



FOR LEASE
281 S. COURT STREET, LOWER LEVEL
MEDINA, OH 44256
LEASE RATE: \$1,795/MO + UTILITIES



PROPERTY HIGHLIGHTS

- ±2,518 SF of Office or Retail Flex Space
- Historic building fully renovated in 2021 with new windows, interior, private restroom, etc.
- Dedicated parking lot with 3 private spaces and 110+ parking spaces in public parking lot only dozens of feet away connected by sidewalks
- Located in the heart of Medina's Historic District downtown on a busy corner at a light in an area poised for substantial growth
- Tenant is responsible for separately metered Electric & Gas utility as well as an additional flat monthly \$80 Water/Trash/Sewer charge
- Zoning: C-2 Central Business
- Highway Access: 3.7 miles to I-71/SR-18 interchange
- Traffic Count: 11,700±



LISTING AGENT

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PROPERTY OVERVIEW

Beautifully renovated flex space (office or retail) located directly in the heart of downtown Medina, Ohio. Conveniently located right off Public Square with shopping, food, entertainment, and boutique shops. The interior was recently renovated with paint, flooring, private restroom, and utility/storage room with utility sink. The unit has a small foyer/reception area off the private entry door, an open floor plan concept, and a large yet private room (could be used as a conference room, etc). On-site dedicated parking accommodates 3 vehicles plus over 110+ public parking spaces located only dozens of feet away in two (2) adjacent parking lots directly to the north and east sides of this property connected by sidewalks. Fiber internet. Central heating and A/C. Landscaping and snow plowing included. No smoking on premises. Mixed-use building with residential apartments on the top floors and this commercial unit exclusively on the lower level.

LOCATION OVERVIEW

Located within Medina's Historic District! Home to a large array of eateries, locally-owned boutiques, shops, professional businesses, destinations, and attractions!

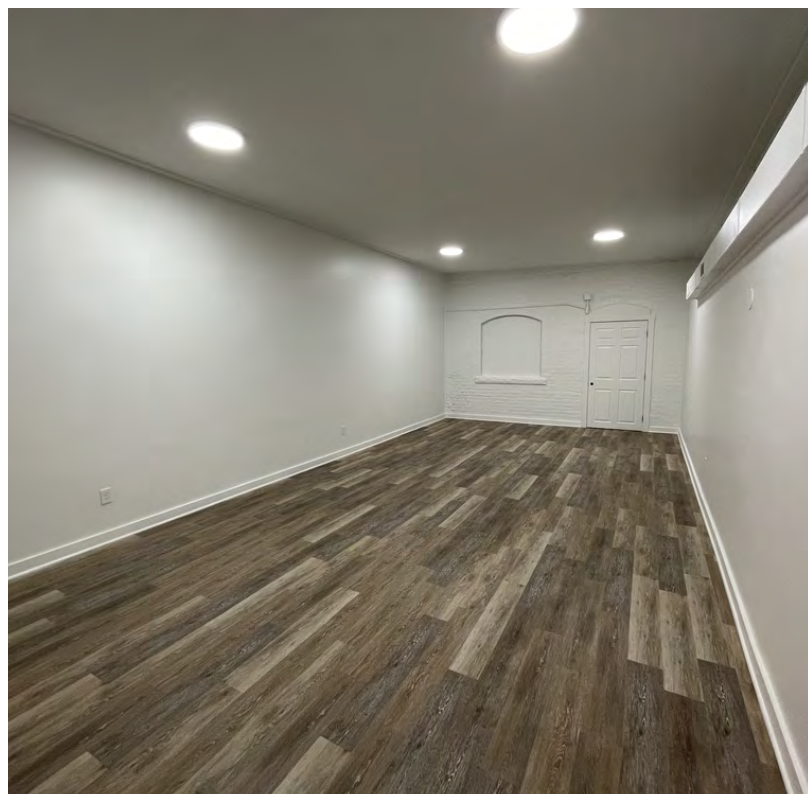
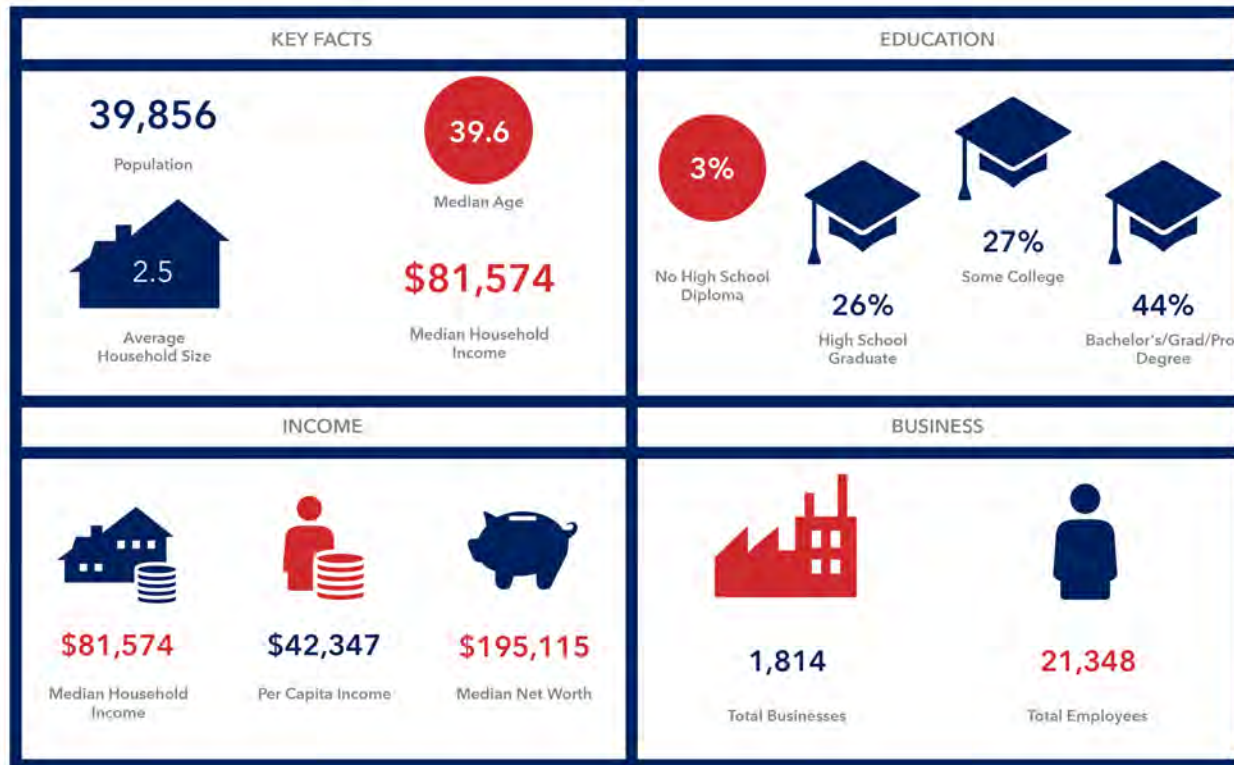
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BEAUTIFULLY UPDATED RETAIL/OFFICE SUITE AVAILABLE



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