

# The Wait is Over.



## **18300 Snow Road Brook Park, OH 44142**

Weston has partnered with DiGeronimo and Scannell to purchase the Ford Casting Plant and Engine Plant No. 2 Site and bring this game changing development opportunity to market.

### **Spec & Build To Suit**

- 210 Acres
- U5-Industrial Zoning
- Norfolk Southern Rail
- Incentives are available, call for further information

# The Advantage



With multiple interstate access and its adjacency to Cleveland Hopkins International Airport, this site is attractive to regional and national companies.

## The Site is Flexible

- The site will be developed based on the need in the marketplace
- High visibility
- 2 interstates that intersect the area
- New utility services with heavy power
- Modern facilities
- Surrounded by a large labor force

## The Site is User Driven

- Manufacturing and Light Assembly
- E-Commerce
- Bulk Distribution
- High-Tech Climate Controlled Operations
- Regional and National Corporate Facilities
- Aerospace and Aeronautical Operations
- Utility and Mining Firms
- Many more



## Location

- Located less than 1 mile from Cleveland Hopkins International Airport
- Located within 2 miles of:
  - Interstate 71
  - Interstate 480
- Located within 10 miles of:
  - Interstate 90
  - Interstate 77

## Rail Access

CSX North Baltimore (Henry, OH)  
 Norfolk Southern Columbus (Columbus, OH)

## Distance & Drive Times to Major Cities

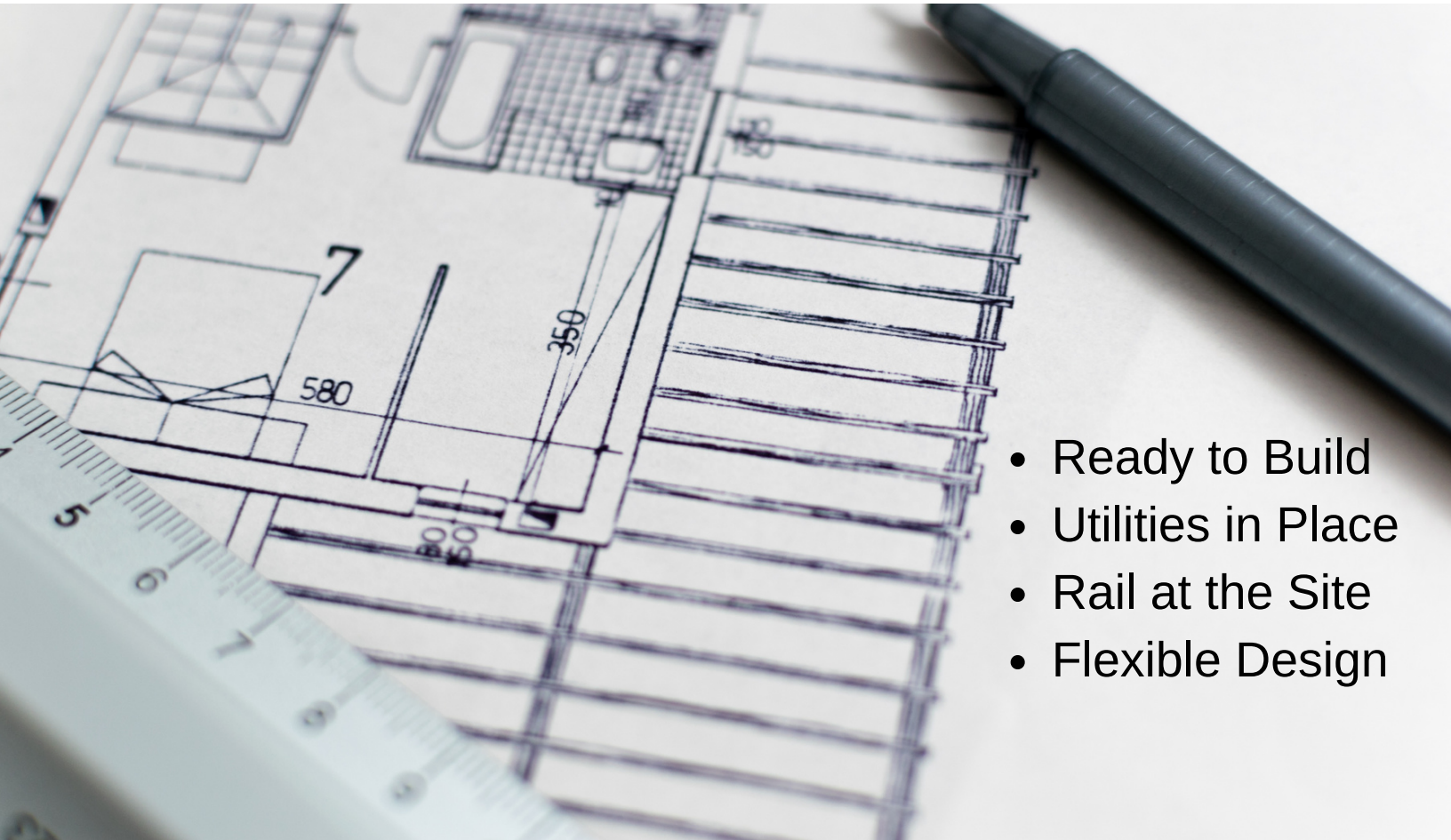
Cleveland, OH	14 Miles	22 MIN.
Akron, OH	41 Miles	44 MIN.
Toledo, OH	105 Miles	1 HR. 40 MIN.
Columbus, OH	131 Miles	1 HR. 57 MIN.
Pittsburgh, PA	134 Miles	2 HR. 08 MIN.
Detroit, MI	159 Miles	2 HR. 30 MIN.



