

FOR LEASE | TECH PARK 1
1000-2200 Apollo Drive
Brook Park, Ohio 44142

**RESTAURANT
DRIVE TIMES:**
SNOW ROAD: 10 MINUTES
LORAIN ROAD: 12 MINUTES



100,000 SF Office / Warehouse Building

- 18' Clear
- Qualified Opportunity Zone
- New LED lighting and paint throughout planned for 2024
- 18,457 SF to 47,707 SF max contiguous space

**Docks
being added
Spring 2024**

PROPERTY FEATURES



100,000 SF
TOTAL BUILDING SIZE

\$12.95/SF NNN
OFFICE LEASE RATE

9.75 ACRES
TOTAL SITE SIZE

\$6.95/SF NNN
WAREHOUSE LEASE RATE

COMMENTS

- Under new ownership & management
- Landlord will turnkey all improvements in exchange for term
- Fantastic proximity to Cleveland Hopkins International Airport along with I-480 and I-71
- 408 free surface parking spaces & direct access into suites
- Learn about the economic impact of the [Brook Park Browns Dome here.](#)

CURRENT AVAILABILITIES

UNIT 1600

18,457 SF TOTAL SPACE AVAILABLE	47,707 SF MAX CONTIGUOUS
TWO (2) DRIVE-IN DOORS	18' CLEAR HEIGHT

UNIT 2000

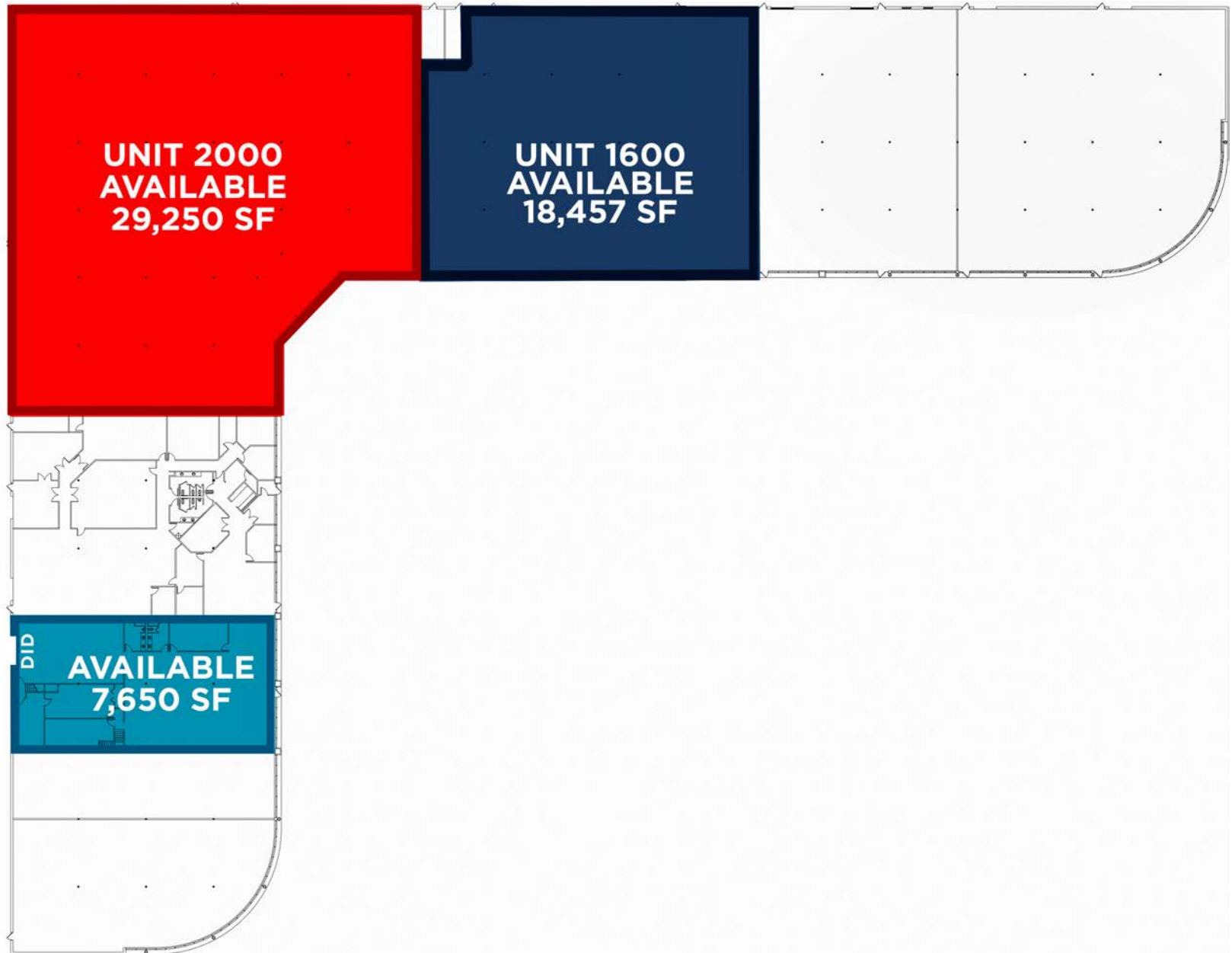
29,250 SF TOTAL SPACE AVAILABLE	18' CLEAR HEIGHT
-0- DRIVE-IN DOORS	FOUR (4)* DOCKS

