



For Sale

9,300 SF warehouse on 2.45 Acres

7405 Industrial Parkway Dr, Lorain, OH

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 **JLL** SEE A BRIGHTER WAY

7405 Industrial Parkway Dr / Lorain

7405 Industrial Parkway Dr Lorain, OH

Property Highlights

- **Asking Price: \$875,000**
- Total Building Size: 9,300 SF
- ~ 8,642 SF of clear span warehouse space
- ~ 658 SF of modern office space
- Total Acreage: 2.45 AC
- Parcel # 0100023000036
- 5 overhead doors: 14'x12' (3), 14'x14' (1), 16'x12' (1)
- Radiant tube heat
- Clear height: 17.9' – 20'
- Year built: 1996
- Power: Two 200-amp panels, 220V; two meters
- Could be divided into two separate flex/warehouse spaces



Zoning:

I-2 Heavy Industrial



Fenced parking lot

and outdoor storage capabilities



Excellent highway access

0.7 miles to Route 2



16,613

Total Population
3 mile radius

\$121,717

Average Household Income
3 mile radius

15,459

Daytime Population
3 mile radius

6,660

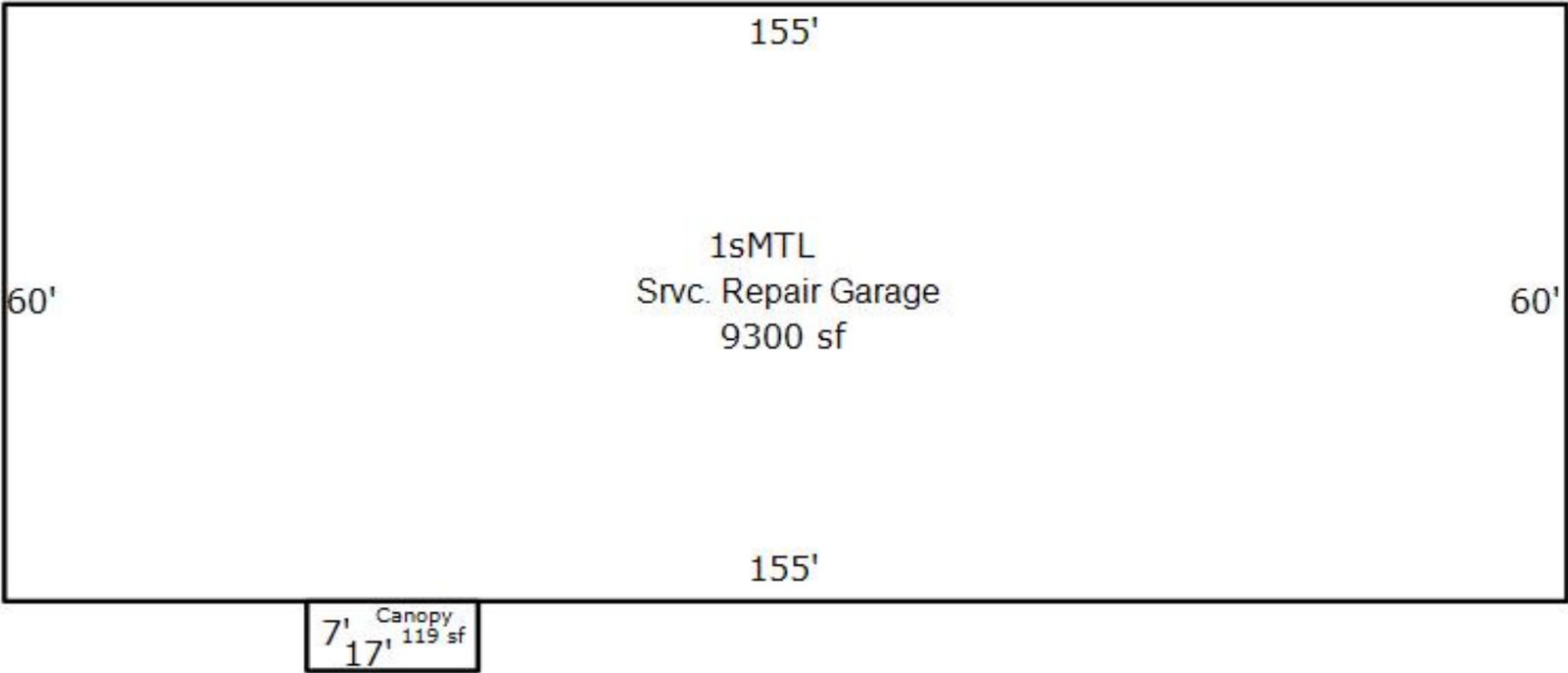
Number of Households
3 mile radius

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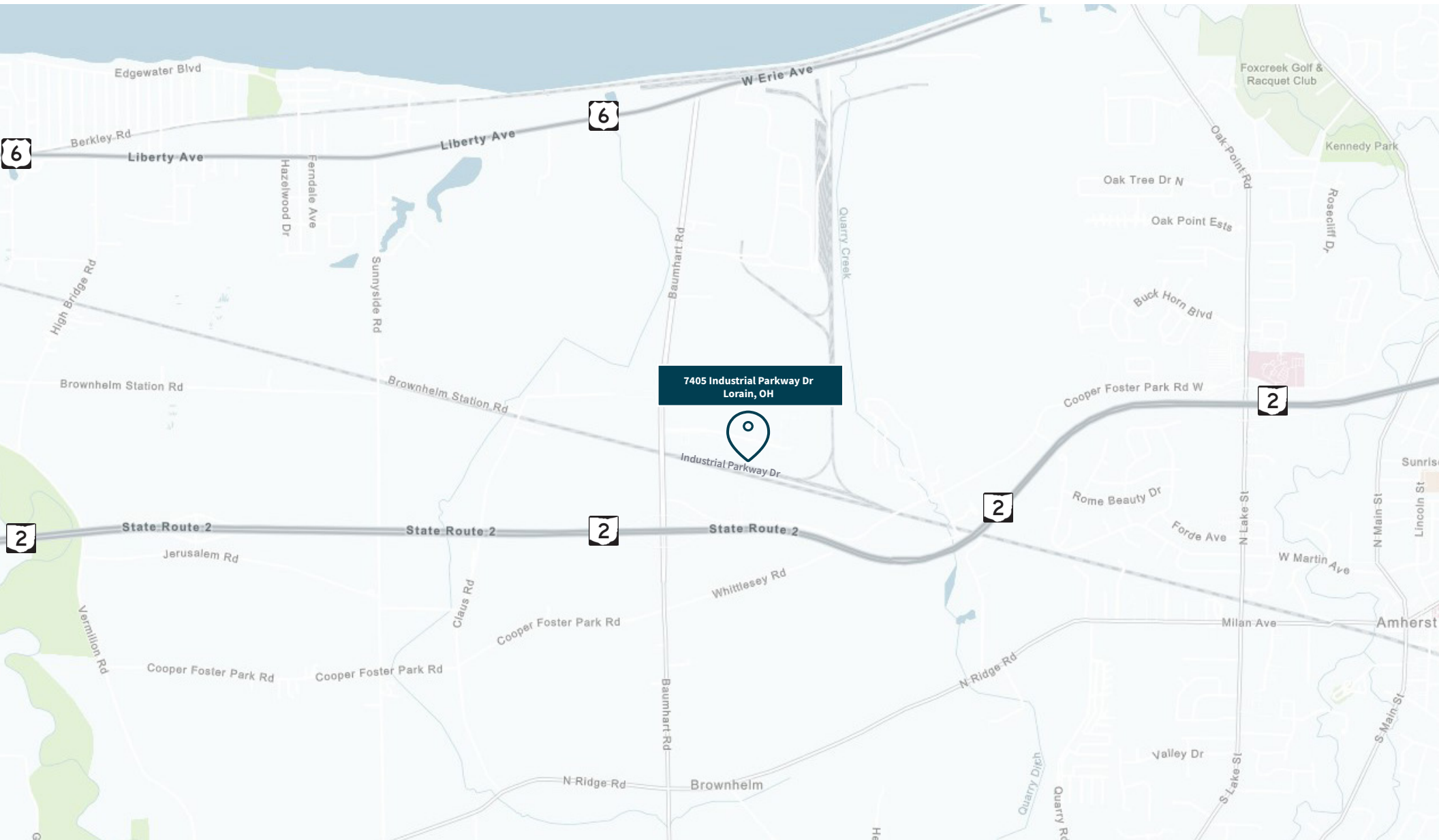
Property Photos



