

AVAILABLE IN OPPORTUNITY CORRIDOR – 2023



WEST ELEVATION
SCALE: 1" = 20'-0"



EAST ELEVATION
SCALE: 1" = 20'-0"



NORTH ELEVATION
SCALE: 1" = 20'-0"



SOUTH ELEVATION
SCALE: 1" = 20'-0"

Food Processing Facility with Freezer/Cooler Industrial Development in Cleveland, Ohio

PROPERTY HIGHLIGHTS

- 10.9 Acres with 182,000 SF | Divisible
- Freezer and cooler potential; office to suit
- Located along Opportunity Corridor, a newly constructed boulevard that connects University Circle to I-490
- Easy access to I-490, I-90, I-77, Downtown Cleveland, Cleveland Clinic Main Campus, and UH Main Campus
- Additional 1.2 Acres available for outside storage/rail access
- Across the street from RTA bus stops and rapid station
- TIF financing available
- 32' Clear | 38 Docks | 2 Drive-ins
- Pre-action Sprinklers

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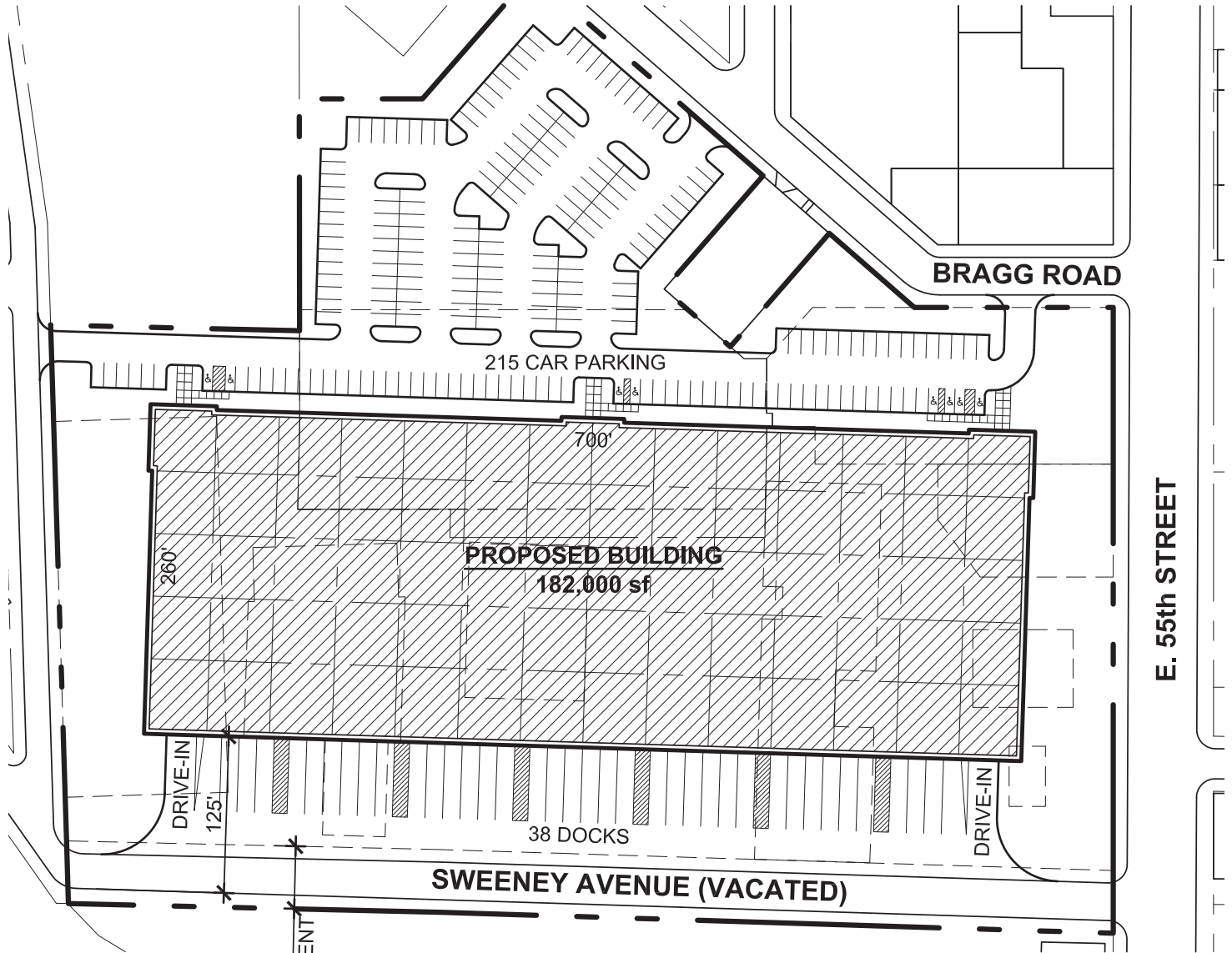
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Site Plan