*planned 2024

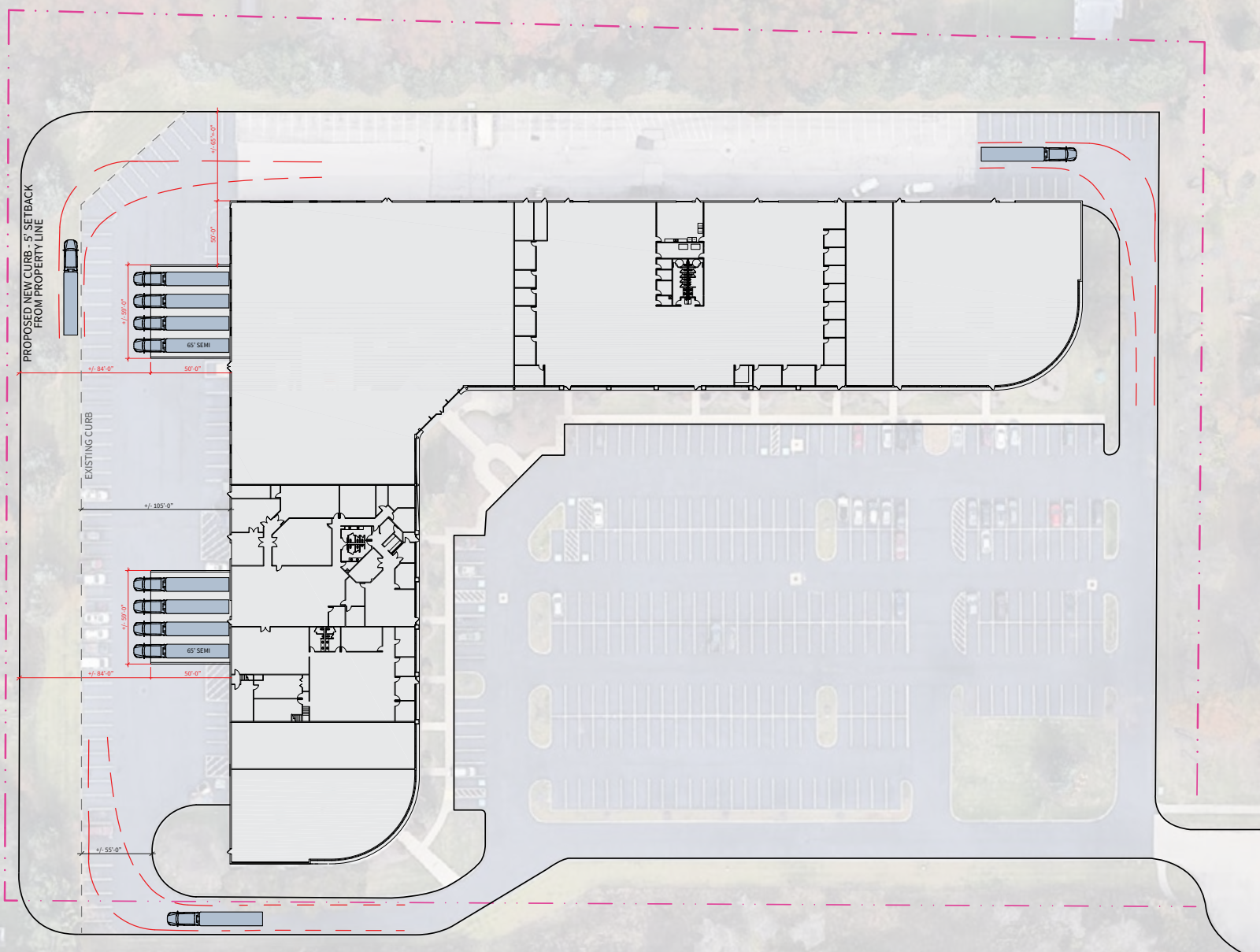
UNIT 2200

7,650 SF TOTAL SPACE AVAILABLE WITH MEZZANINE	18' CLEAR HEIGHT
ONE (1) DRIVE-IN DOOR	-0- DOCKS

PROPERTY FLOOR PLAN



PROPERTY PROPOSED TRUCK DOCKS



