



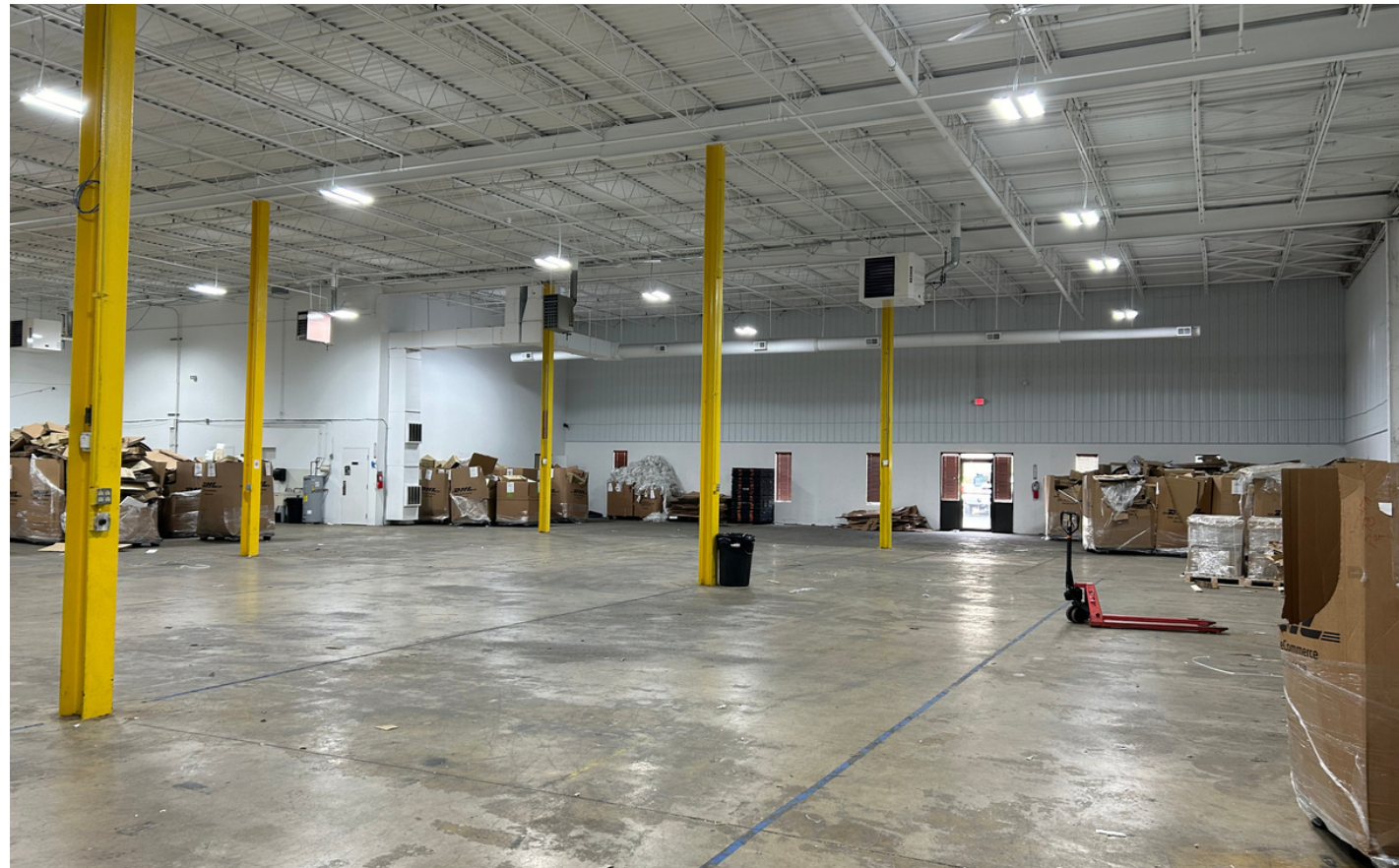
13,500 SF For Lease

26280 Fargo Avenue
Bedford Heights, OH

26820 Fargo Avenue Bedford Heights, OH

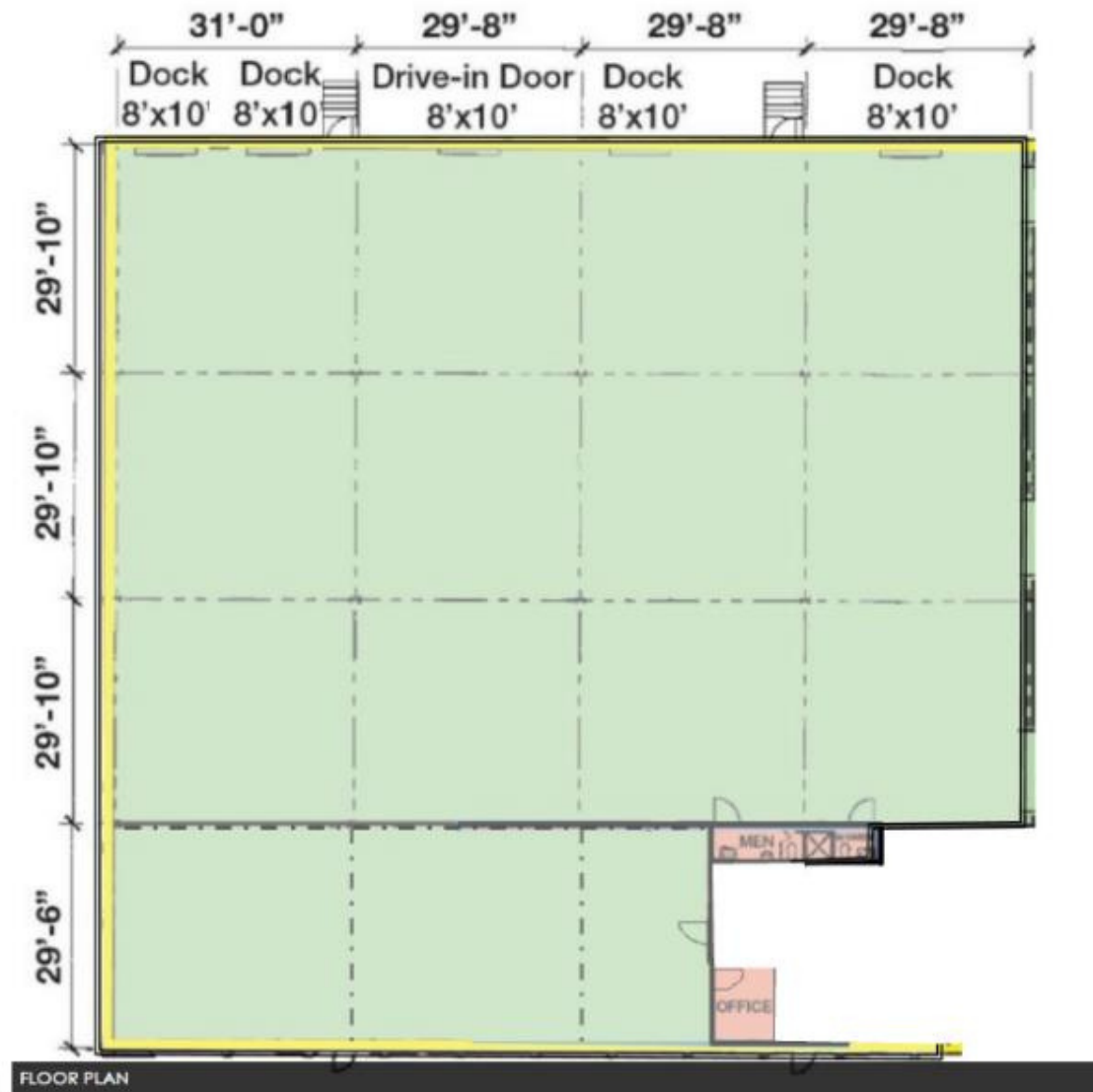
Property Specifications

- 13,500 SF For Lease
- End unit consisting of one office and restroom
- 4 docks, 1 ramped drive in door
- 21' ceilings
- Wet sprinkler
- 30'x 30' column spacing
- Built in 1980
- Convenient access to I-271, I-480, SR-422
- Located in a multi-tenant building in an industrial area in Bedford Heights
- Lease Rate: \$6.50 SF NNN
- Op Ex: \$1.41 /SF

