

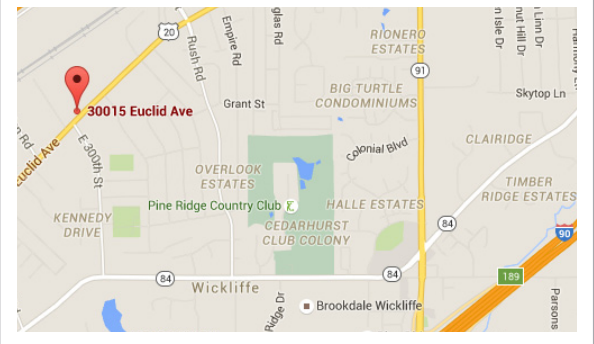
AVAILABLE FOR LEASE



30011 - 30015 EUCLID AVENUE | WICKLIFFE, OHIO 44092

PROPERTY HIGHLIGHTS

- **Long-Term Tenants:**
NAPA Auto Parts, Military Pride, Servco Automotive, and Nick's Auto Care Center
- **Available Spaces:**
2,200 SF of Office – Ground Floor
4,704 SF of Industrial Service Space – Lower Level
- Located on 4.40 Acres
- Aggressive Rental Rates!
- Plentiful Parking / Storage Space
- Close Proximity to Route 2 (Approximately 1 mile)
- Frontage on Euclid Avenue



For additional details, please contact:

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AREA SUMMARY

TOTAL BUILDING AREA:	39,426 sf	
LOWER LEVEL:		
Tenant 2:	3,642 sf	
Tenant 3:	6,297 sf	
Tenant 4:	10,000 sf	
Vacant:	4,704 sf	
Common Area:	1,459 sf	
TOTAL LOWER LEVEL AREA:	26,102 sf	
FIRST FLOOR:		
Tenant 1:	3,668 sf	
Tenant 4:	7,000 sf	
Vacant:	2,221 sf	
Common Area:	435 sf	
FIRST FLOOR AREA:	13,324 sf	

