



Colliers

For Lease

31005 Bainbridge Road
Solon, OH

Rent Rate NNN:

\$11.00/SF Office
\$8.00/SF Warehouse

Suite #1

3,640 SF (2,080 SF Office and
1,560 SF Warehouse)

Owner-managed office building
leasing opportunity available in Solon



Five (5) offices,
kitchen,
conference room,
open area



Multiple
entrances



Corner space
with window line
throughout for
natural daylight



Neighbors include
Cleveland Clinic,
and Nestle



Instant freeway
access via Harper/
Cochran Rd. &
SOM Center Rd.
(Rt 91) interchanges



Easy access to
I-271, I-480,
& I-80 (Ohio
Turnpike) via
State Route 422

Contact

Russell P. Rogers, SIOR

Senior Vice President | Principal

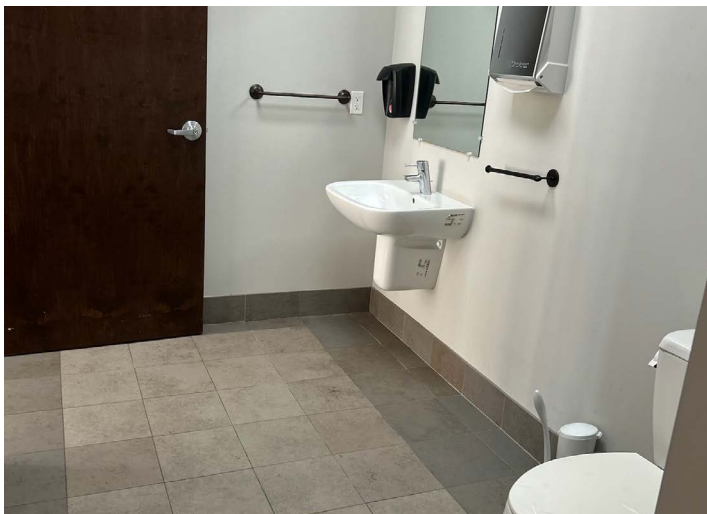
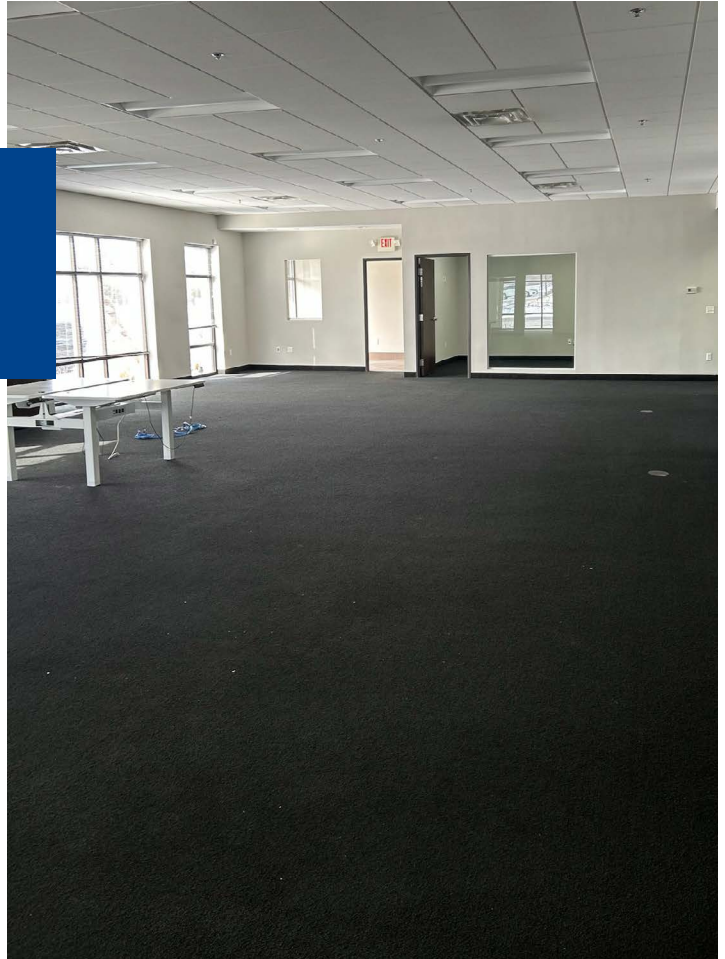
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russell.rogers@colliers.com

