

See Our New Pricing!



228 S. Sycamore St.
Ravenna, Ohio 44266

- Recently Renovated
- New Roof and Windows
- Open Floor Plan
- Build to Suit Your Needs
- Direct Access to/from SR-59
- Large Warehouse or Industrial Space w/Office
- An Acre For Parking or Storage
- Ample Electric
- Natural Gas Available
- Close to Downtown
- Close to County Courthouse
- CRA Tax Incentive Transferable to New Owner

David Whyte

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New Windows and Roof



Drive-In Door - Upper Level



An Acre for Parking/Storage



Dock Access - Lower Level

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For Sale or Lease
55,000 SF
FLEX / Mixed Use

Recently
Renovated

**FLEX
SPACE**



NAI Pleasant Valley

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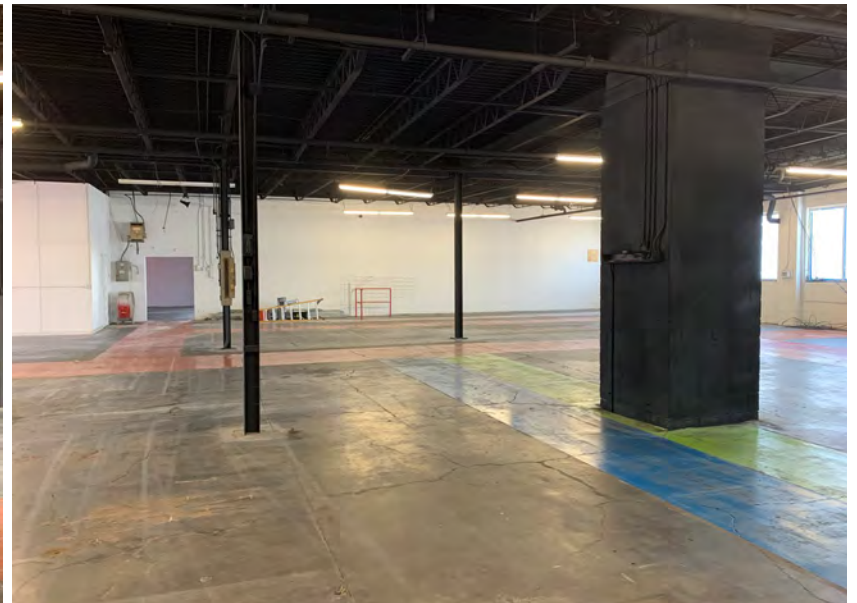
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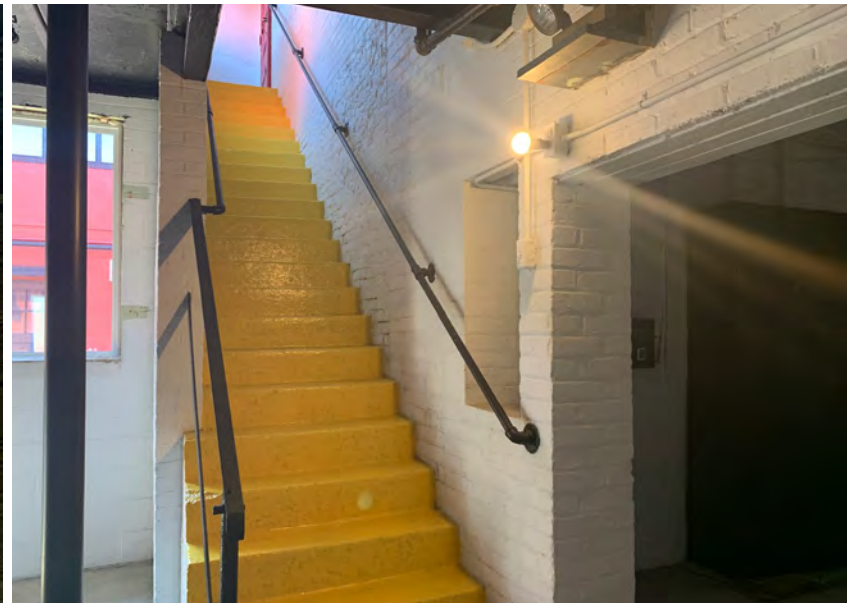
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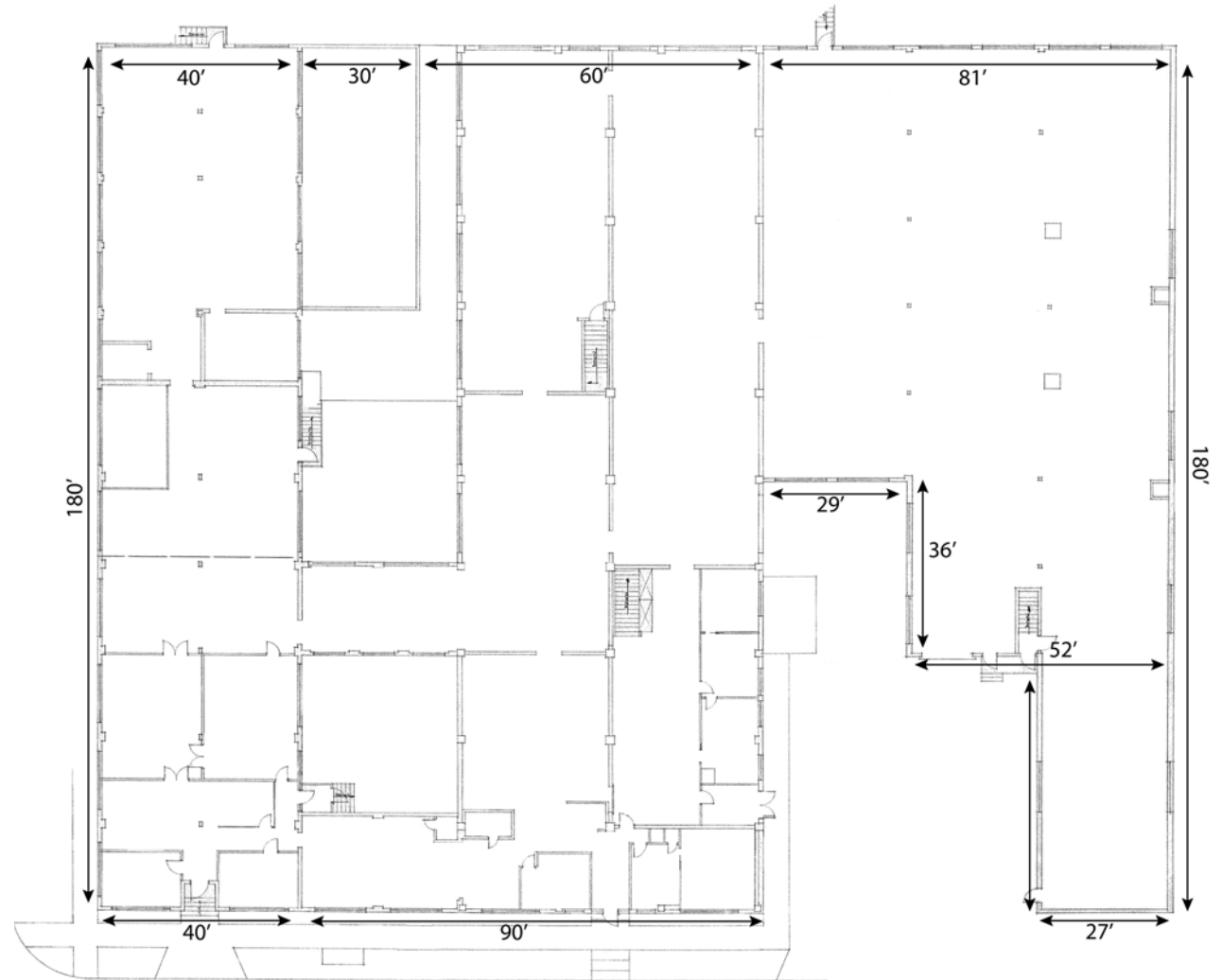
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FLOORPLAN Upper Level



Main Floor Plan - Scale 1/8" = 1'0"

