

# 775-779 W. Smith Rd. **FOR LEASE**

775 W. SMITH RD., MEDINA, OH 44256

Office Building



## PROPERTY DESCRIPTION

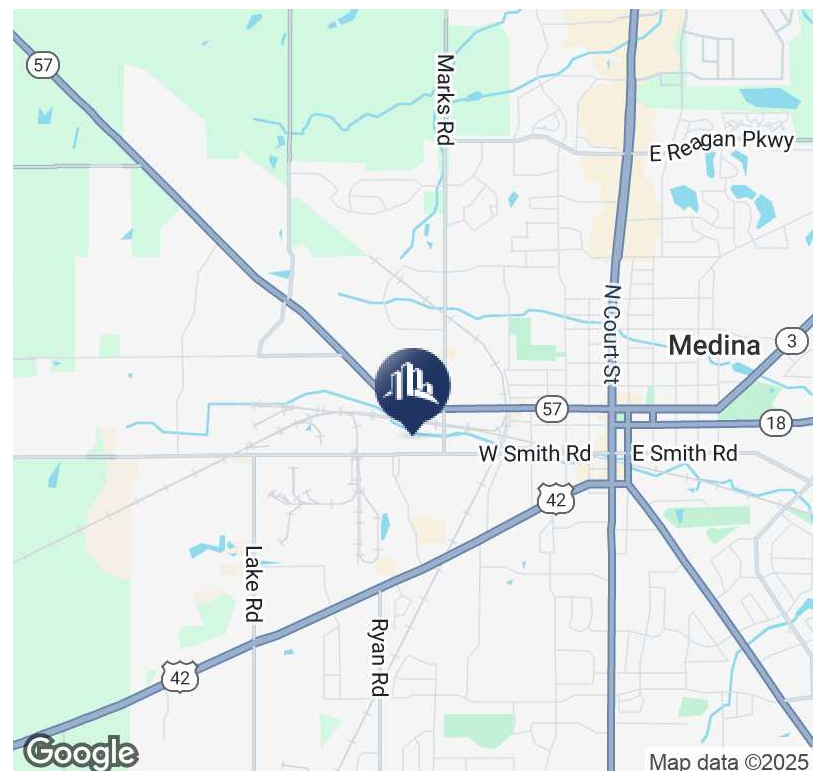
Three executive offices available with flexible layout options. Offices range from 127 SF, 527 SF and up to 900 SF and share common restrooms. Rental rates include all utilities.

## LOCATION DESCRIPTION

On the north side of W. Smith. 5 miles west of I-71 and SR 18

## OFFERING SUMMARY

Lease Rate:	\$250.00 - 725.00 per month (Gross)
Number of Available Units:	3
Available SF:	127 - 900
Lot Size:	2.71 Acres
Building Size:	48,450 SF



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Each office independently owned and operated.

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.



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## LOCATION INFORMATION

Building Name	775-779 W. Smith Rd.
Street Address	775 W. Smith Rd.
City, State, Zip	Medina, OH 44256
County	Medina
Market	Greater Cleveland
Sub-market	Medina County
Cross-Streets	S State Rd; Lake Rd.

## BUILDING INFORMATION

Building Class	B
Tenancy	Multiple
Year Built	1973
Year Last Renovated	2023

## PROPERTY HIGHLIGHTS

- Rent includes all utilities
- One and two room suites available
- Several layouts available
- New paint and carpet (2023)
- Common restrooms
- Plenty of parking
- High visibility location
- Close to downtown business district, industrial businesses and amenities



