

Cross Property Agent Full



Commercial ML: **4462388** **Active**
[934 Grant St, Akron, OH 44311](#)

Subtype: **Industrial**
 Parcel ID: [6709682](#)

Subdiv: **Voris**
 Twp: **Akron City**
 Lot #:
 County **Summit**

LP: **\$9**
 SP:
 List Date: **05/28/23**
 List Date Rec: **05/30/23**
 Pending Date:
 Contingent Dt:
 Off Mkt Date:
 Closing Date:
 Exp. Date: **11/28/23**
 DOM/CDOM: **19/19**

[Supplements \(4\)](#) [Virtual Tour-Property Panorama](#)

Directions: **Grant Street between E. Crosier and Morgan**

Property Information

Approx Fin SqFt: **20,000 /**
 SqFt Source: **Owner**
 Industrial SqFt:
 Office SqFt:
 Retail SqFt:
 Residential SqFt:
 Warehouse Sq Ft:
 SqFt Price Min:
 SqFt Price Max:
 Year Built: **1949**

Annual Taxes: **TBD** Assessments: **No**

Traffic Count/Day:
 Current Use:
 Lot Size (Acres): **1.980**
 Lot Size Source:
 Lot Size Frontage:
 Lot Size Depth:
 Lot Size Dimensions:
 Above Ground Storie:
 Basement Detail: **No**
 Fences:
 Location:
 Parking:

For Sale/Lease: **For Lease**

Avail for Auction: **No**
 Auction Date:
 Occupant Type:
 Office Type:
 Industrial Type: **Mfg Light**
 Retail Type: **Restaurant**
 Special Purpose Type: **Other**
 Total # of Drive in Doors:
 Drive in door Max Hght:
 Drive in door Min Hght:
 Total # of Dock Doors:
 Dock Door Max Hght:
 Dock Door Min Hght:
 Ceiling Height:
 Ceiling Height Max:
 Ceiling Height Min:

Total # of Prkng Spc:
 Miscellaneous:
 Freight Amenities:
 Heating Type:
 Heating Fuel: **Gas**
 Roof:
 Water/Sewer: **Public Water, Public Sewer**
 Cooling Type: **Central Air**
 Terms/Conditions: **Building+ Land, Will Divide**
 Cost: **Per SqFt**
 Util/Owner Pays:
 Util/Tenant Pays: **Electric, Gas, Heating, Water**

Cost Per Month:

Cost Per SqFt: **9**

Cost Other:

Income & Expenses

Gross Rent:
 Other Income:
 Total Gross Rent:
 Vacancy Allowance:
 Cap Rate:
 Total Annual Expense:
 Net Operating Income:
 Expense Information:
 Annual RE Tax:

Insurance:
 Management:
 Maintenance:
 Heat:
 Electric:
 Sewer/Water:
 Trash/Rubbish:
 Miscellaneous:
 Lawn/Snow Maint:
 Reserves:

Additional Expenses
 Amount Expenses 1:
 Additional Expenses
 Amount Expenses 2:
 Additional Expenses
 Amount Expenses 3:
 Additional Expenses
 Amount Expenses 4:
 Additional Expenses
 Amount Expenses 5:

Remarks: **Bring your imagination and ideas to this unique and potential-filled space! The sky is the limit. Entire building is approx. 50,000 sq ft, but there are portions already rented. The available space in this building would be perfect for a micro-brewery, nightclub, restaurant, art studio/gallery, light manufacturing, dance studio, office space and so much more!! It is a very unique and hard to describe building and entire space can be leased or can be divided into 3 separate rental spaces. Call agent to discuss in further detail - must see to appreciate and understand the full potential and endless possibilities for this space!!**

Office Information

List Agent: [2717/Keller Williams Elevate](#)
[2007005579/Tresa M. Klein](#)
 Co-Lister: [2011001849/Roger L. Nair](#)
 Showing Instruct: **Call Agent**
 Showing Info: **Call agent**

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(330) 350-0016 rnairair@aol.com

440-342-5766

Internet Listing: **Yes**

Show Addr to Client: **Yes**

Online Bidding: **No**

List Type: **Exclusive Right**
 Possession: **Negotiable**
 Short Sale: **No**
 Court Ordered/PSO: **No**

Buy Broker Comp: **3%**
 Other Comp: **None**
 Available Finance:
 Broker Remarks:

Ownership:
 Comp Explain: **3% of total lease amount**

Call/text Tresa Klein at 440-342-5766 with any questions or for further information Square foot pricing variable depending on amount of space rented and which portion Owner is very flexible and may help with build out for right tenant/space use

Offer Link:

Comparable Information

Sell Agent: [/](#)
 Co Agent:
 Selling Comments:

Orig List Price: **\$9**
 List Price: **\$9**
 Sale Price:

Financed:
 Sale Date:
 Closed By:
 Seller Paid Closing Costs:

Prepared By: Tresa M. Klein

Information is Believed To Be Accurate But Not Guaranteed

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