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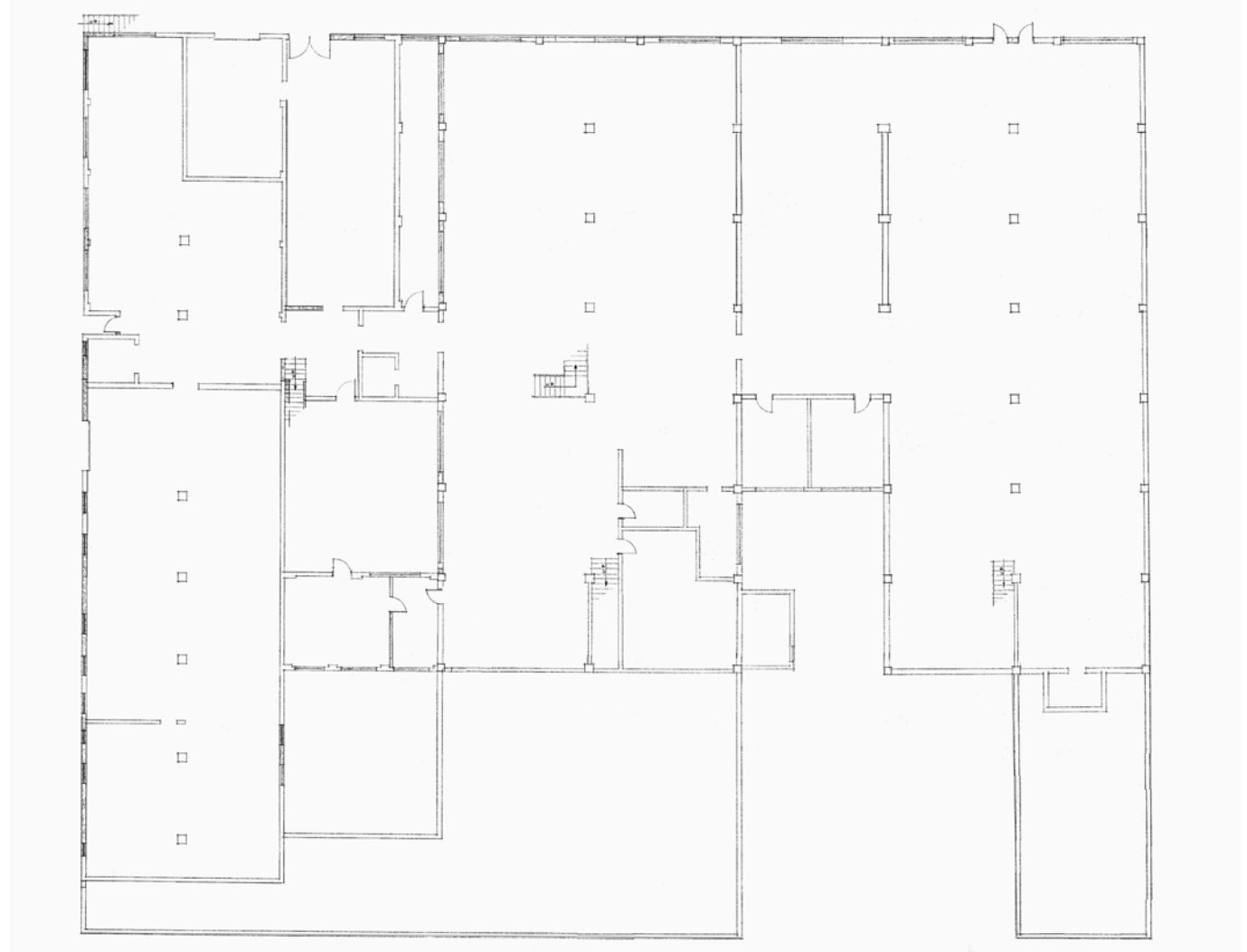
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FLOORPLAN Lower Level



