



AKRON/CANTON BUSINESS CENTER VI & VII

ADDRESS:

The Akron/Canton Corporate Park
1460/1480 Corporate Woods Parkway
Uniontown, Ohio 44685

AVAILABILITY:

AVAILABLE

TYPE:

Warehouse/Flex

BUILDING SIZE:

48,000 square feet & 60,000 square feet

FLOORS:

Single Story Buildings

BAY SIZE:

30' x 30'

CLEAR HEIGHT:

25' - 32' Clear

YEAR BUILT:

2023

HVAC SYSTEM:

Rooftop HVAC units

FLOOR LOADING:

80 to 100 lbs. live load

PARKING SPACES:

5 spaces/1,000 Office

UTILITIES:

Water	Summit County
Sewer	Summit County
Electric	First Energy
Gas	East Ohio Gas
Phone	Ameritech

FEATURES:

Easy Access to I-77 and Area Services;
Park Setting with Walking Path; Picnic
Tables

FIBER OPTICS:

In Building

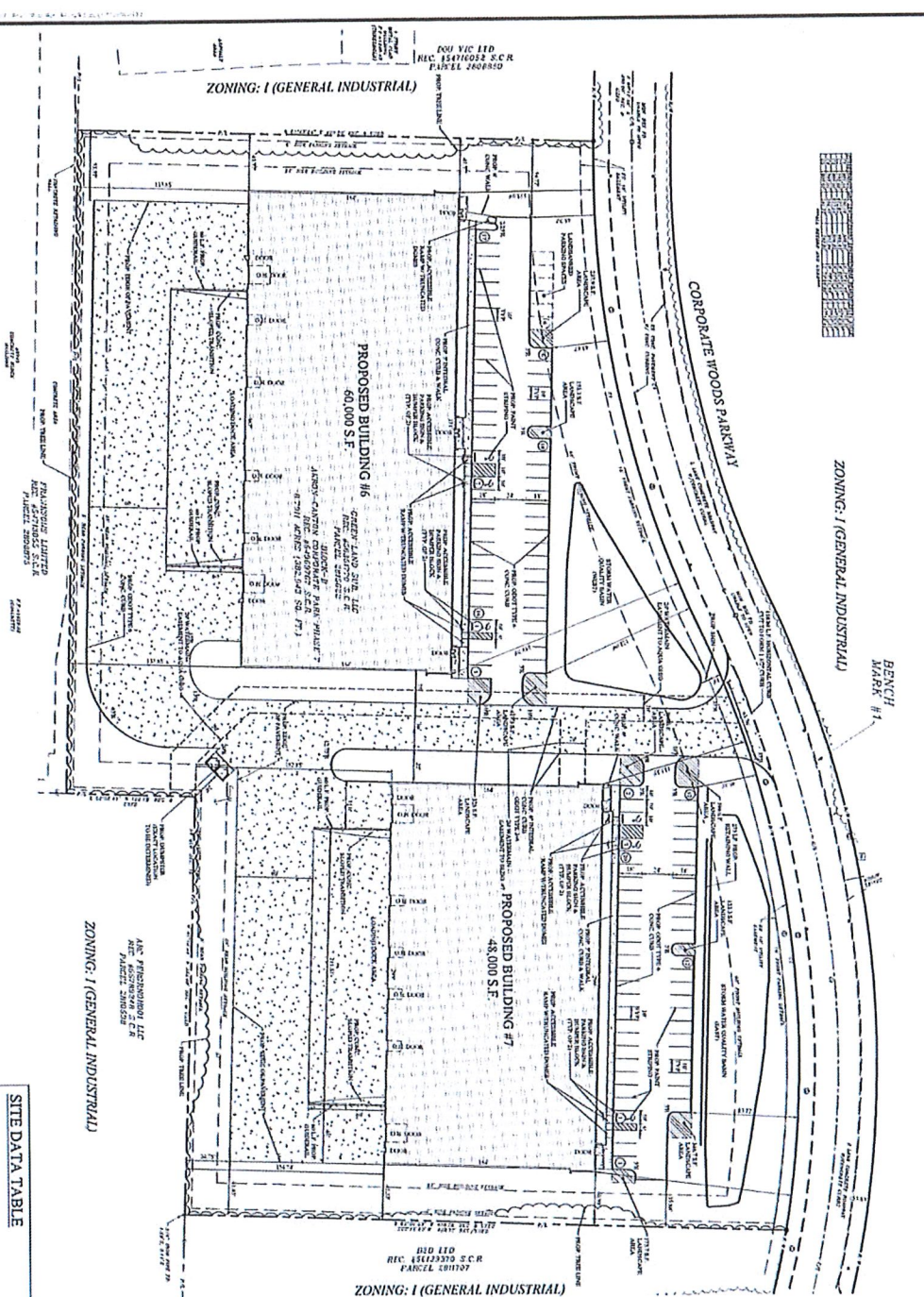
TENANT IMPROVEMENT:

