

90,075 SF Freestanding High Bay Warehouse

For Lease | 5300 Tradex Parkway, Cleveland, Ohio 44102



CUSHMAN &
WAKEFIELD

CRESCO
Real Estate



PROPERTY HIGHLIGHTS

- 90,075 SF available for Lease (84,000 SF of Warehouse & 6,075 SF Office)
- Freestanding high bay warehouse with excellent power for light manufacturing, assembly, and storage/distribution
- Heavy Power - 6000 Amps
- Close proximity to high-density residential neighborhood and available labor force
- Ideally located adjacent to interchange I-71 and West 58th Street exit providing highway visibility
- Six (6) secured internal truck docks (8'x10')
- Divisible warehouse space
- Recently renovated first floor office space

LEASE RATE

\$4.50/SF NNN

Building Specifications

Total Building Size: 134,517 SF

Industrial SF: 122,367 SF

Office SF: 12,150 SF

Year Built: 1921

Construction: Masonry

Clear Height 18'6"

Column Spacing: 25'x40'

Drive-in Doors: Two (2) - 10'X12' & 16'X14'

Docks: Six (6) - 8'X10'

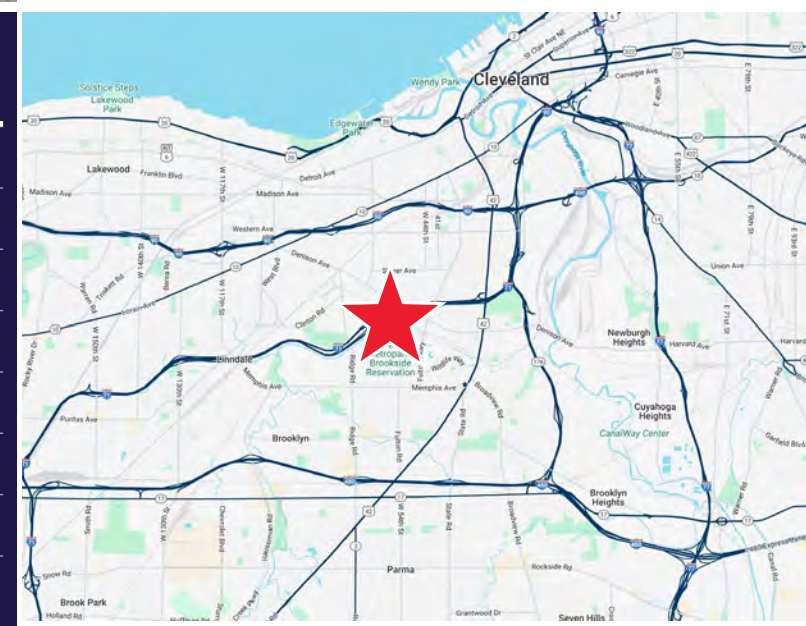
Lighting: Fluorescent

Heat: Reznor

A/C: HVAC - Office Only

Sprinkler: 100% Wet

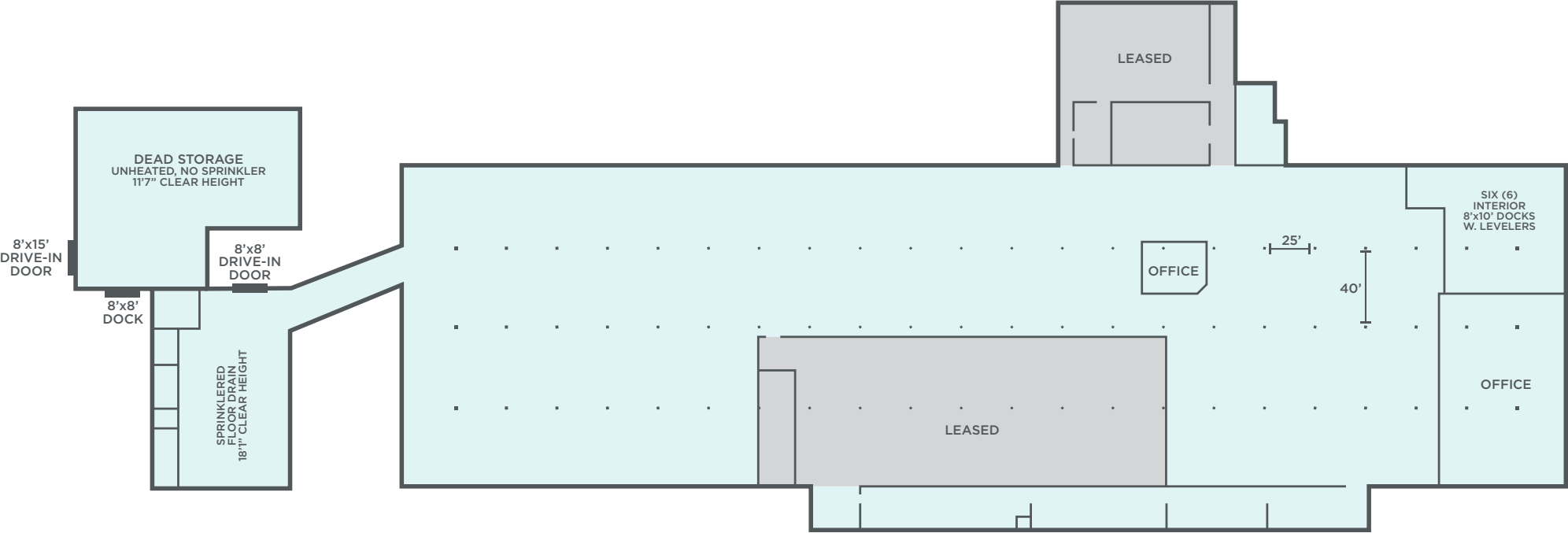
Power: 6000A / 480V / 3P



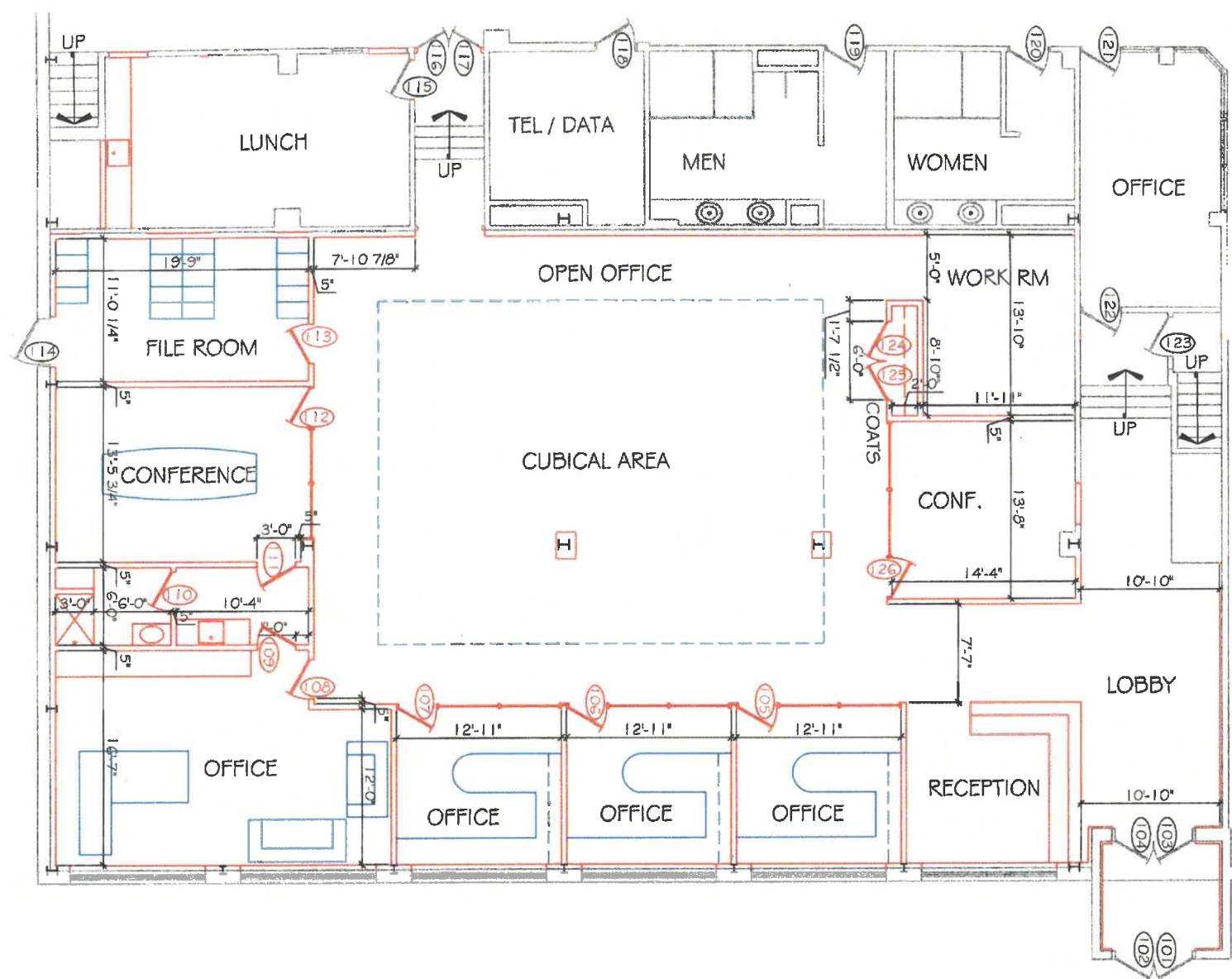
Site Plan

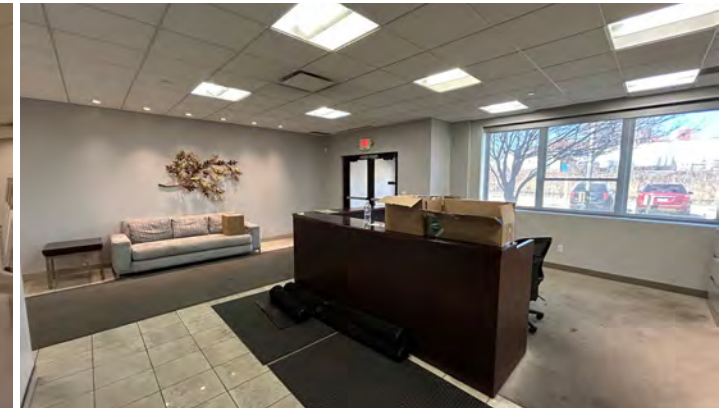
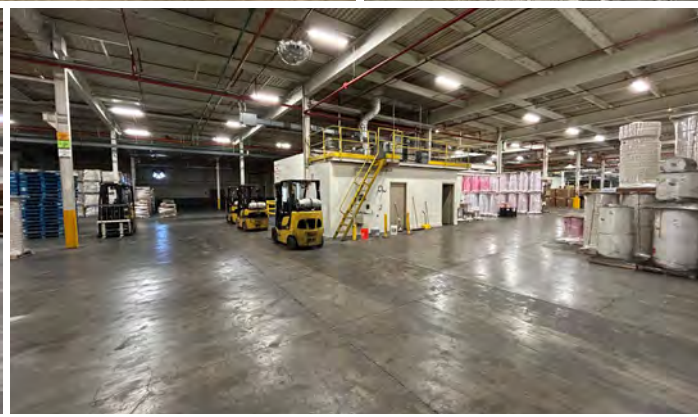