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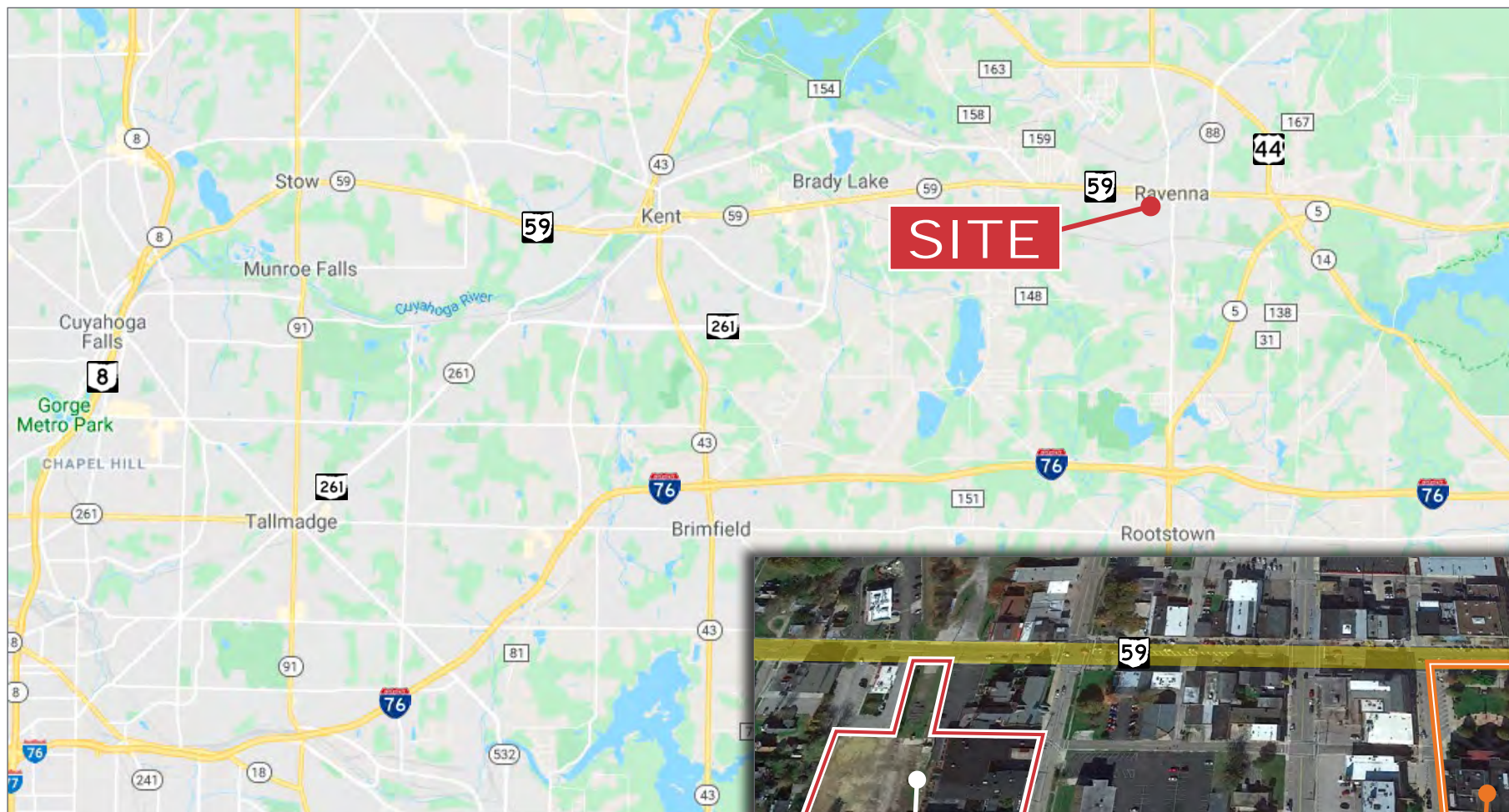
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Demographics