Building Standard Work Letter

For more information contact Traci or Mike
(330) 896-3253



Ohio Unified Professional Surveyors
OSGPS, Inc.
 800-325-2764 or 614-351-1111
 www.osgps.org
 800-325-0988 or 614-351-1111
 www.osgps.com

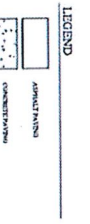


ZONING: I (GENERAL INDUSTRIAL)
 ALC PROFESSIONAL LTD
 1678 W. 12TH AVE
 P.O. BOX 258528
 CLEVELAND, OHIO 44125

ZONING	- I (GENERAL INDUSTRIAL)
TOTAL SITE AREA	- 1.89 AC.
PROP. BUILDING AREA	- 108,000 S.F.
EXISTING BLDG. AREA	- 5,000 S.F.
TOTAL BLDG. AREA	- 113,000 S.F.
IMPERVIOUS COVER	- 23%
INHERENTLY STABLE SOILS AREA	- 24,100 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 6,025 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 1,506 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 376 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 94 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 23 SQ. FT.

USE DISTRICT	- I (GENERAL INDUSTRIAL)
PERMIT AREA	- 1.89 AC.
PROP. BUILDING AREA	- 108,000 S.F.
EXISTING BLDG. AREA	- 5,000 S.F.
TOTAL BLDG. AREA	- 113,000 S.F.
IMPERVIOUS COVER	- 23%
INHERENTLY STABLE SOILS AREA	- 24,100 SQ. FT.
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PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 94 SQ. FT.
PERMISSIBLE COVER	- 25%
PERMISSIBLE AREA	- 23 SQ. FT.

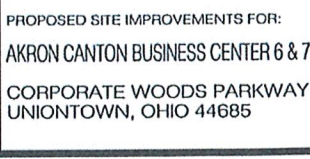
FLOOD ZONE
 SHOWS AREAS OF SPECIAL FLOOD HAZARD
 BASE FLOODING: FIRM 17010J
 COASTAL FLOODING: FIRM 17010J
 DEEP WATER FLOODING: FIRM 17010J
 OTHER: FIRM 17010J



Wynn & Associates
 Surveyors and Engineers
 1565 Island Blvd., Suite B
 Uniontown, Ohio 44685
 Phone: 440-419-8000
 Fax: 440-419-8001
 www.wynnandassociates.com

CSM INC.
 BUILDER / DEVELOPER
 1222 CORPORATE WOODS PLY
 AKRON, OHIO 44303
 PHONE: 330-499-3253
 FAX: 330-499-3254

PROPOSED SITE IMPROVEMENTS FOR:
AKRON CANTON BUSINESS CENTER 6 & 7
 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO 44685



Reg. No.: 61709

SITE PLAN



CONTRACT NO.
 DATE
 04-20-2008

SD2

CSM INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1455 CORPORATE WOODS PKY.
 SUITE 100
 DUNCAN OHIO 44888
 330.885.2525
 WWW.CSMGROUP.COM

