

FOR LEASE

# 4800 Van Epps Road

Brooklyn Heights, Ohio 44131



## 8,000 SF WAREHOUSE SPACE AVAILABLE

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# PROPERTY FEATURES



**8,000 SF**

AVAILABLE SPACE

**1.33 AC**

SITE SIZE

**8,000 SF**

AVAILABLE WHSE SPACE

**-0- SF**

AVAILABLE OFFICE SPACE

**\$6.25/SF WAREHOUSE**

**NNN**

LEASE RATE

## PROPERTY SPECIFICATIONS

**CONSTRUCTION:** Masonry

**ROOF:** Flat

**LIGHTING:** Fluorescent

**HEAT:** Overhead Gas

**SPRINKLER:** 100% Wet

**CEILING HEIGHT:** 18'

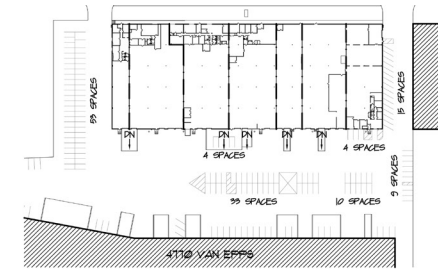
**DOCKS:** One (1)

**DRIVE-IN DOORS:** One (1) - 10'x12'

**PARKING:** Ample

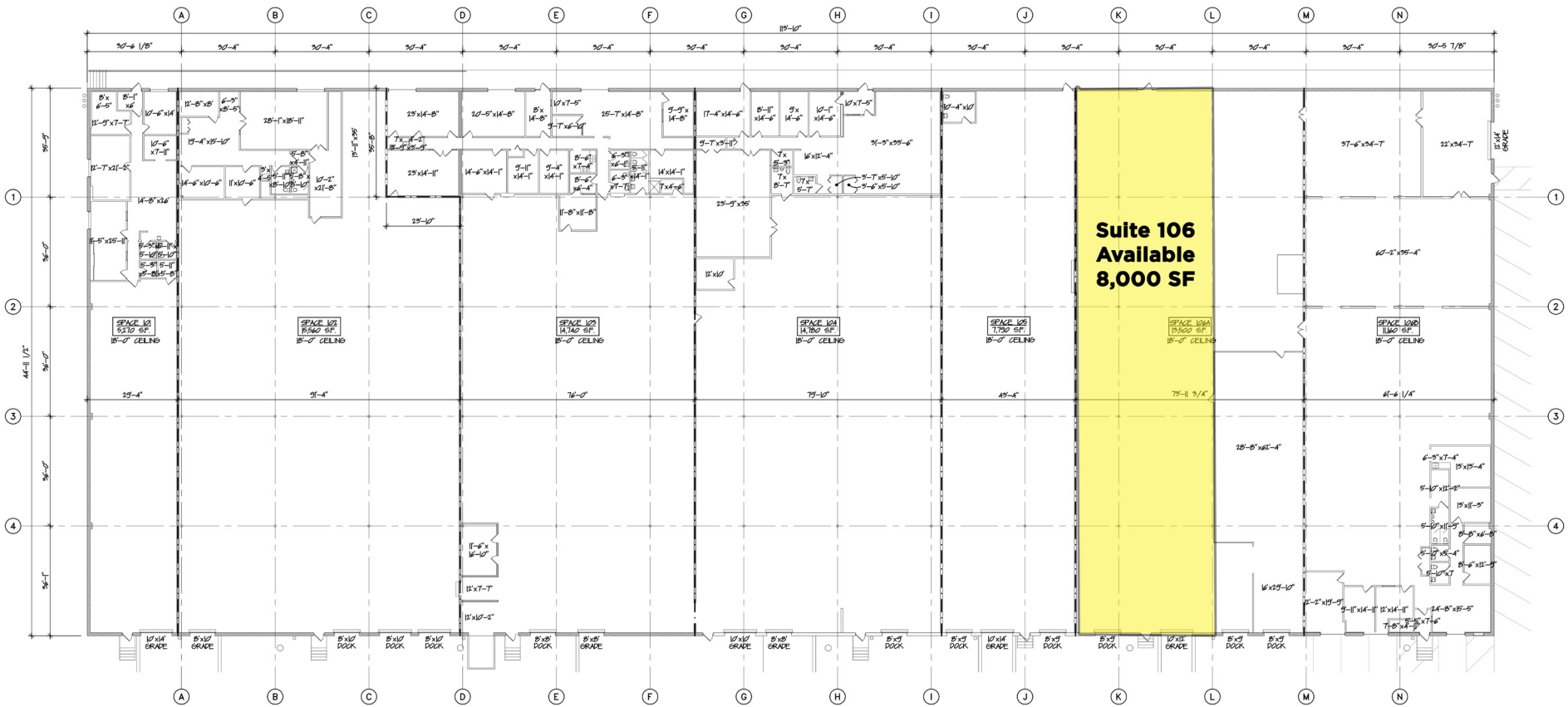