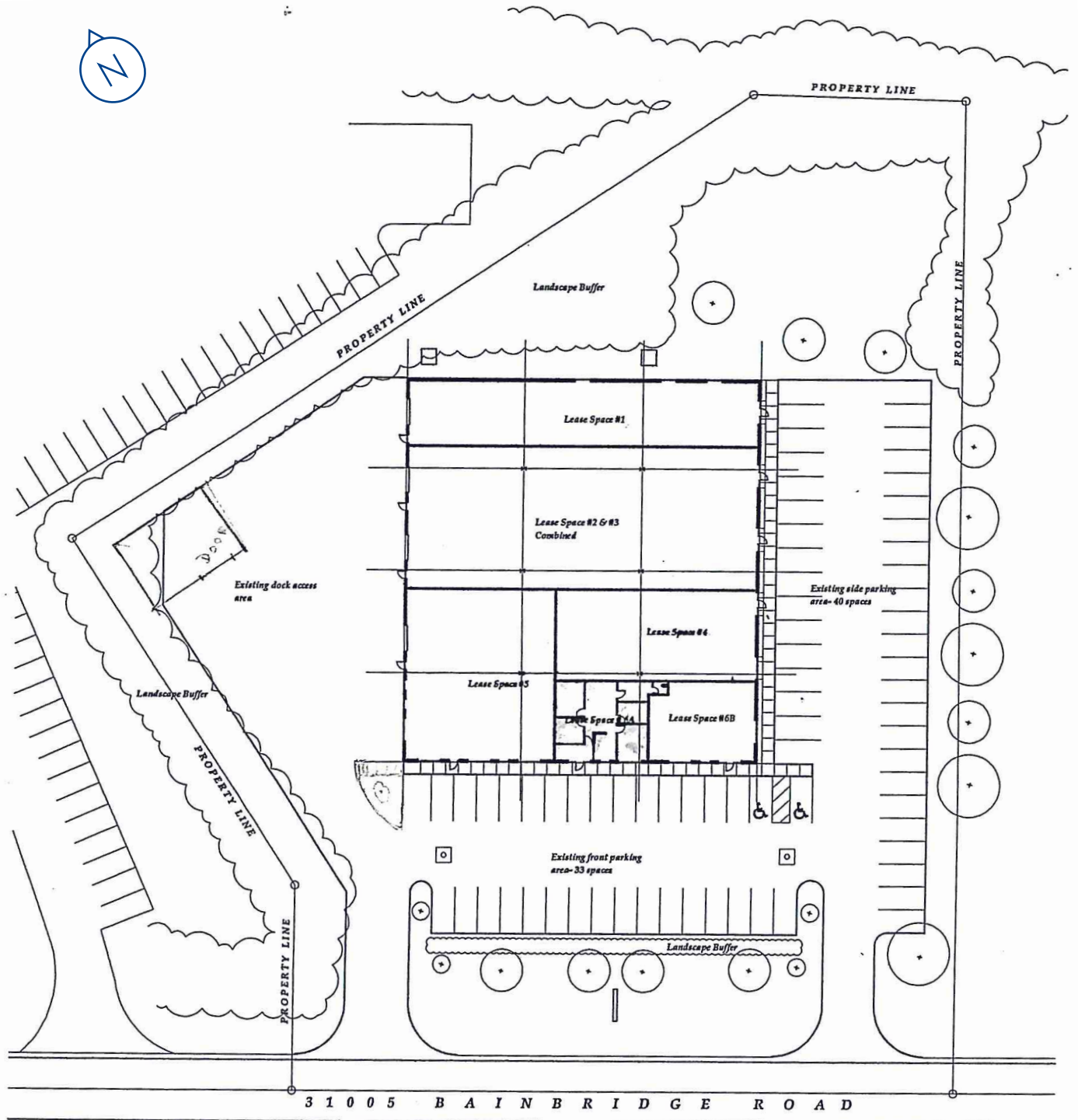
Accelerating success.

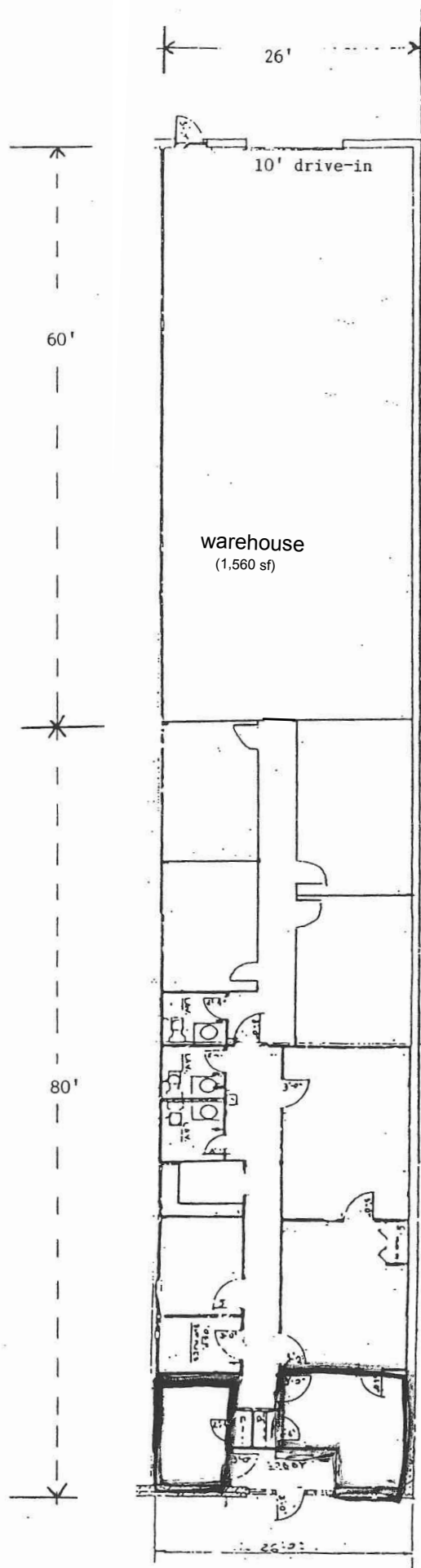
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Photos