REVISIONS

**AKRON
 CANTON
 BUSINESS
 CENTER 6**

25' CLEAR HEIGHT

1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

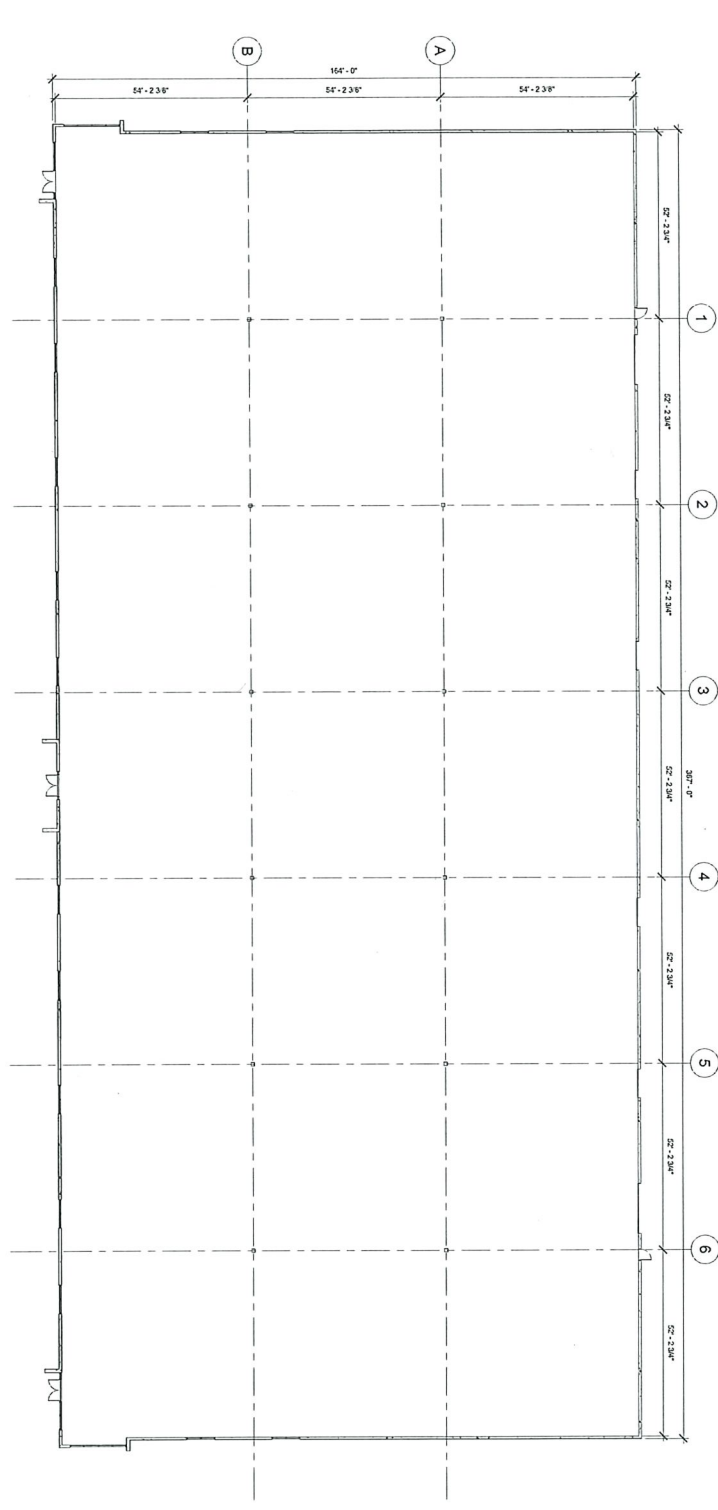


FLOOR PLAN

Project Number 18-410 B
 Date 8/10/22

A101

Scale 1/16" = 1'-0"



① FLOOR PLAN
 1/16" = 1'-0"

CWM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1525 CORPORATE WOODS PKV.
SUITE 100
UNION TOWN, OHIO 44685
330.886.5229
WWW.CWMINCORP.COM

