



For Sale or Lease

29 Brussels Avenue | Englewood | Ohio | 45322

FEATURES

- 14,000 SF building for light manufacturing or sales/service
- Includes 1,700 SF of office space & a 2,000 SF Morton building
- Highly visible location, just off State Route 48 or Main Street
- Less than 1 mile from I-70 and 1/4 mi. North of Wegner Rd.
- Property includes 3 drive-ins with a large fenced & gated lot
- Newly renovated apartment upstairs for use by owner/manager or separate tenant
- Numerous dining, banking and fuel options within 1/2 mi.
- Zoned: C-3 Commercial

Sale Price and Lease Rate:

\$295,000 OR **\$3.25**/SF NNN

Contact us:

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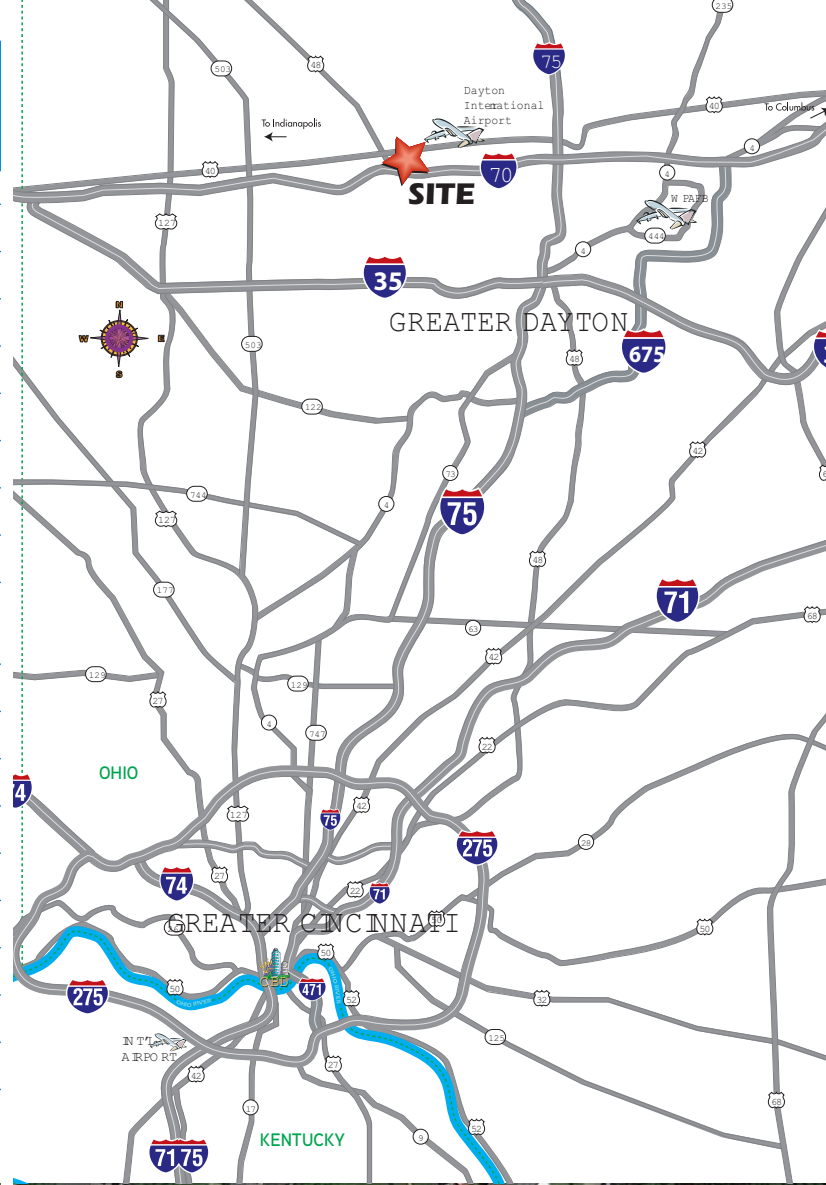
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Property Attributes

Building Uses	Light Manufacturing Sales/Service Flex
Total Building SF	14,000 SF
Office Space	1,700 SF
Shop/Storage	2,000 SF
Building Type	Brick and frame construction
Roof	Shingle & rubber
Drive-ins	1 measures 10' by 12' 2 measure 10' by 10'
Clear Height	10' - 12'
Power	3 Phase
Property Features:	Air lines throughout the building Gated lot Solid construction Large fenced and gated area Apartment upstairs for rent
Sale Price	\$295,000
Lease Rate	\$3.25/SF NNN

CLOCKWISE FROM TOP:

Map of property location // Aerial view of property // Bedroom of apartment // Bathroom of apartment // Kitchen of apartment //





CLOCKWISE FROM TOP LEFT:
 Storage/Service area 1 // Fenced and gated area //
 Storage/Service area 2 // Exterior of Building //
 Exterior shot of drive-ins 1 // Exterior shot of drive-ins close-up

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