PROPERTY SITE MAP



1000-2200 Apollo Drive

**BLUE ABYSS
DEVELOPMENT
COMING SOON**

PROPERTY PHOTOS



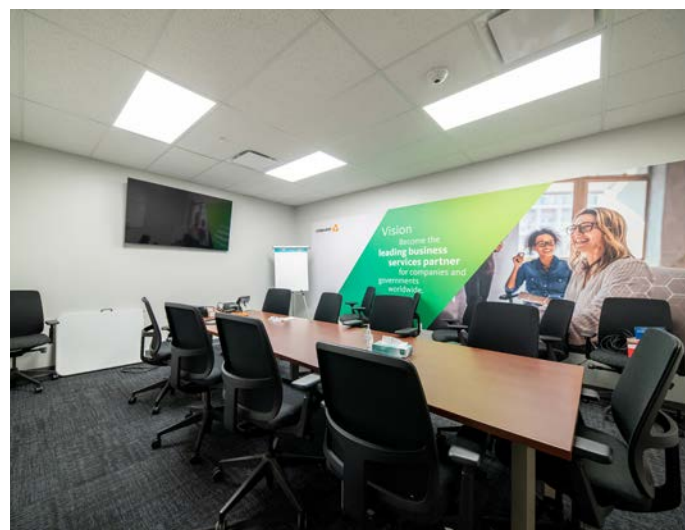
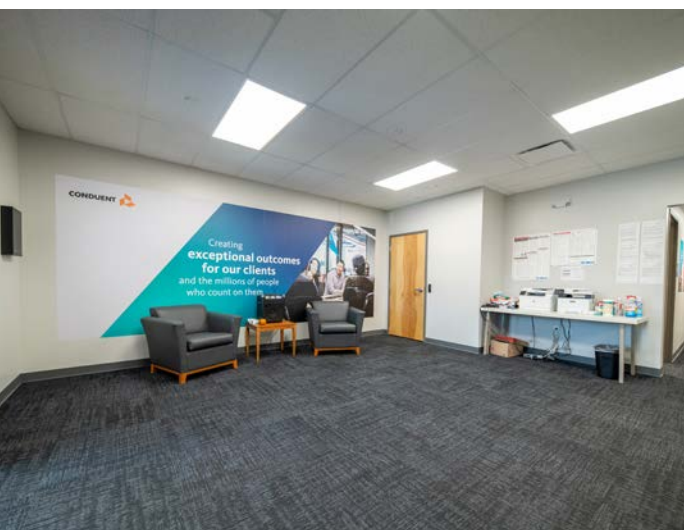
Exterior