REVISIONS

NO.	DESCRIPTION	DATE

**AKRON
CANTON
BUSINESS
CENTER 6**

25' CLEAR HEIGHT

1460 CORPORATE
WOODS PARKWAY
UNIONTOWN, OHIO
44685

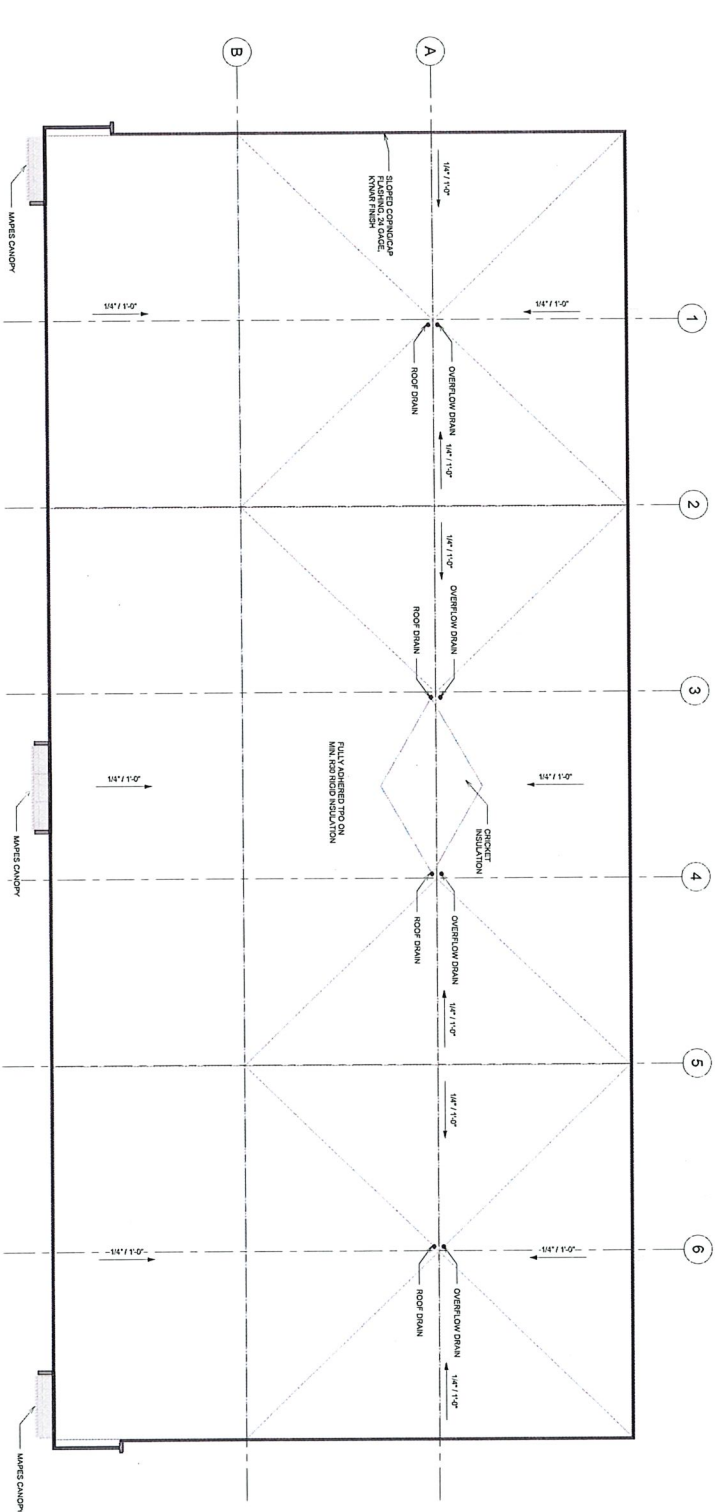


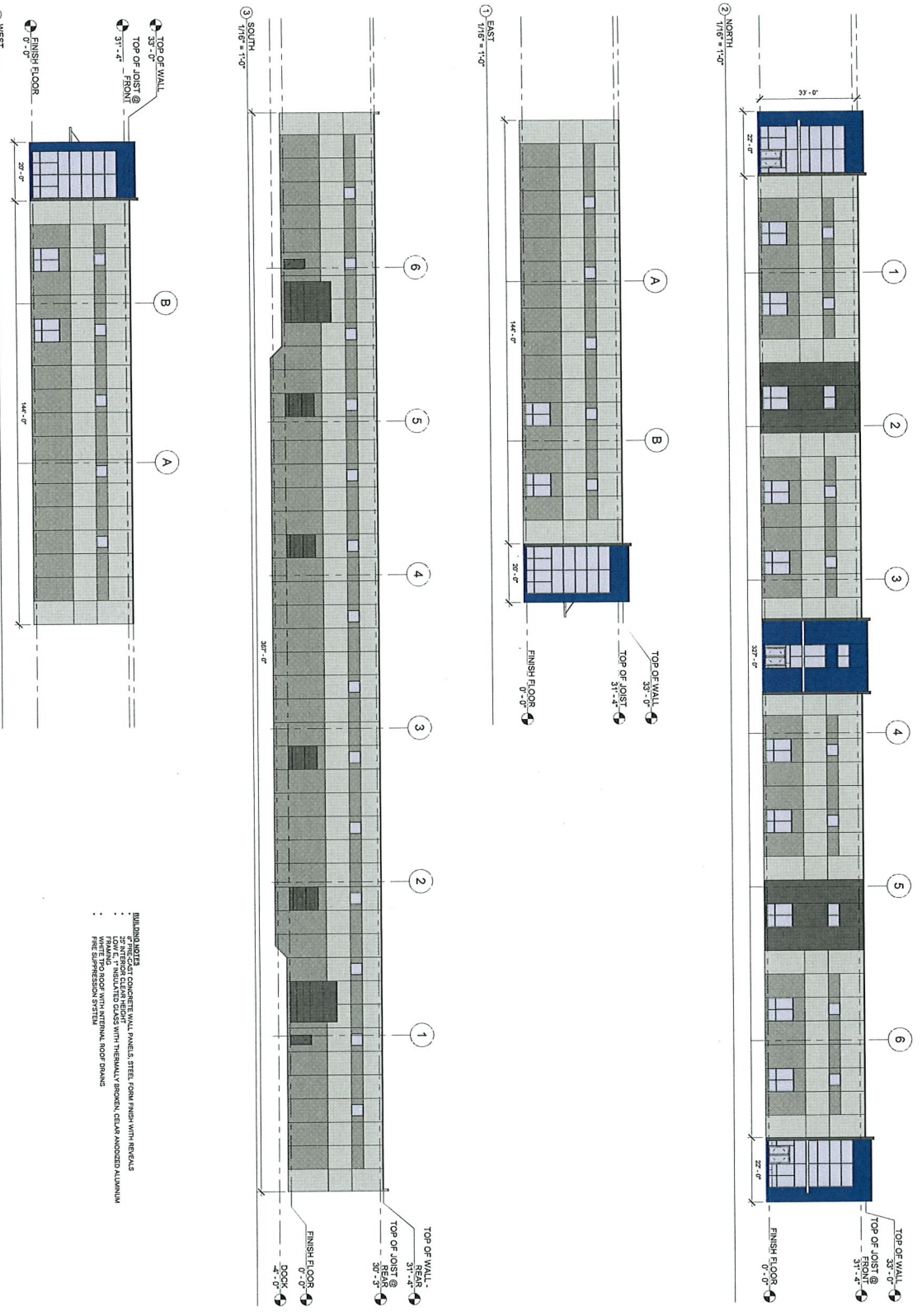
ROOF PLAN

Project Number: 16-1103
Date: 8/10/22

A103

Scale: 1/8" = 1'-0"





BUILDING NOTES

- 1. 25' INTERIOR CLEAR HEIGHT
- 2. 22' INTERIOR CLEAR HEIGHT WITH THERMALLY BROKEN CLEAR ANODIZED ALUMINUM FRAMING
- 3. 22' INTERIOR CLEAR HEIGHT WITH OPTIMAL ROOF DRANE
- 4. FINE SUSPENSION SYSTEM

C/M INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1428 CORPORATE WOODS PKW.
 SUITE 100
 LAKENHEIM, OHIO 44138
 330.896.5258
 WWW.C/MCORP.COM