# SITE PLAN

**4800 Van Epps Road  
Brooklyn Heights, Ohio 44131**

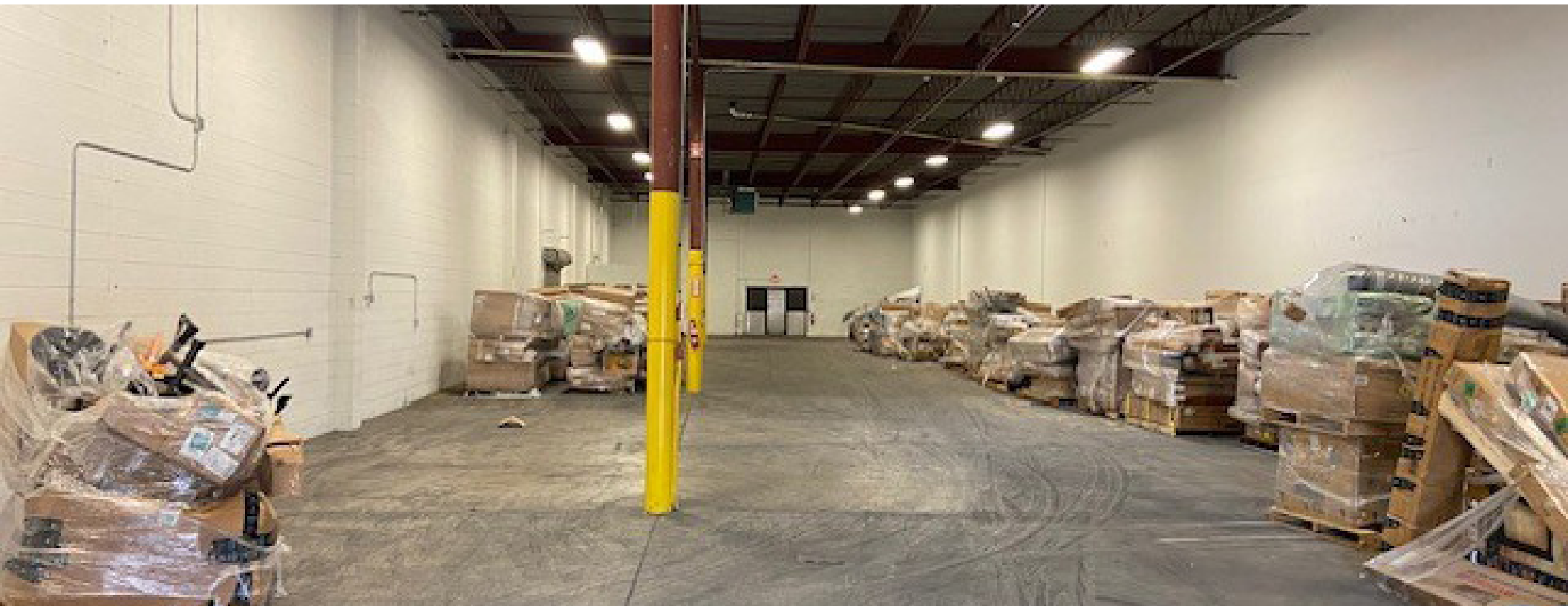


EXISTING SITE PLAN

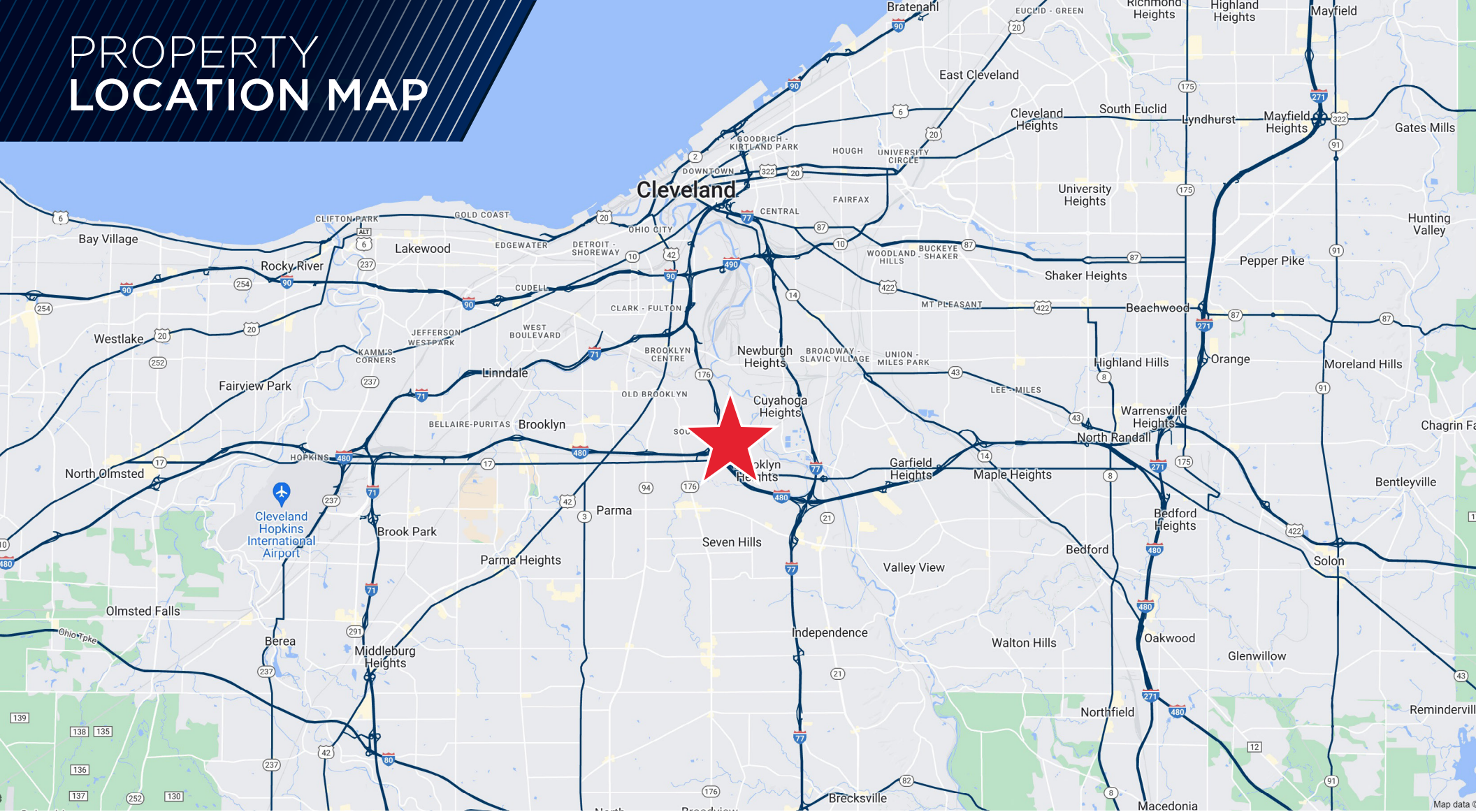
SCALE 1" = 10'-0"



# PROPERTY PHOTOS



# PROPERTY LOCATION MAP



Easy access  
to I-77 & I-480

4800 Van Epps Road, Brooklyn Heights, Ohio 44131



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