Site Plan





Floor Plan

Suite #1

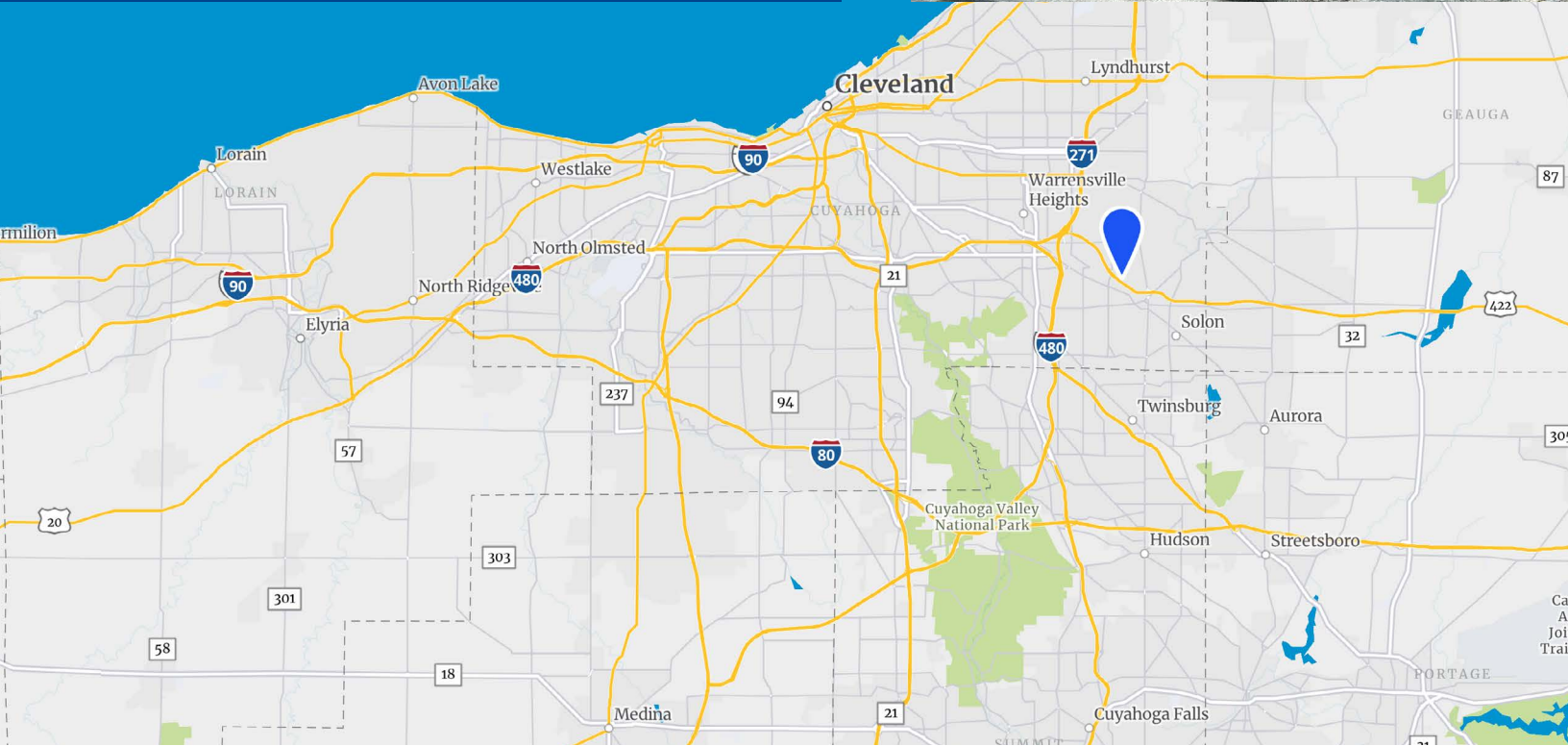
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Location & Access



31005 Bainbridge Road | For Lease

Location Map



Demographics



Population

1 Mile - 2,418
3 Mile - 34,641
5 Mile - 102,192



Households

1 Mile - 872
3 Mile - 14,266
5 Mile - 43,363



Average Household Income

1 Mile - \$205,672
3 Mile - \$139,794
5 Mile - \$126,980



Average Home Value

1 Mile - \$441,697
3 Mile - \$359,387
5 Mile - \$336,234



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