REVISIONS

No.	Description

**AKRON
 CANTON
 BUSINESS
 CENTER 6**

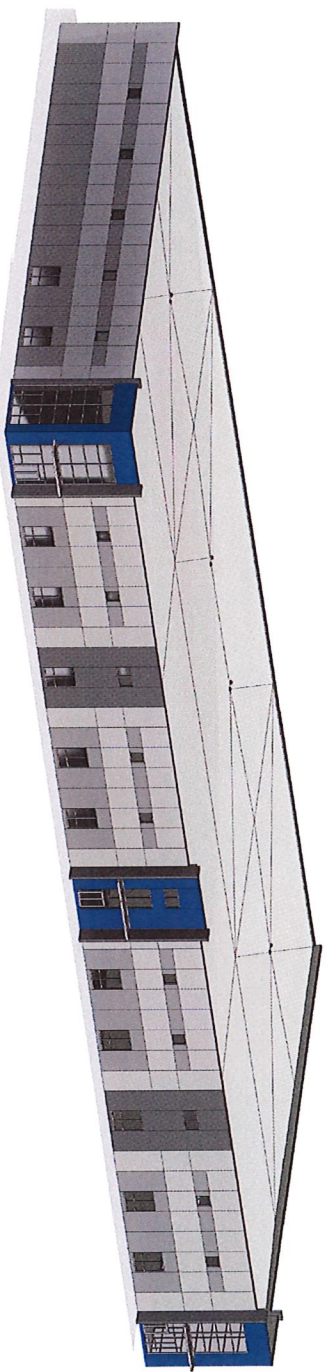
25' CLEAR HEIGHT

1480 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

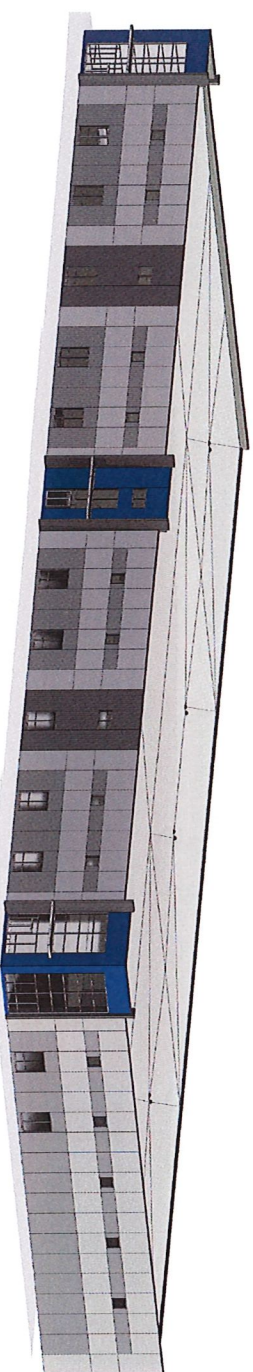
ELEVATIONS

Project Number: 18-410 B
 Date: 8/10/22
A104
 Scale: 1/16" = 1'-0"





1-1-1 NORTH-EAST 3RD ELEVATION



2-1-1 NORTHWEST 3RD ELEVATION

REVISIONS

NO.	DESCRIPTION

CJM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1423 CORPORATE WOODS PKV.
SUITE 100
UNIONTOWN, OHIO 44685
503-896-5228
WWW.CJMINCORP.COM

**AKRON
CANTON
BUSINESS
CENTER 6**

25' CLEAR HEIGHT

1460 CORPORATE
WOODS PARKWAY
UNIONTOWN, OHIO
44685



3D ELEVATIONS

Project Number 18-410-B
Date 8/10/22

A105

Scale

CJM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1425 CORPORATE WOODS PKW.
SUITE 100
UNIONTOWN, OHIO 44685
530.896.5225
WWW.CJMNCORP.COM

