C: 330.328.3327

O: 330.940.9360

TFranjesh@HoffLeigh.com

TJ Hollin

C: 330.618.8045

O: 330.940.9360

TJHollin@HoffLeigh.com