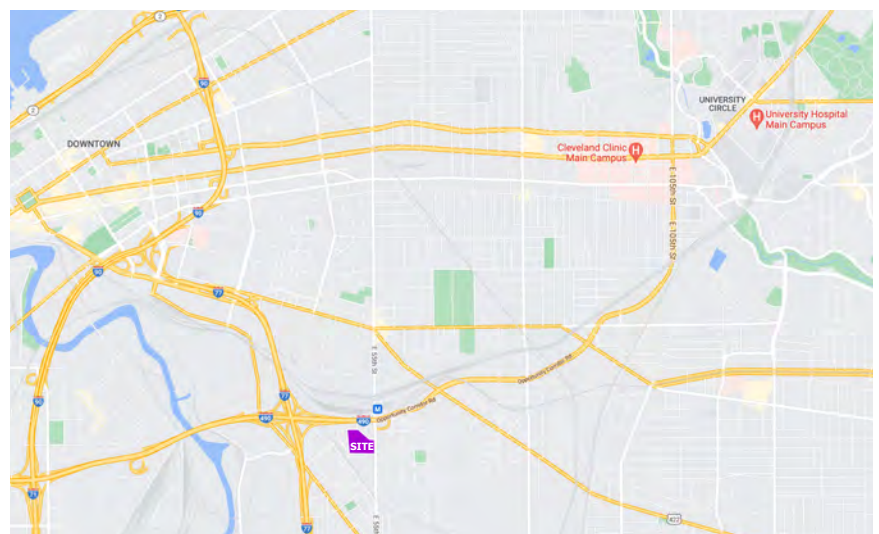
PROJECT SUMMARY

LOT SIZE:	10.9 ACRES
BUILDING SIZE:	182,000 S.F.
CAR PARKING:	215 SPACES
DOCK DOORS:	38 DOORS
DRIVE-IN DOORS:	2 DOORS

Site Map



- 0.2 Miles from I-490
- 0.2 Miles from RTA Rapid Station
- 0.6 Miles from I-77 South
- 2.5 Miles from I-71 South
- 2.8 Miles from I-90
- 3.0 Miles from Downtown Cleveland
- 2.8 Miles from Cleveland Clinic Main Campus
- 3.0 Miles from the Cleveland-Cuyahoga County Port Authority
- 13.9 Miles from Cleveland Hopkins Airport



Food Manufacturing

Access Drives Success in the Food Industry

A trained talent pool of more than 23,000 food manufacturing and production workers, easy access to raw materials and suppliers, and an abundant supply of fresh water from Lake Erie make Northeast Ohio an ideal location for food processing businesses.

The region gains additional strength from resources across Ohio, which is home to the complete food value chain, including industry-leading research and development, essential inputs, processing and manufacturing, warehousing, distribution and transportation. With partners throughout the state, Northeast Ohio is able to bring food and beverage products to market efficiently and cost-effectively.