REVISIONS

No.	Description

**AKRON
CANTON
BUSINESS
CENTER 6**

25' CLEAR HEIGHT

**1460 CORPORATE
WOODS PARKWAY
UNIONTOWN, OHIO
44685**

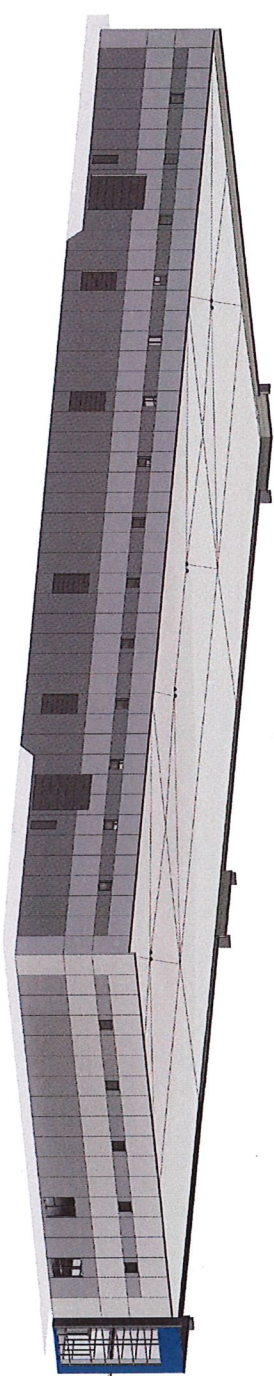


3D ELEVATIONS

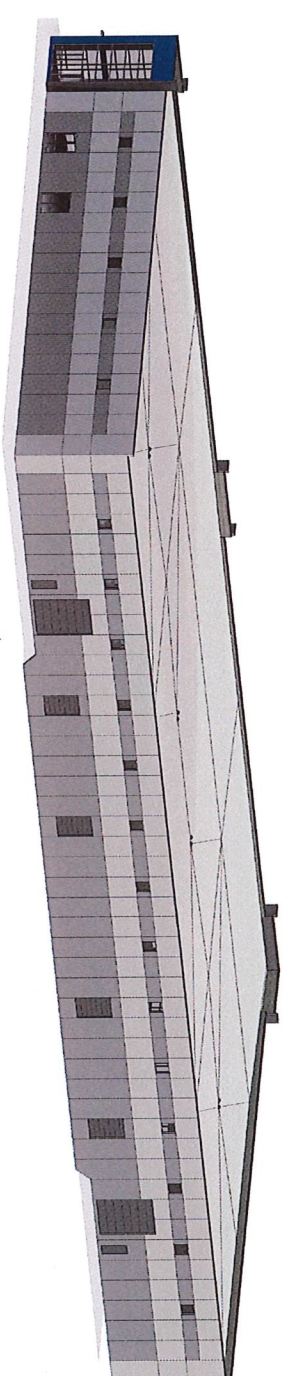
Project Number 18410B
Date 8/10/22

A106

Scale

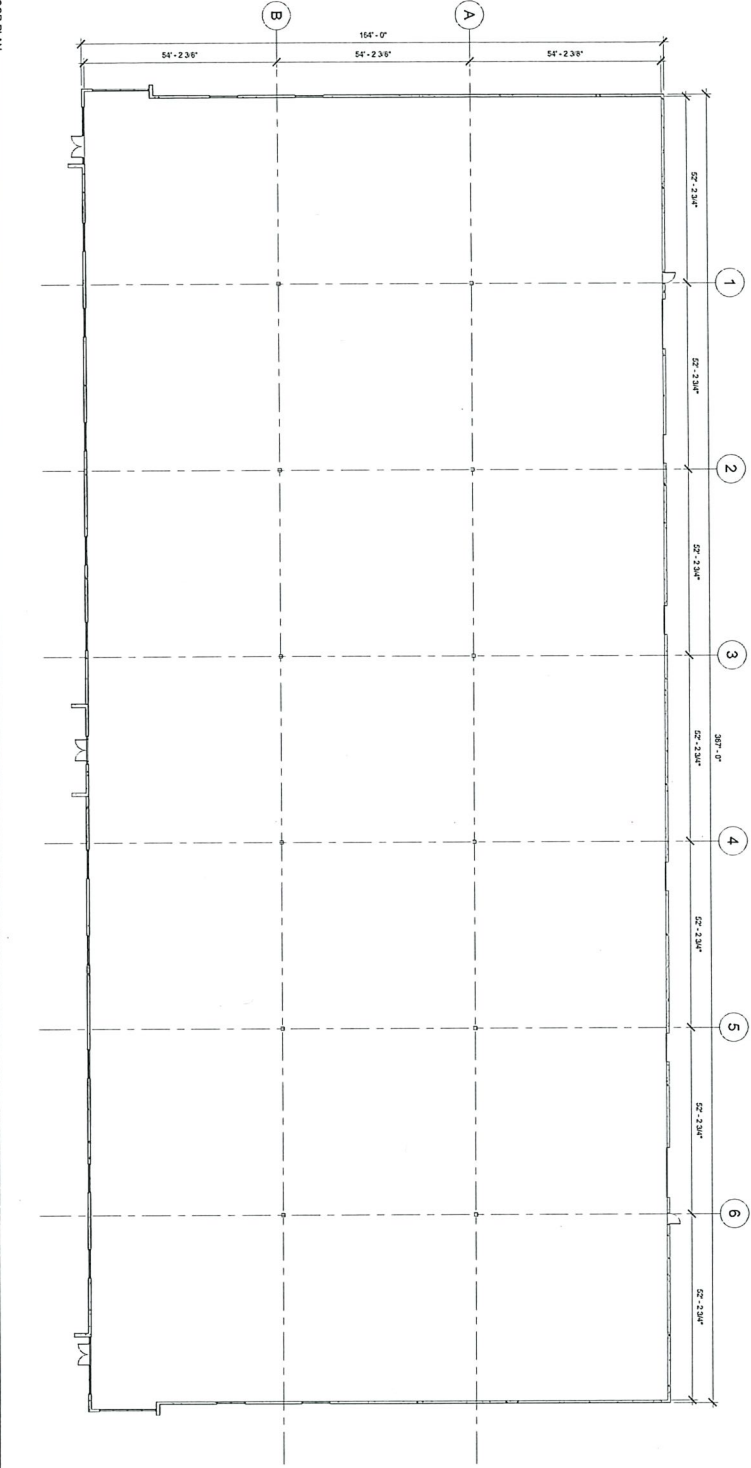


1- SOUTHEAST 3D ELEVATION



2- SOUTHWEST 3D ELEVATION

