



Weston Real Estate



400,000 Square Foot Warehouse/Distribution

- Built in 2003, this state of the art facility is 400,000 square feet with 24 docks and 30' ceilings which is prized by distributors. The property benefits from its close proximity to Cleveland Hopkins International Airport as well.
- The large warehousing facility was left empty in late 2005 following the closing and Chapter 11 bankruptcy filing of the former tenant that was on a build-to-lease basis.
- Converted from single tenancy to a multi-tenant warehouse facility.
- The acquisition was new construction with nationally recognized tenants.
- Weston bought the building empty but has secured a tenant for half of the space within the first month of ownership.
- Based on stabilized assumptions cash on cash yield will be 13.25%, growing to 18.5% over a 10 year holding period.

Weston Inc. 29300 Aurora Road . Solon, Ohio 44139 . (440) 349-9000 . www.teamweston.com

Acquisitions Leasing Redeveloping Managing Expanding