



..... Est. 1985
www.putmanproperties.com

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4065 Fulton Dr. NW, Canton, OH 44718

Spencer Hartung

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None
Cell:
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800-18,000 SQ.FT. MEDICAL OFFICE BUILDING FOR LEASE

832 McKinley Ave NW, Canton, OH, 44703

Directions: I-77 South to 6th Street, S.W. #101 exit - East to McKinley Ave., turn right.

BUILDING INFO

Previous: Office
Total Sq. Ft.: 21,440
Available Office: **800**
Available Office: **18,000**
Units:
Floor(s): 2
Year Built: 1968
Roof:
Ceiling Height:
Sprinklers: No
Elevator: Yes
Heat: Gas
Air: Central

UTILITIES

Gas: Dominion East Ohio Gas
Electric: AEP
Water: Canton
Sewer: Canton
Internet:

SITE INFO

Acre(s): 1.15
Frontage: 150'
Depth: 200'
County: Stark
Township:
Zoning: B5
Topo: Level
Nearby Hwy: I-77
Distance: 1/2 Mile
Traffic Count: 3409
Bus Lines:
Rail Name:
Miscellaneous:
Over 60 free parking spaces on site.
Rent includes utilities!

Office building with partially occupied 1st and 2nd floor. Building has an elevator.
Rent one office or rent multiple!

SALE INFO

Sale Price:
Terms/Finance:
Gross Income:
RE Taxes/Year: \$14,330.48
Expenses:
Net Oper Income:
Occupied By:

LEASE INFO

	Office	Office
S.F. Avail:	800	18,000
\$/S.F.:	\$11.00	\$11.00
\$/Mo:	\$733.33	\$16,500.00

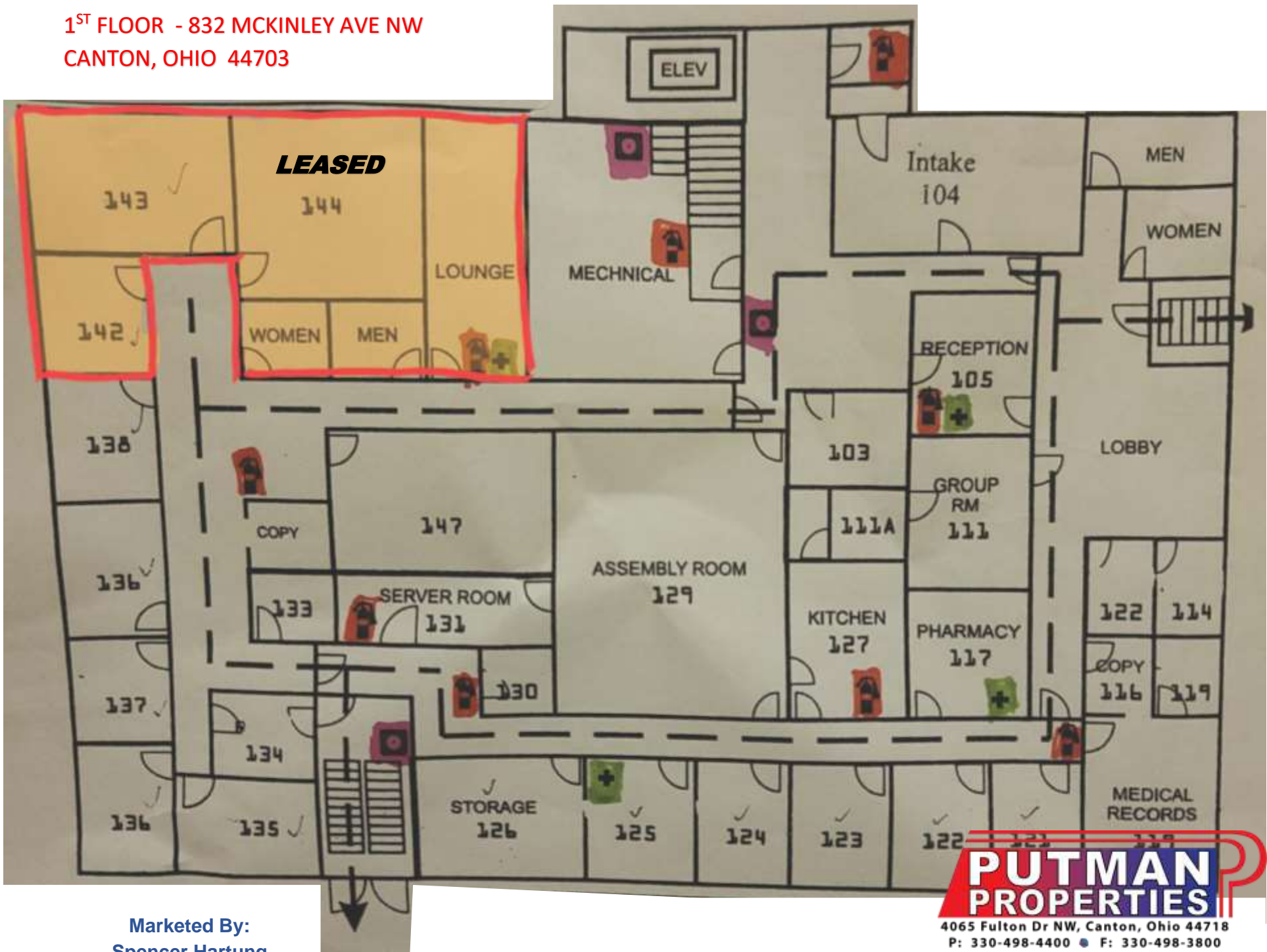
Terms/Poss:

	Tenant	Owner
Gas/Electric:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Water/Sewer:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Taxes/Insur:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Maint/Repairs:	<input checked="" type="checkbox"/>	<input type="checkbox"/>

OTHER

Unit/Bay Size:		Join Summit Psychological & Oriana House in this brick multi-tenant office building. Utilities included in the rent! Plenty of free on site parking. Owner willing to participate in tenant improvements for credited tenant.
Construction:	Frame	
Docks:	0	
OH Doors:	0	

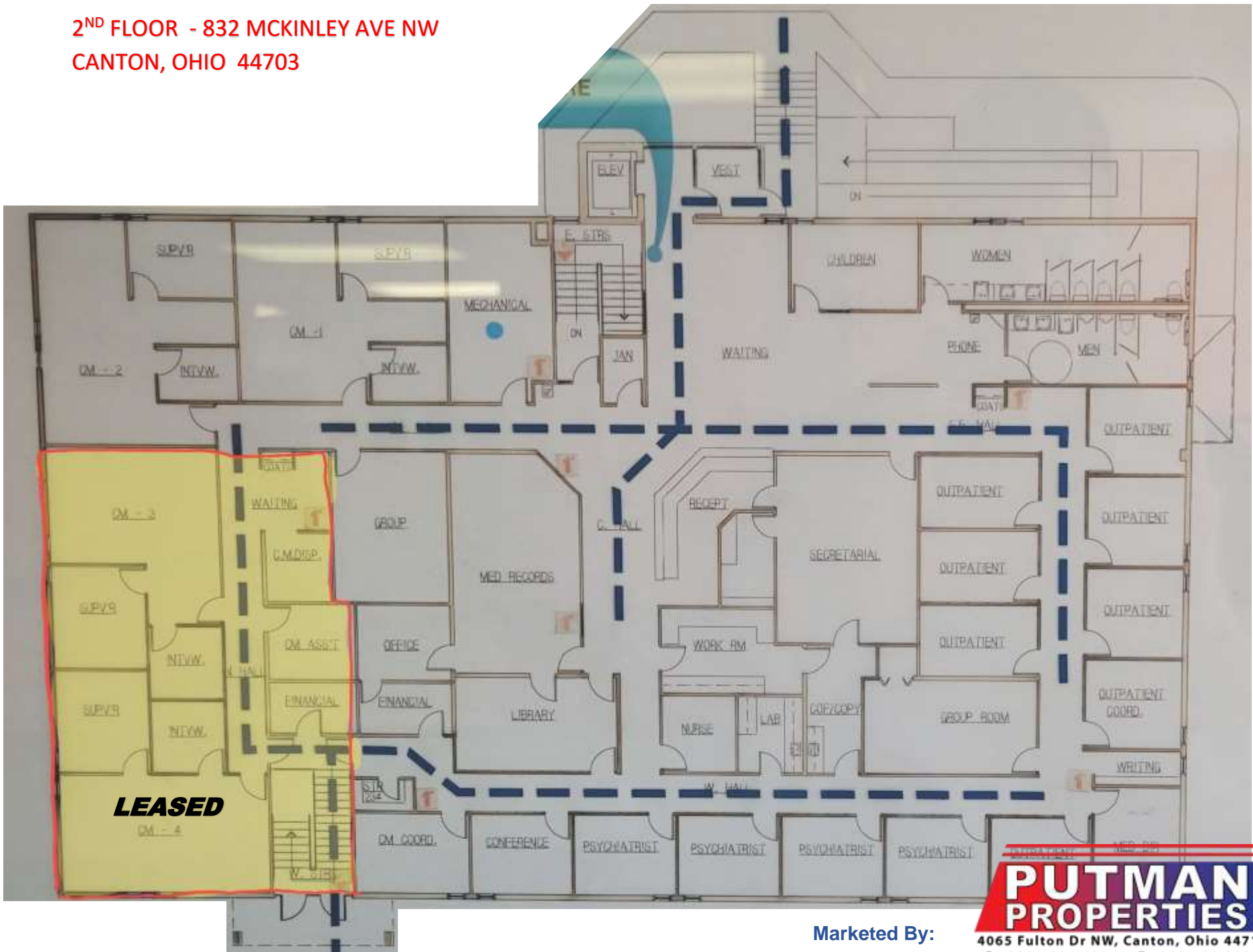
1ST FLOOR - 832 MCKINLEY AVE NW
CANTON, OHIO 44703



Marketed By:
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2ND FLOOR - 832 MCKINLEY AVE NW
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LEASED

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