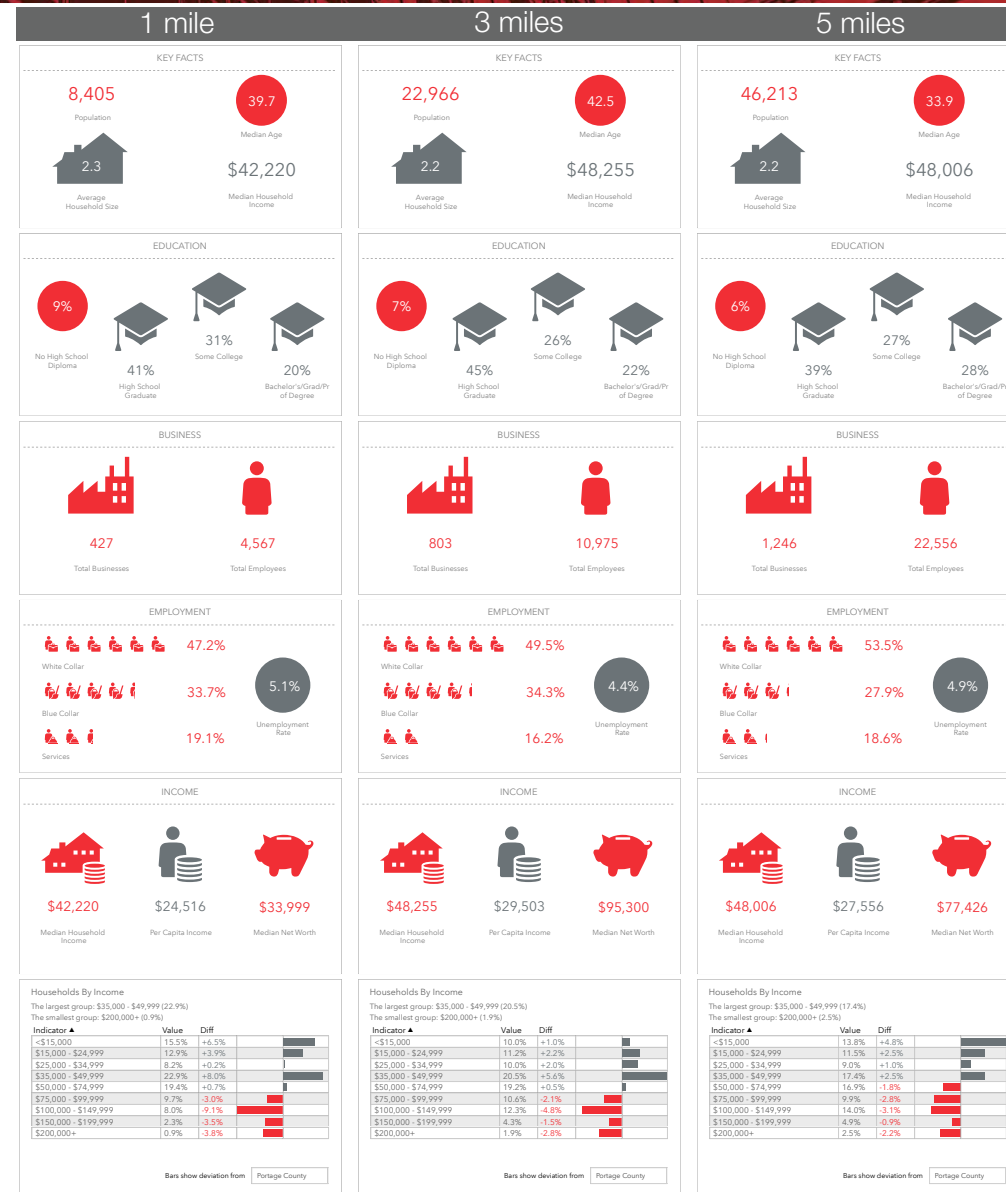


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Property Details

SF - AVAILABLE:	55,000 SF
LAND AREA:	2.02 acres
YARD:	An acre for outside storage or parking
YEAR BUILT:	1890
YEAR RENOVATED:	2022
PARCELS:	31-361-13-00-012-000
	31-361-13-00-013-000
	31-361-13-00-014-001
	31-362-00-00-052-002
	31-362-00-00-052-003
DOCK DOORS:	(2)
DRIVE-IN DOORS:	(2)
ELEVATOR:	Freight
UTILITIES:	All utilities available
POWER:	800 Amp, 220 Volts, 3 Phase

Pricing Details

LEASE RATE / TYPE: negotiable

SALE PRICE: **\$1,800,000**

**PRICE
REDUCED!**

Location Details

LOCATION: SR-44 / 1.5 miles
I-76 / 5.5 miles
Property has access to/from SR-59

Notes

The former Oak Rubber Company is under redevelopment for mixed use! The current owner has made substantial investments to upgrade the exterior with new windows and a new roof. The interior is ready for build out and it can become anything... Flex, Warehouse, Office, Light Industrial - you name it! It's a quick, easy walk to the Portage County Courthouse and other Downtown Ravenna offerings. Bring your own big picture ideas...

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