



**For Lease**  
**26101 Fargo Ave.**  
Bedford Heights, Ohio

**Property Description**

<b>Square Feet:</b>	30,000 - 77,167 sq.ft. ±
<b>Warehouse:</b>	27,552 - 74,719 sq.ft. ±
<b>Office:</b>	2,448 sq.ft. ±
<b>Construction:</b>	Brick/Metal
<b>Ceiling Height:</b>	16'
<b>Docks/Drive-in:</b>	7/ 1 (8'x10')
<b>Column Spacing:</b>	25' x 50'
<b>Floors:</b>	Concrete
<b>Heat:</b>	Overhead Gas
<b>Lighting:</b>	Metal Halide
<b>Electric Power:</b>	7500±A/240V/3PH
<b>Security System:</b>	Yes



**Clean manufacturing or warehouse space with heavy power. Great location at I-271 and I-480. Full locker room facility and cafeteria.**

**contact information**

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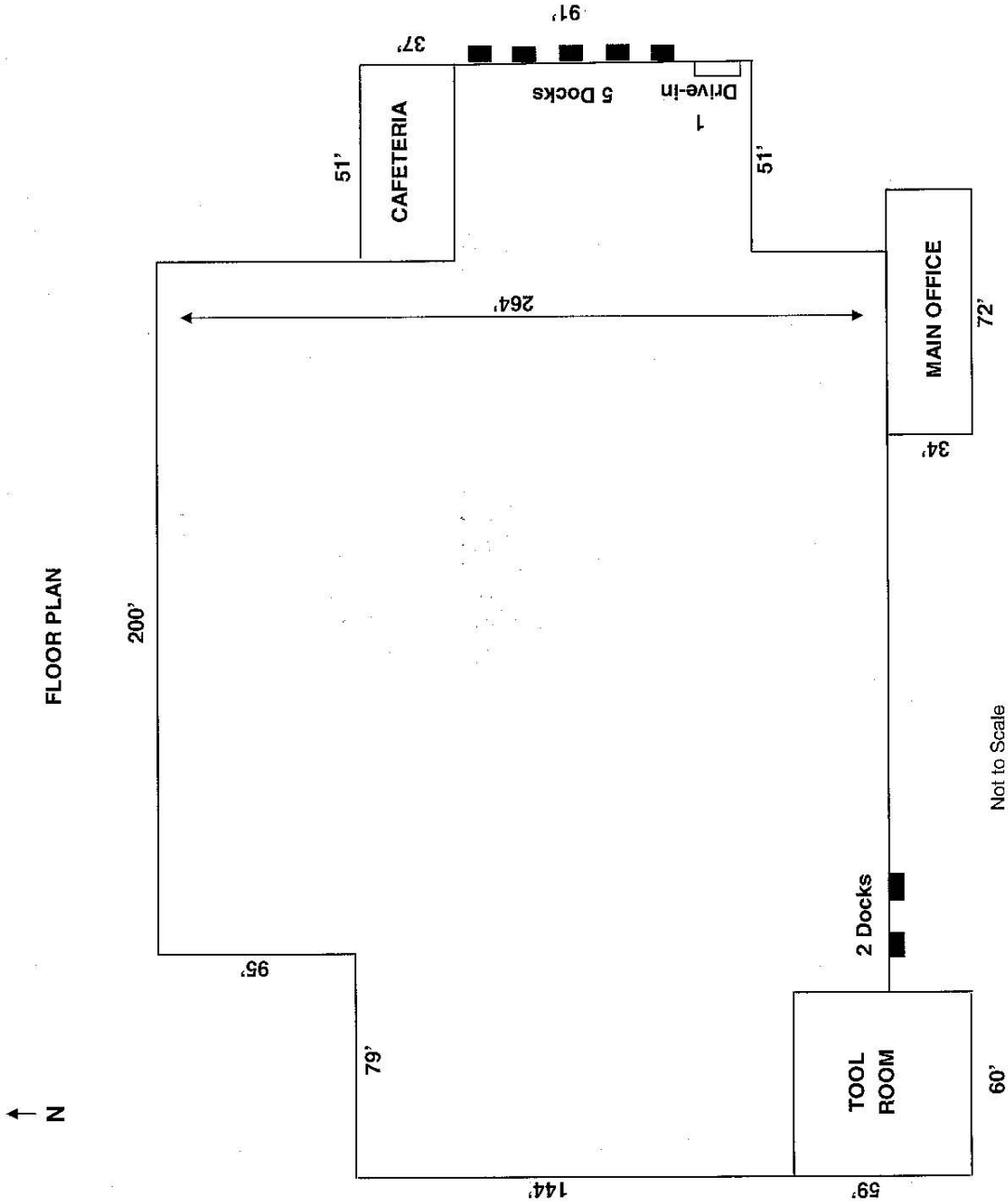
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Business Property Specialists, Inc. Broker

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# 26101 Fargo Ave. Floor Plan

Bedford Heights, Ohio



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## BUILDING INFORMATION SHEET

<b>LOCATION:</b>	26101 Fargo Ave.
<b>TOTAL SQUARE FEET:</b>	30,000 -77,167 sf
<b>WAREHOUSE AREA:</b>	27,552 - 74,719 sf
<b>OFFICE AREA:</b>	2,448 sf
<b>CONSTRUCTION:</b>	Brick/Metal
<b>ZONING:</b>	Industrial District
<b>CEILING HEIGHT:</b>	16'
<b>TRUCK DOCKS:</b>	7
<b>DRIVE-IN DOORS:</b>	1 (8' x 10')
<b>COLUMN SPACING:</b>	25' x 50'
<b>FLOORS:</b>	Concrete
<b>PARKING:</b>	Ample; 100% concrete
<b>SPRINKLERED:</b>	N/A
<b>HEAT:</b>	Overhead Gas
<b>LIGHTING:</b>	Metal Halide
<b>ELECTRIC POWER:</b>	7500± Amps/240V/3Ph
<b>LEASE RATE:</b>	\$2.75/sf Gross
<b>SECURITY SYSTEM:</b>	Yes
<b>COMMENTS:</b>	Clean manufacturing or warehouse space with heavy power. Great location at I-271 and I-480. Full locker room facility and cafeteria.

**CONTACT:**

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