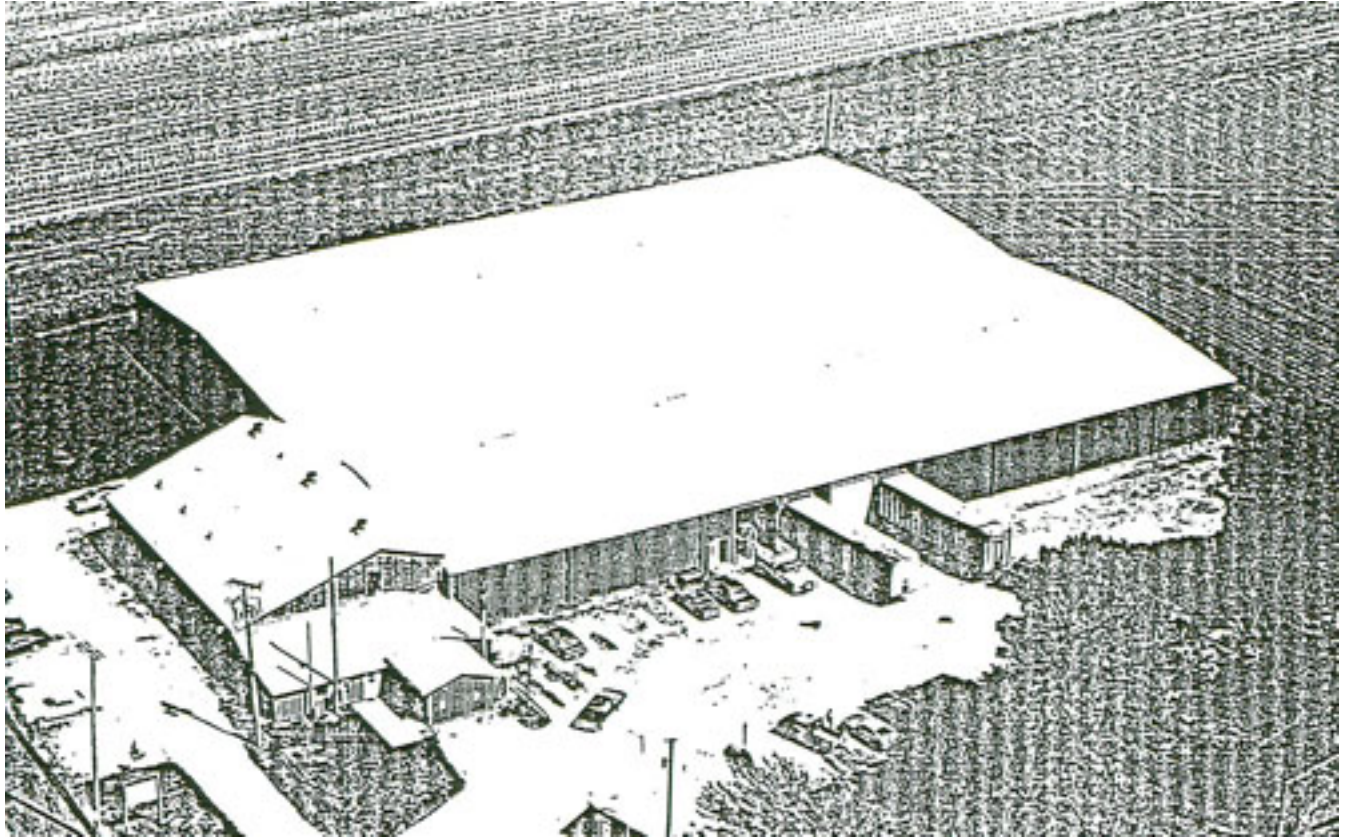


**8050 E. Co. Rd. 62 (SKP 4)**



**51,772 Sq Ft  
\$ 795,000.00**

**Building Address:** 8050 E. Co. Rd. 62  
**Community:** Green Springs  
**Available Sq Ft:** 51,772  
**Ceiling Height Max:** 18  
**Rail:** No  
**Sale:** Yes  
**Lease:** No  
**Multi-tenant:** Yes

**Contact Name:** Dick Smith  
**Organization:** Dick Smith Realty, Inc.  
**Office Phone:** (419) 680-2139  
**Cell Phone:**  
**Fax:**  
**Email:** dsmith@kfventures.com

**Address:** 8050 E. Co. Rd. 62  
**Community:** Green Springs  
**County:** Seneca  
**State:** Ohio

**Photo:** No  
**Drawing:** Yes

#### Building Features

**Total Sq Ft:** 51,722  
**Available Sq Ft:** 51,772  
**Building Location:**  
**Office Sq Ft:** 1,612  
**Dimensions:** 200 x 230  
**Column Spacing:**  
**Ceiling Height Max:** 18  
**Ceiling Height Min:** 0  
**Number of Floors:** 1  
**Floor Type:** Concrete  
**Wall Type:** Steel  
**Roof Type:** New Duro-Last  
**Sprinkler System:** Dry Suppression System  
**Lease Price per Sq Ft:** \$ 0.00

**Year Built:** 1972  
**Condition:** Excellent  
**Parking:** 0  
**Former Use:** Plastics Mfg.  
**Multi-tenant:** Yes  
**Truck Docks:** 2  
**Drive-in Doors:** 2  
**Crane:** Yes  
**Zoning:** Industrial  
**Industrial Park:** No  
**Acreage:** 3  
**Additional Acreage:** 5  
**Sale Price:** \$ 795,000.00

#### Utilities

**Electric Supplier:** Toledo Edison  
**Gas Supplier:** Columbia Gas  
**Water Supplier:** Well  
**Sanitary Sewer:** Septic  
**Storm Sewer:** Ditch Drainage  
**Telecommunications:** Verizon

**Primary Voltage:** 480/1200 AMPS  
**Secondary Voltage:**  
**Main Size:**  
**Pressure:**  
**Main Size:**  
**Pressure:**  
**Main Size:**  
**Location:**

**Transportation**

<b>Interstate:</b>	I80/I90	<b>Distance in Miles:</b>	10.0
<b>Highway:</b>	US20	<b>Distance in Miles:</b>	7.0
<b>Commercial Airport:</b>	Toledo Express	<b>Distance in Miles:</b>	35.0
<b>Local Airport:</b>	Sandusky County Regional	<b>Distance in Miles:</b>	4.0
<b>Water Port:</b>	Toledo	<b>Distance in Miles:</b>	40.0
<b>Rail:</b>	No	<b>Siding:</b>	

**Local Property Taxes**

**Tax District:**

**Real Property Tax:** \$ 3,199.00

**Comments**

Security fence around entire 2.88 acre site. Incentives possible:  
Yes Latitude: 41.255403 Longitude: -83.011858

