

Office Warehouse For Lease

Cornell Office Warehouse Park



LOCATION:

**11240-11260 Cornell Park Drive
Blue Ash, OH 45242**

FEATURES:

- 2,300 SF - 8,575 SF Available
- 160,000 Total SF
- Excellent Blue Ash Location
- Dock and Drive-In
- Convenient Interstate Access



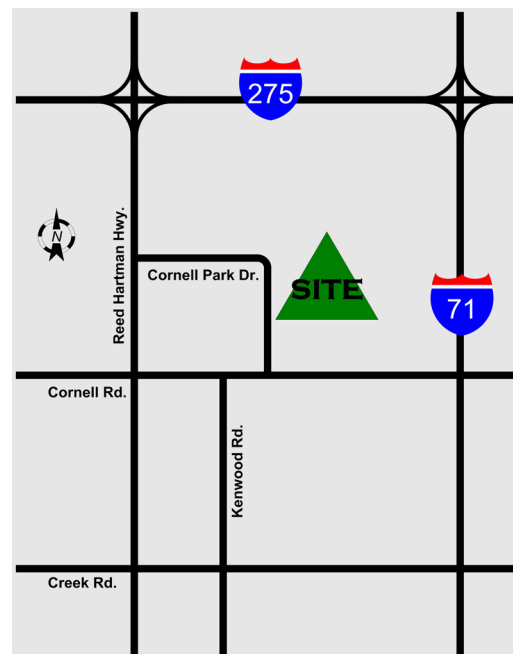
CONTACT:

Adam Simon

adam.simon@everestrealstate.com
513/769-2507

Melissa Whitehead

melissa.whitehead@everestrealstate.com
513/769-2500



www.everestrealstate.com

9902 Carver Road, Suite 105, Cincinnati, Ohio 45242

Cornell Office Warehouse Park

Address/City/County:	11240-11260 Cornell Park Drive/Blue Ash/Hamilton
Total Building Size:	186,000 SF
Typical Bay Size:	2,400 SF (80' x 30')
Current Availabilities:	<u>11256 Cornell Park</u> Suite 512: 2,400 SF (800 SF office, 1 dock) - \$7.95/SF Net (\$2.40) Suite 516: 4,180 SF (600 SF office, 2 docks) - \$7.95/SF Net (\$2.40) <u>11258 Cornell Park</u> Suites 604 & 608: 5,725-8,575 SF - 15,000 SF - \$7.95/SF Net (\$2.40) <u>11260 Cornell Park</u> Suite 700: 2,300 SF (1,500 SF office, 1 drive-in door) - \$8.50/SF Net (\$2.40)
Type of Construction:	Block and steel with decorative wood and glass facade
Zoning:	Light Industrial
Clearance Height:	12.5' - 14.5'
Electric:	1 and 3 phase, 208-480 volt
HVAC:	Forced air (office), suspended gas units (warehouse)
Lighting:	Florescent and metal halide
Overhead Doors:	(1) per bay
Sprinkler:	Wet system



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TEL 513-769-2500

FAX 513-769-2512

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Sycamore Office Park

Suite 105

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FOR MORE INFORMATION, CONTACT

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