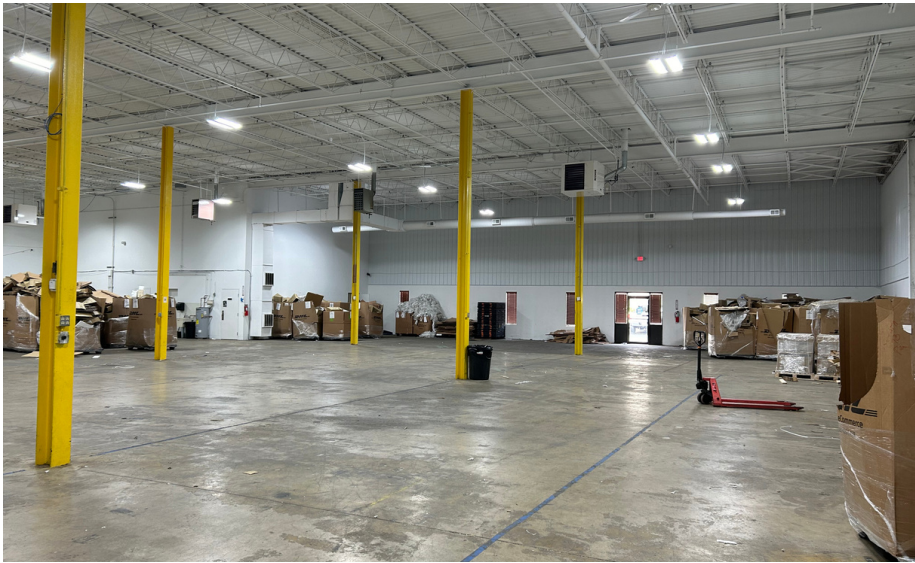
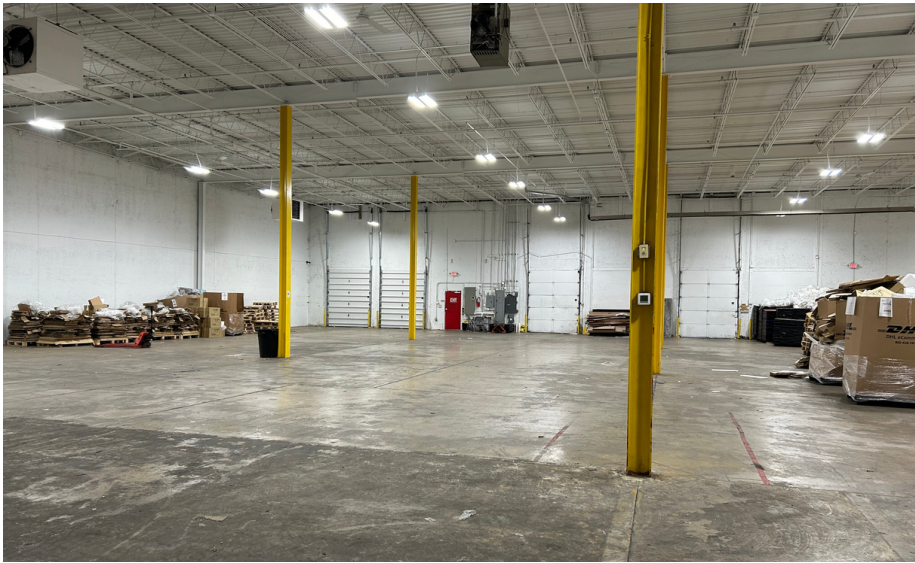


	1 mile	3 miles	5 miles
Total population	46,257	143,564	577,954
Daytime population	74,691	187,163	698,187
Daytime workers	50,632	113,849	397,152
Average HH income	\$96,158	\$113,334	\$102,380

