

Office Space For Lease



- 1/2 mile from US 23/I-475
- Close to Ohio Turnpike
- Signage at Street
- Additional signage facing expressway
- Great expressway exposure

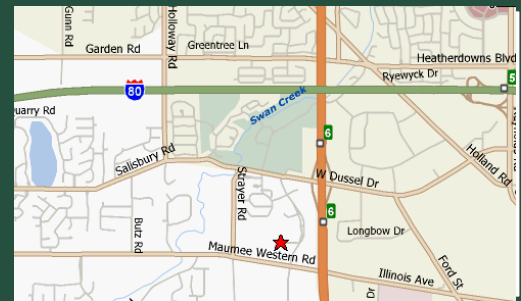
3521 BRIARFIELD BOULEVARD Maumee

PROPERTY INFORMATION

COUNTY:	Lucas
ZIP CODE:	43537
AREA OF CITY:	Maumee (Monclova Township)
NEAREST INTERSECTION:	Briarfield/Dussel
LEASE PRICE:	\$12.00 NNN

BUILDING DETAIL

TOTAL COMPLEX SIZE:	19,346 SF
YEAR COMPLETE:	1998
NUMBER OF FLOORS:	One (1)
TYPE OF FLOOR:	Carpeted Concrete
CONSTRUCTION TYPE:	Decorative block
HEAT SYSTEM:	Gas forced air (each unit)
AIR CONDITIONING:	Central (each unit)
TELEPHONE SERVICE:	AT&T or Buckeye
INTERNET ACCESS:	Fiber
PUBLIC TRANSPORTATION:	TARTA "Call a Ride" program



LEASING INFORMATION

ELECTRIC:	LESSEE
GAS:	LESSEE
WATER:	LESSOR*
SUITE JANITORIAL:	LESSEE
COMMON AREA MAINTENANCE:	LESSOR*
REAL ESTATE TAXES:	LESSOR*
BUILDING INSURANCE:	LESSOR*

* Prorated and billed to tenant

All information furnished as submitted may be subject to errors and omissions. No warranty or representation is made as to accuracy thereof.

Brokers Welcome!



To search for more available office space, please visit our website at:

www.jmsrealestate.com

2927 McCord Road • Toledo, OH 43615 • 419/843-4988