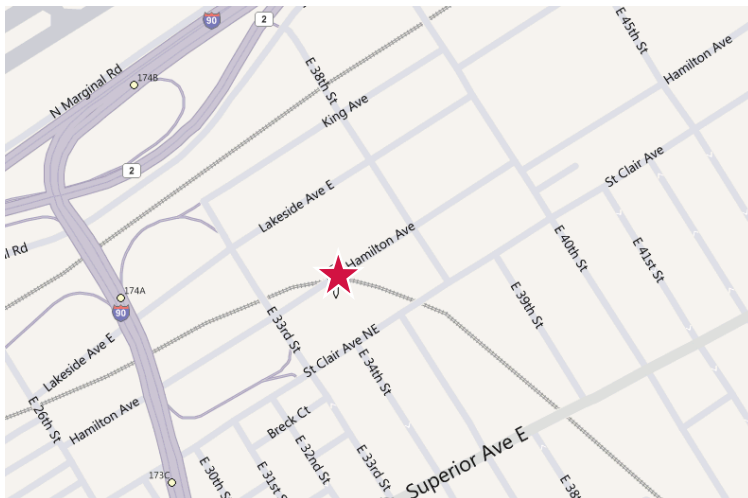


# 3400 Hamilton Avenue

## Office Space For Lease

Cleveland, Ohio



### Property Features

- Building Size: 47,000 ± SF
- First Floor: 30,200 ± SF
- Second Floor: 16,200 ± SF
- Third Floor: 600 ± SF
- Land: 1.06 Acres
- Docks: 2-covered
- Year Built: 1961
- 84 Secured Parking Spaces
- Move-in office with classrooms, meeting rooms
- Excellent access to Innerbelt and major highways
- Lease: \$5.25 blended gross



Commercial Real Estate Services, Worldwide.  
Business Property Specialists, Inc. Broker

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

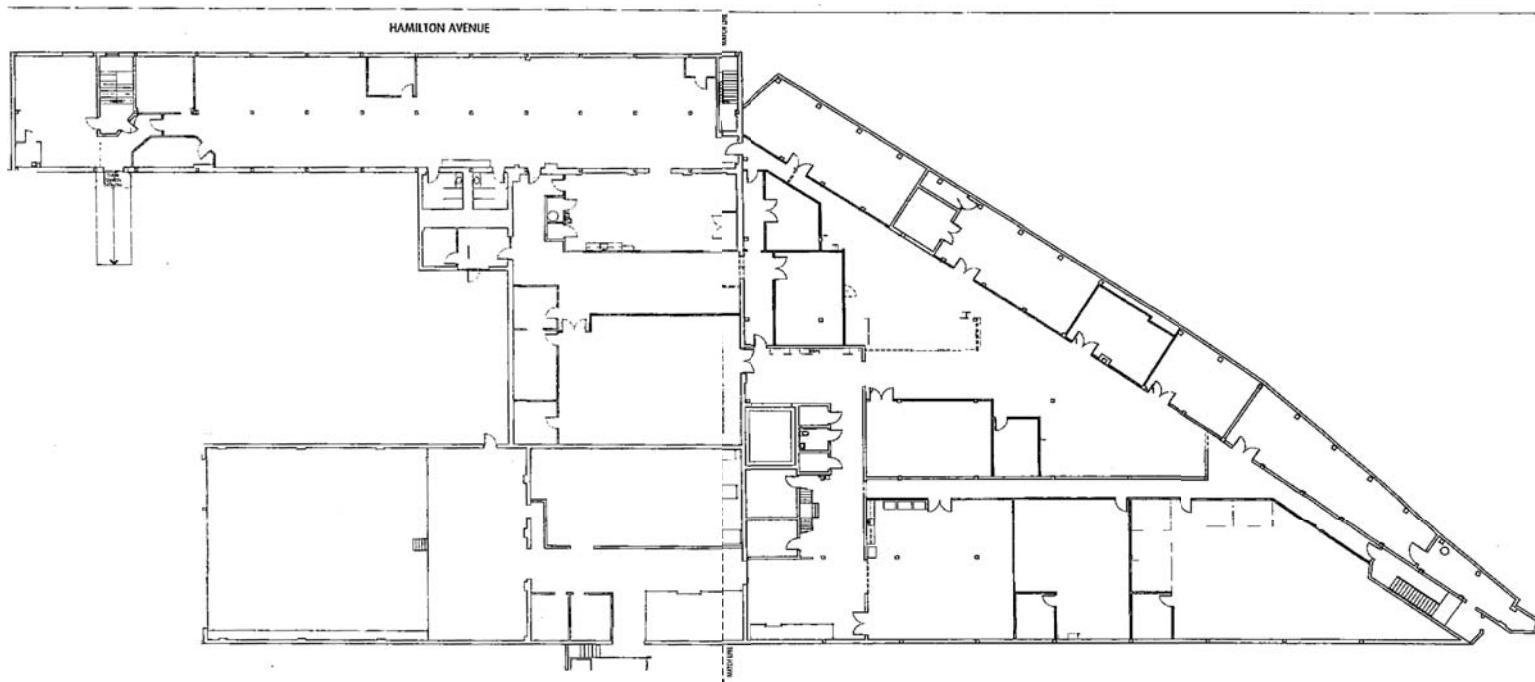
### Contact Information

**Scott Garson, CCIM, Sr. Vice President**  
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Cleveland, Ohio 44122  
[www.naid.us](http://www.naid.us)

3400 Hamilton Avenue, Cleveland, Ohio

# First Floor

Office Space For Lease



1<sup>st</sup> Floor



Aerial



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