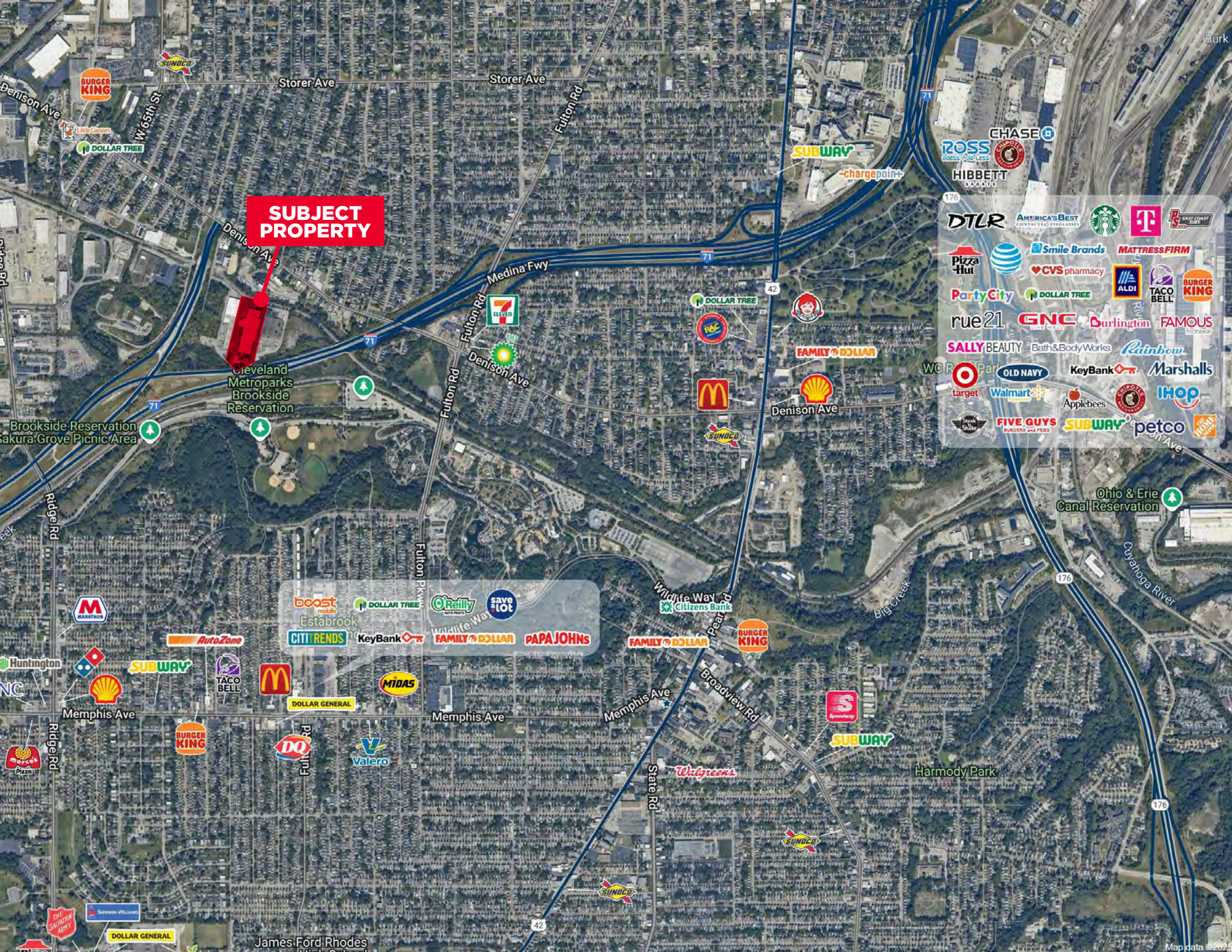
Available



Office Floor Plan







**SUBJECT
PROPERTY**

Cleveland
Metroparks
Brookside
Reservation

Brookside Reservation
Sakura Grove Picnic Area

Ohio & Erie
Canal Reservation

Harmody Park

James Ford Rhodes

CHARGEPOINT

CHASE

ROSS

HIBBETT

DTLR

AMERICA'S BEST CONTRACTORS

Starbucks

T

SMILE BRANDS

MATTRESS FIRM

Pizza Hut

AT&T

CVS pharmacy

Party City

DOLLAR TREE

ALDI

TACO BELL

BURGER KING

rue21

GNC

Burlington

FAMOUS

SALLY BEAUTY

Bath & Body Works

Rainbow

target

OLD NAVY

KeyBank

Marshall's

Walmart

Applebees

ihop

FIVE GUYS

SUBWAY

petco

boost mobile

DOLLAR TREE

O'Reilly

save 10t

Estabrook

CITITRENDS

KeyBank

FAMILY DOLLAR

PAPAJOHNS

AutoZone

McDonald's

MIDAS

DOLLAR GENERAL

Valero

Wildlife Way

Citizens Bank

FAMILY DOLLAR

BURGER KING

Subway

Wilgreens

SUNOCO

SUNOCO



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