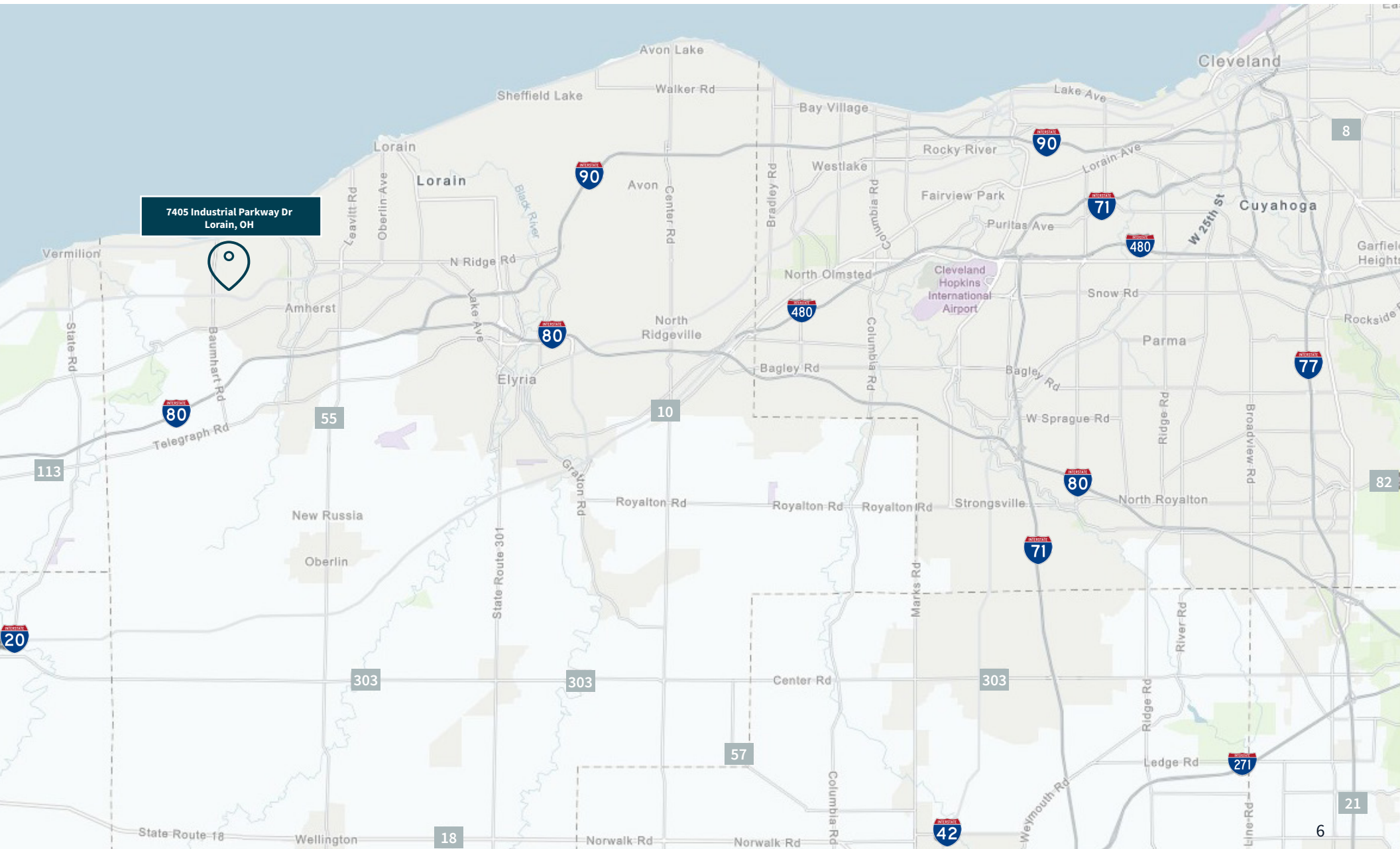
Service Repair Garage



Local Map



Regional Map



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