

**30,000—105,124 SF
AVAILABLE**



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



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 ware- house grade level) with crane overhead
Cranes:	20 ton in hi-bay section: hook height 24'
Power:	480V/2000 amp/ 3 Phase

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



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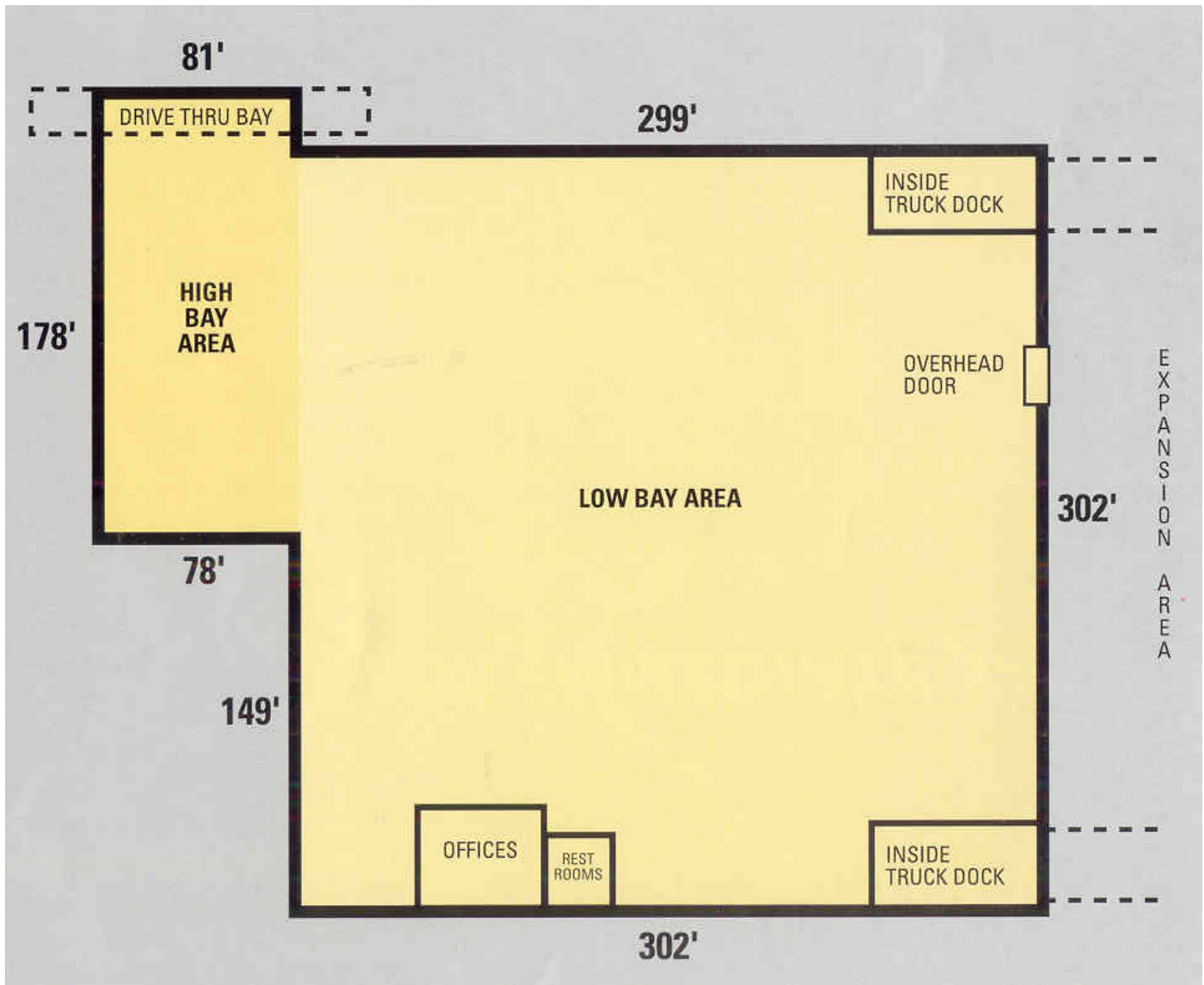
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200 Francis D. Kenneth Dr. Site Plan

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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