



FOR LEASE

HIGHLIGHTS:

- Brand new construction / build to suit
- Suites are in shell condition and are ready to be built out to tenants specific needs
- Lease includes a build out allowing users to customize everything from floor coverings to light fixtures
- Opportunities for larger and smaller sized users (2,000 SF - 15,120 SF)
- Located in a quiet setting yet close to Canton and Akron
- Ample on site parking
- Zoning: JAC - B3 (Commercial Zoning)

LEASE RATE: \$18.00/SF Modified Gross



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
TOTAL POPULATION:	3,537	25,398	85,442
TOTAL HOUSEHOLDS:	1,346	9,783	35,400
MEDIAN HH INCOME:	\$84,685	\$88,189	\$70,679