

FOR SALE OR LEASE OFFICE BUILDING



NOW \$895,000

MAJOR PRICE REDUCTION!

480 West Tuscarawas Ave.

Barberton, OH 44203

Bob Raskow, SIOR

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Scott Raskow

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David Whyte

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Property Features

- 49,128 SF office building
- Strategically located in the City of Barberton's core downtown business district.
- Features attractive below market lease rates, and offers a user/investor huge upside potential
- Quality masonry construction, featuring a beautiful atrium entrance, elevator, and rest rooms per floor
- Great selection of office layouts, including a former regional bank space with drive thru bays.
- Located at the prime intersection of Robinson Ave., Wooster Road North, and 2nd Street NW



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540 White Pond Drive • Suite A
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naipvc.com

NAI Pleasant Valley
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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Rates

- 1st Floor - \$9.00
 - Former bank space-\$9.50
 - 2nd - 3rd Floors - \$7.25
 - Lower Level-\$4.50
- **REDUCED PRICE: now \$895,000
now \$18.22/SF**
 - Sale price was \$1,250,000
was \$25.44/SF

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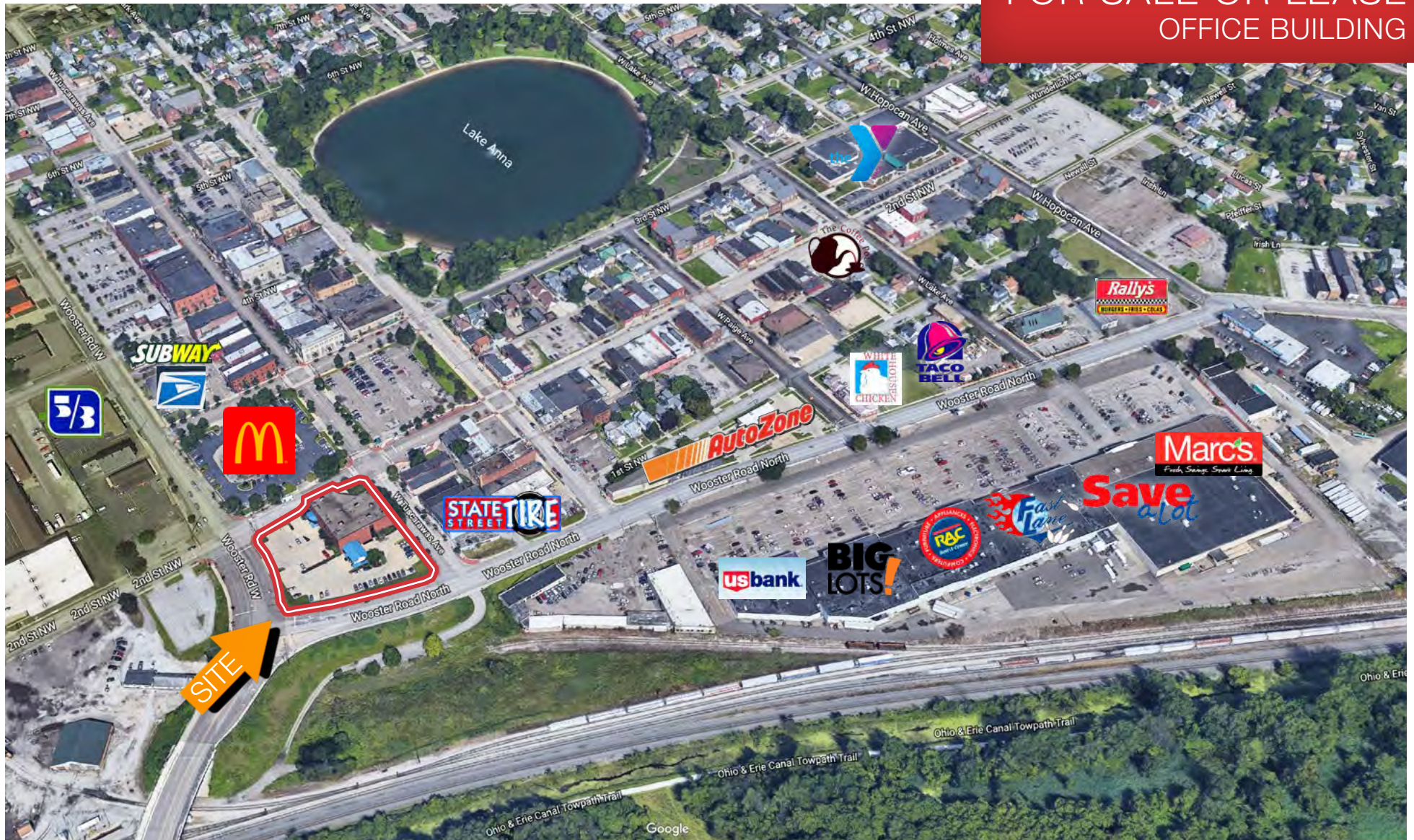
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