

**30,000—105,124 SF
AVAILABLE**



For Sublease
200 Francis D. Kenneth Dr.
Aurora, Ohio



Manufacturing and warehouse facility in a modern fast growing Industrial Park. Good highway access.

NAIDaus

Commercial Real Estate Services, Worldwide.

Business Property Specialists, Inc. Broker

Property Description

Building Size:	105,124 sq. ft. ±
Warehouse:	100,530 sf ±
Office:	4,594 sf ± (2 floors)
Min Divisible:	30,000 sf ±
Year Built:	1982
Land:	9.6 acres ±
Ceiling Height:	18' 6" - 91,808 sf 35' - 14,240 sf
Docks:	4 inside with levelers
Drive-in Doors:	One
Drive Through:	One (below warehouse grade level) with crane overhead
Cranes:	20 ton in hi-bay section: hook height 24'
Power:	480V/2000 amp/ 3 Phase

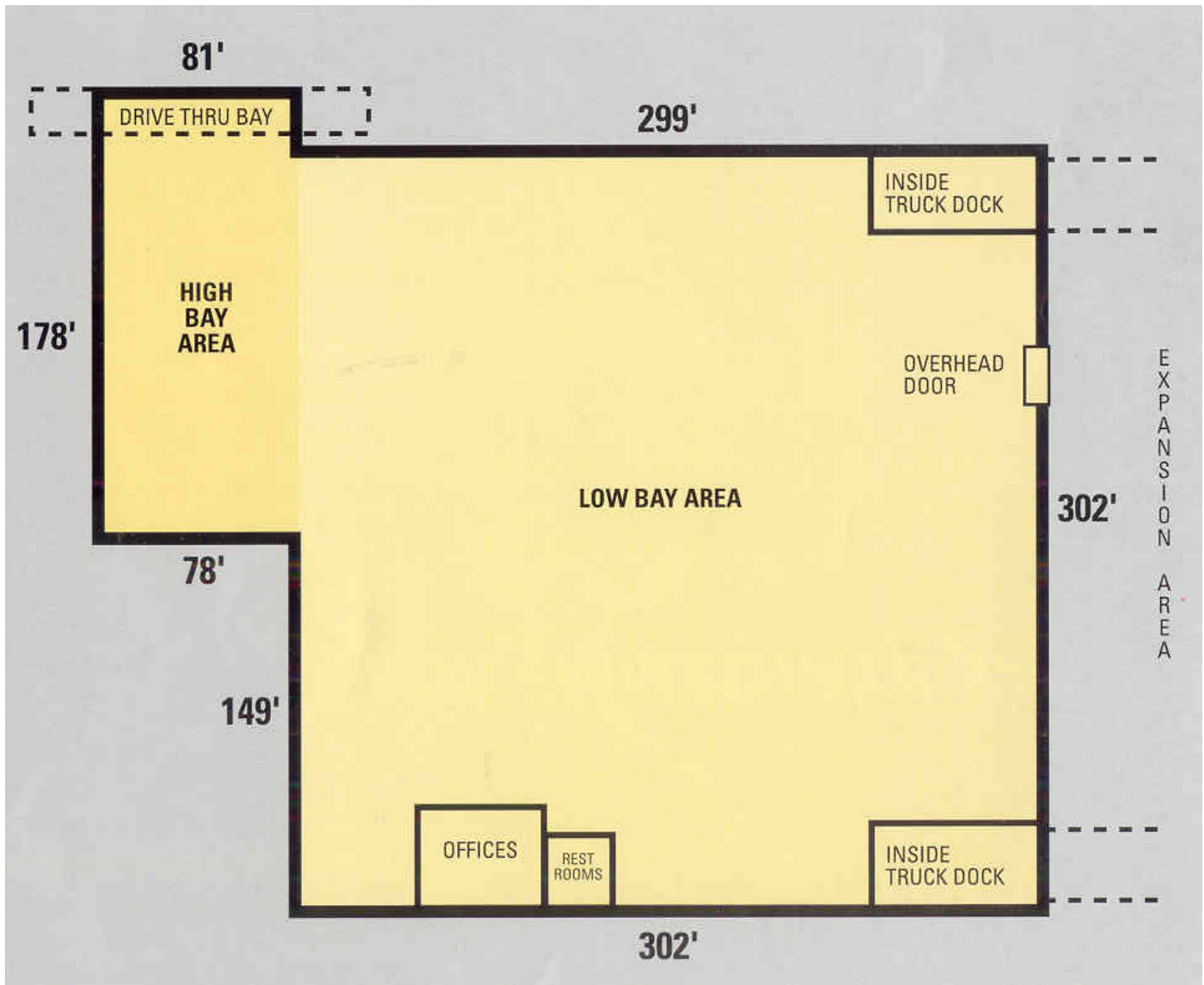
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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to condition, square footage or age are approximate. Buyer or Tenant acknowledges that they are relying on their own investigations and are not relying on Broker provided information.

200 Francis D. Kenneth Dr. Site Plan

Aurora, Ohio



Warehouse For Sublease



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BUILDING INFORMATION SHEET

LOCATION: 200 Francis D. Kenneth Drive
SPACE AVAILABLE: 30,000 sf - 105,124 sf
WAREHOUSE AREA: 100,530 sf
OFFICE AREA: 4,594 sf on 2 floors
MINIMUM DIVISIBLE: 30,000 sf
CONSTRUCTION: Steel with precast wainscot and metal siding
YEAR BUILT: 1982
LAND AREA: +/-9.6 acres
ZONING: Manufacturing, processing, wholesaling
CEILING HEIGHT 18' 6" – 91,808 sf
35' – 14,240 sf
DOCKS: Four inside with levelers
DRIVE-IN DOORS: One
DRIVE THROUGH: One (below warehouse grade level) with crane overhead
CRANES: 20 ton in hi-bay section; hook height 24'
COLUMN SPACING: 25' x 50'
FLOORS: Concrete 6" with 6/6 wwm 6" x 6"
PARKING: Ample
SPRINKLERED: N/A
HEAT: Infrared gas
ELECTRIC POWER: 480V/2000 amp/3 phase
RENTAL RATE: \$3.00/sf gross
COMMENTS: Manufacturing and warehouse facility in a modern fast growing Industrial Park. Good highway access.

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