PROPERTY PHOTOS



Office



PROPERTY PHOTOS



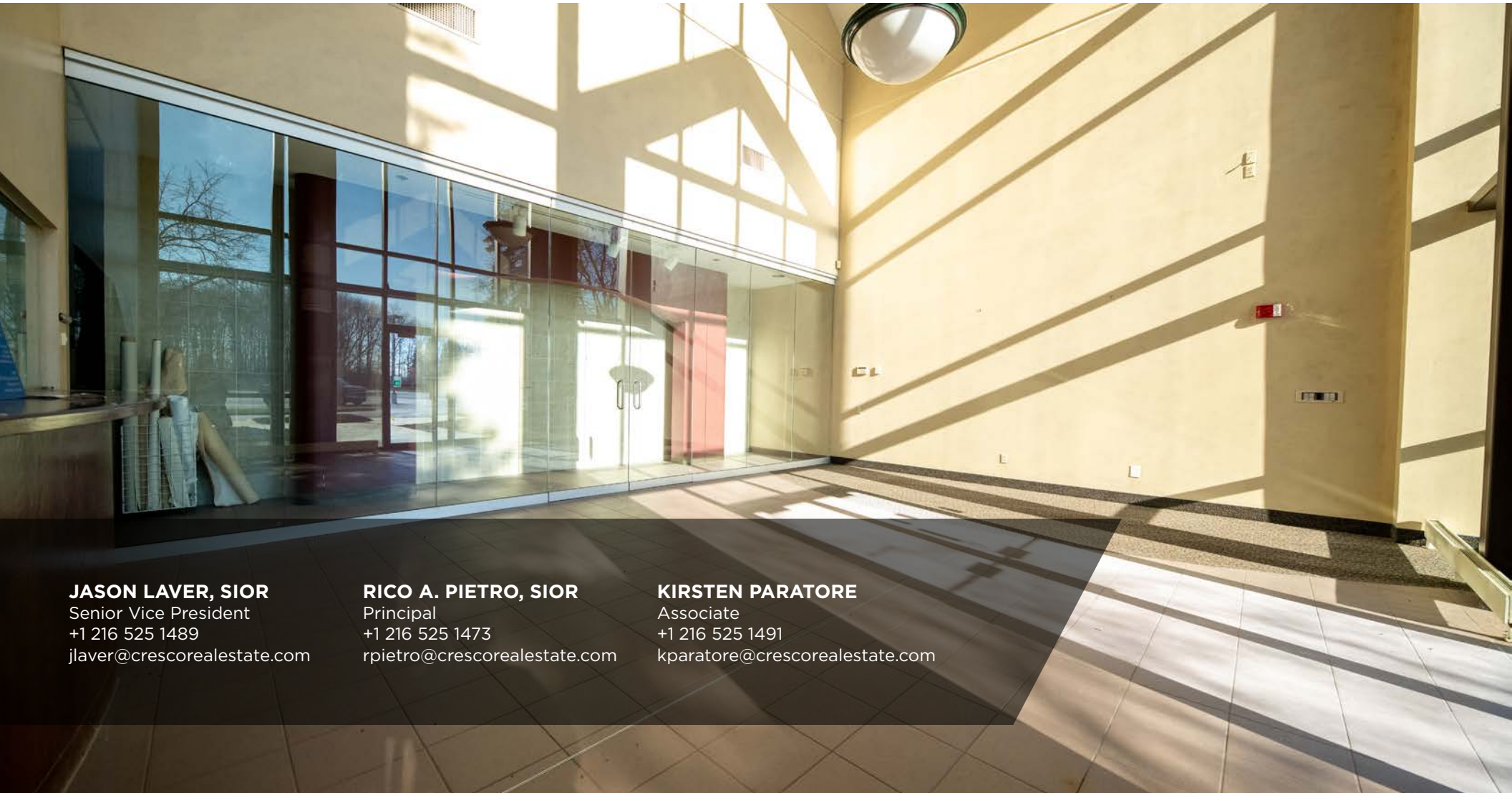
Warehouse



PROPERTY AERIAL MAP



Easy access to
I-480 & I-71



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