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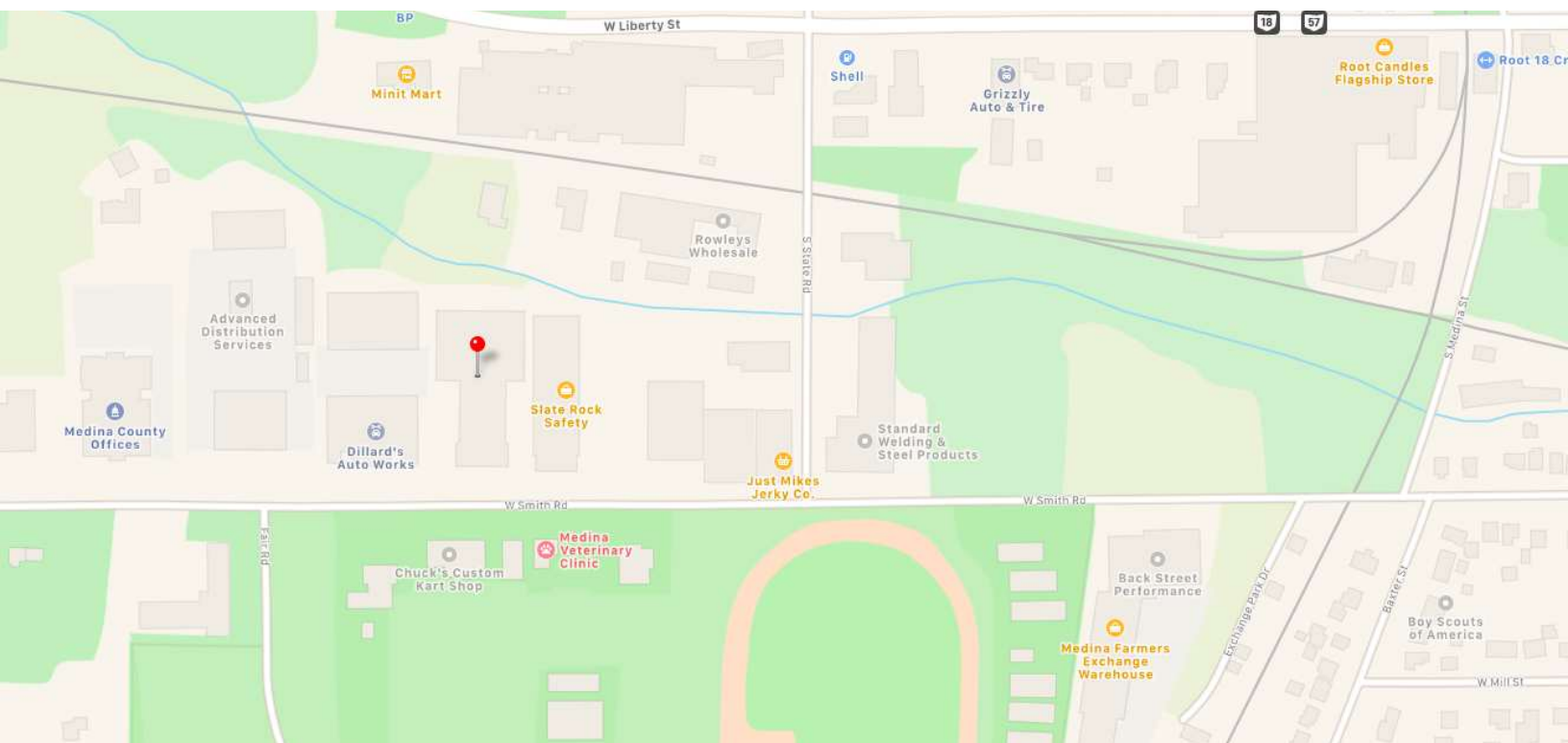
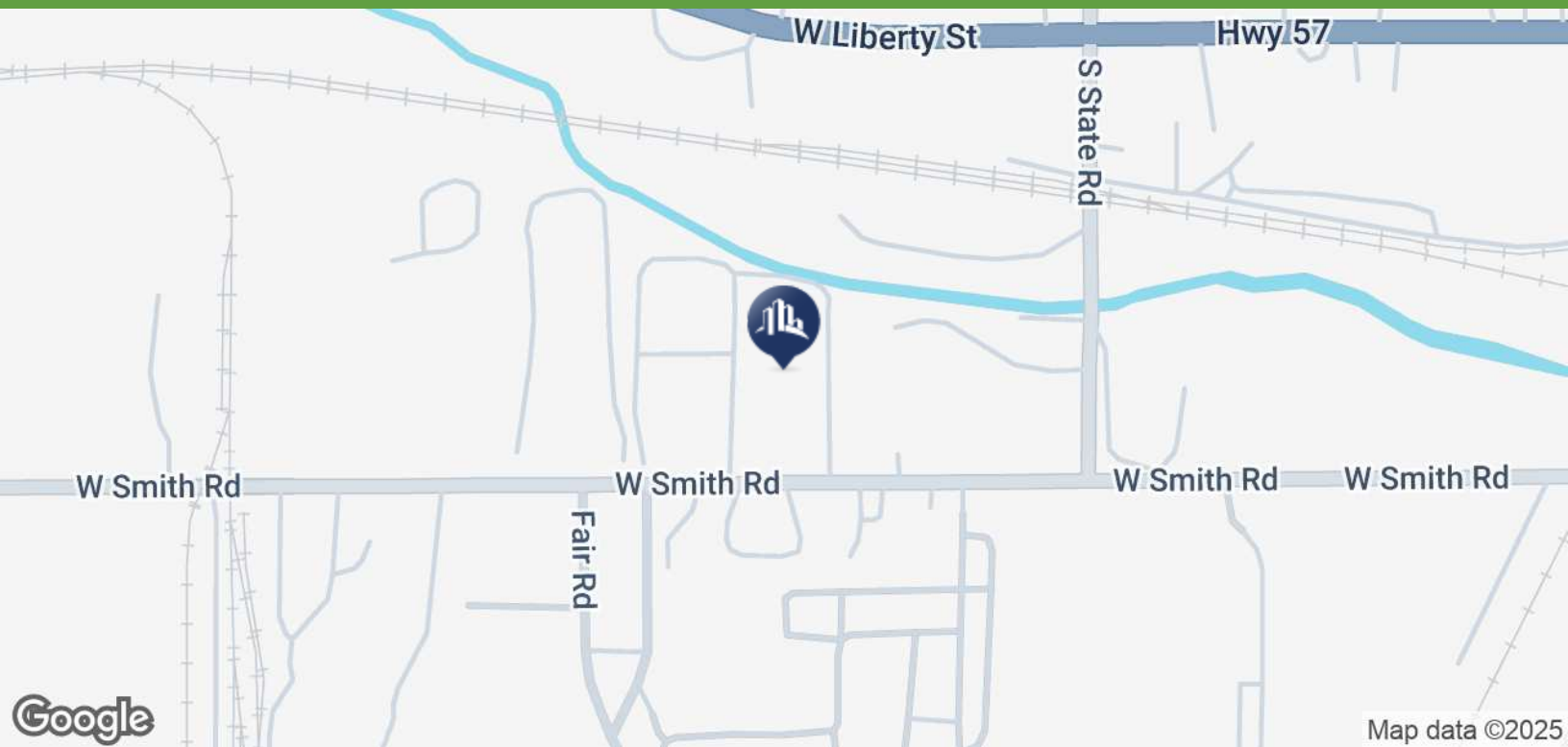
[www.SperryCGA.com](http://www.SperryCGA.com)

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