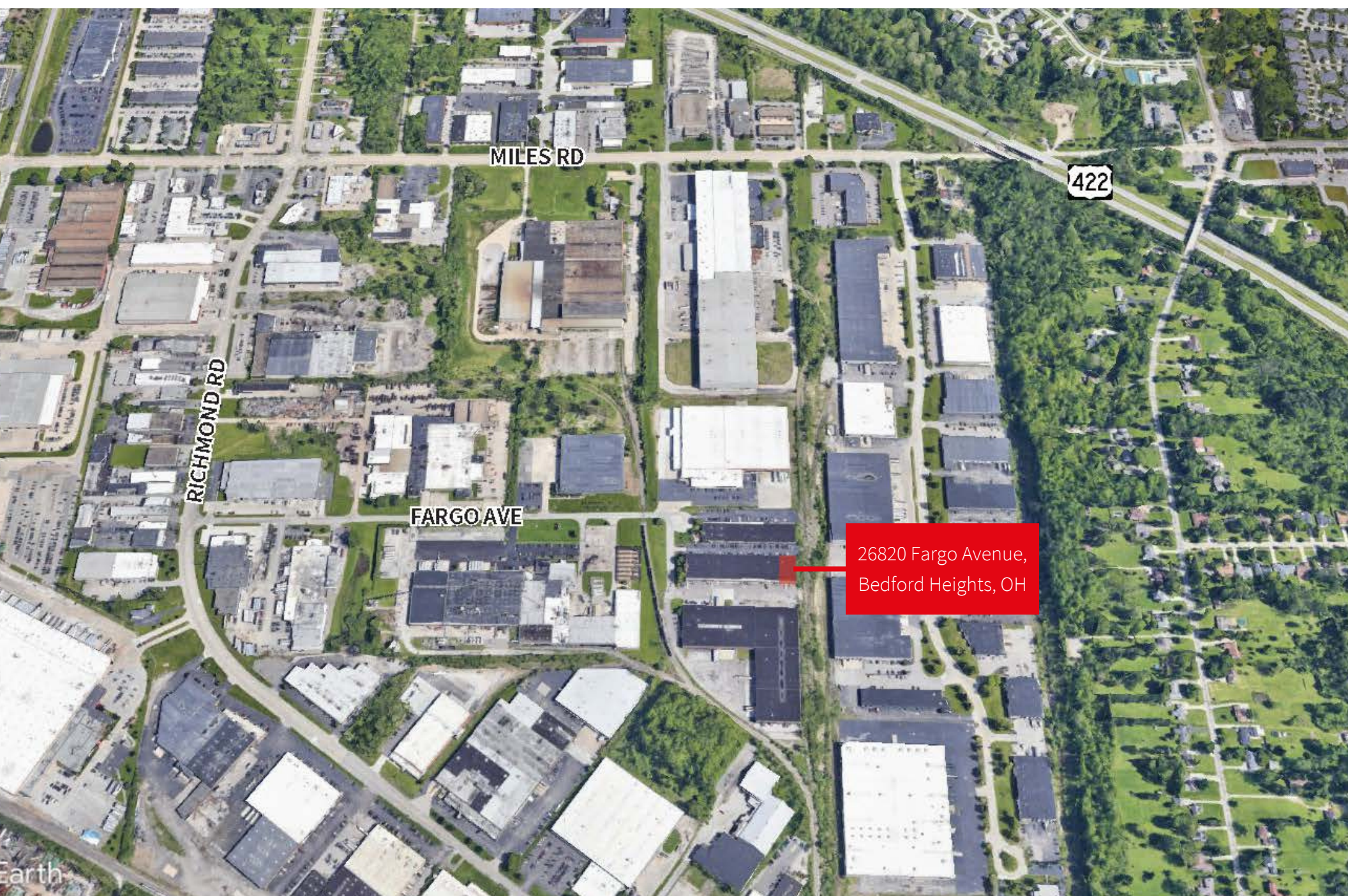
Floor Plan



Photos

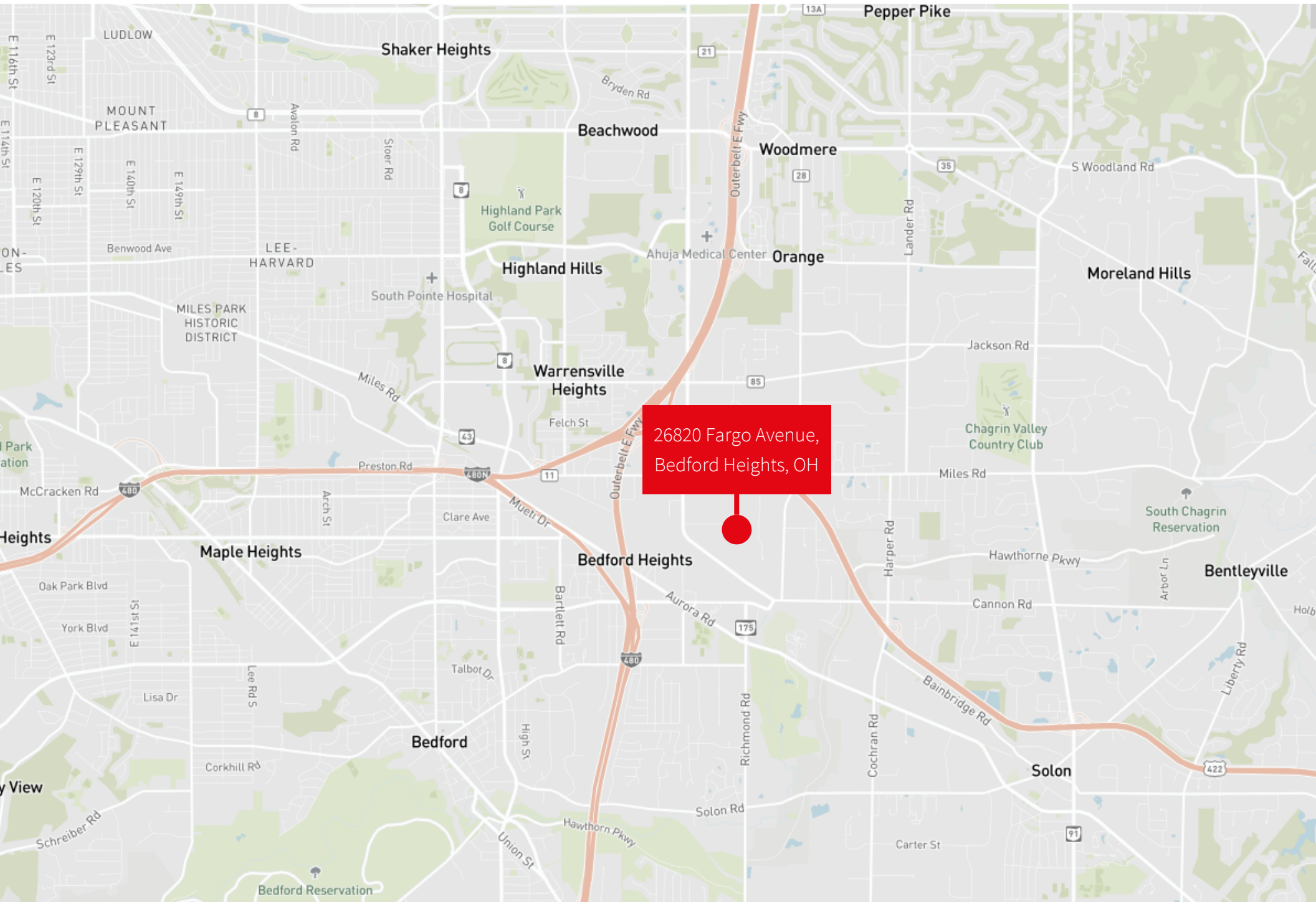


Property Aerial



26820 Fargo Avenue,
Bedford Heights, OH

Location Map



JLL**Kristy (Hull) Peters**

Senior Vice President

kristy.hull@jll.com

+1 (216) 937 4375

Sam Everson

Associate

samuel.everson@jll.com

+1 (216) 912 4509

Jones Lang LaSalle Americas, Inc.