Downtown Cleveland



## Build-To-Suit



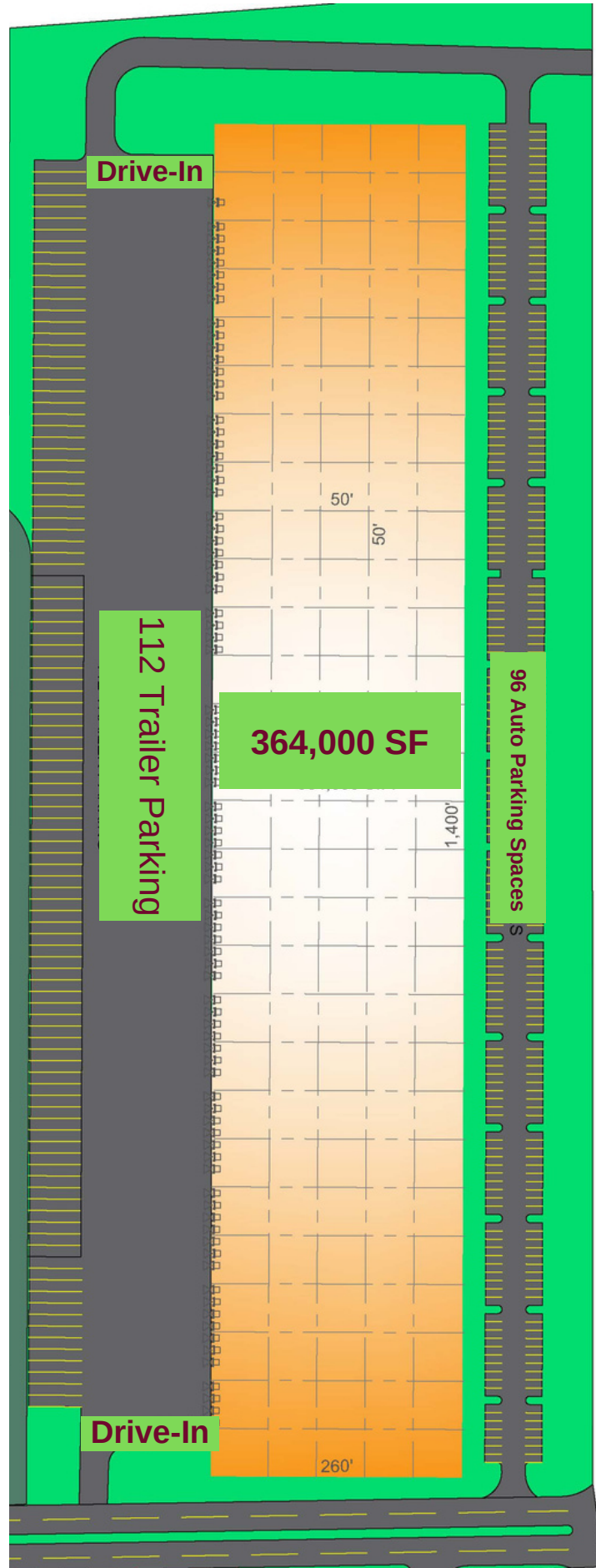
- Ready to Build
- Utilities in Place
- Rail at the Site
- Flexible Design



## \*First Spec Building

- Estimated Date of Completion for Spec Building 1 - Q4-2022
- 364,000 SF
- 32' Clear
- 50' x 42' Column Spacing
- Flexible Design for Loading and Sprinkler System

# \*Spec Building



\*For discussion purposes only - Subject to change

# Contact Us



WESTON



**Jeff Kennedy**  
[jkennedy@teamweston.com](mailto:jkennedy@teamweston.com)  
Office: 440-914-8420  
Cell: 216-313-5936



**Mark Truesdell**  
[mtruesdell@teamweston.com](mailto:mtruesdell@teamweston.com)  
Office: 440-914-8407  
Cell: 513-236-1659



**Jack Green**  
[jgreen@teamweston.com](mailto:jgreen@teamweston.com)  
Office: 440-914-8429  
Cell: 330-421-9203



Established in 1972, Weston owns and manages a portfolio of approximately 25m SF in 7 states across the country. With an entrepreneurial spirit, we have grown our excellent reputation as Deal Makers as evidenced by our strong relationships with over 800 tenants nationwide. We commit to you a seamless transaction by doing what we say, when we say it. This is our Weston Pledge.

**OUR  
WESTON  
PLEDGE**

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