REVISIONS



UNIONTOWN, OHIO
 11/19/22
 RECEIVED
 11/20/22

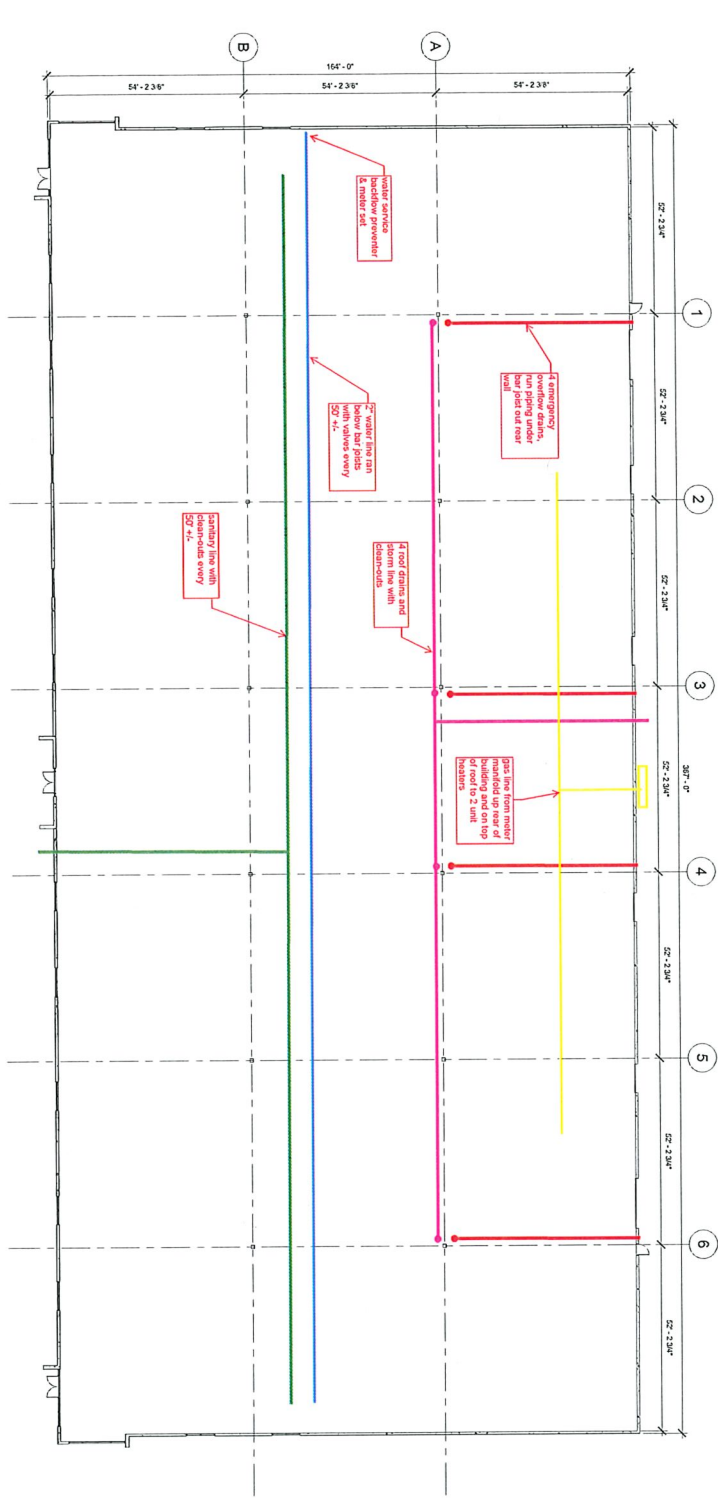
FLOOR PLAN

Project Number: 18470 E
 Date: 8/10/22
A101

**AKRON
 CANTON
 BUSINESS
 CENTER 6**

32' CLEAR HEIGHT

**1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685**



1 FLOOR PLAN
1/16" = 1'-0"



FLOOR PLAN

Project Number: 18-410 B
Date: 8/10/22

A101

Scale: 1/16" = 1'-0"

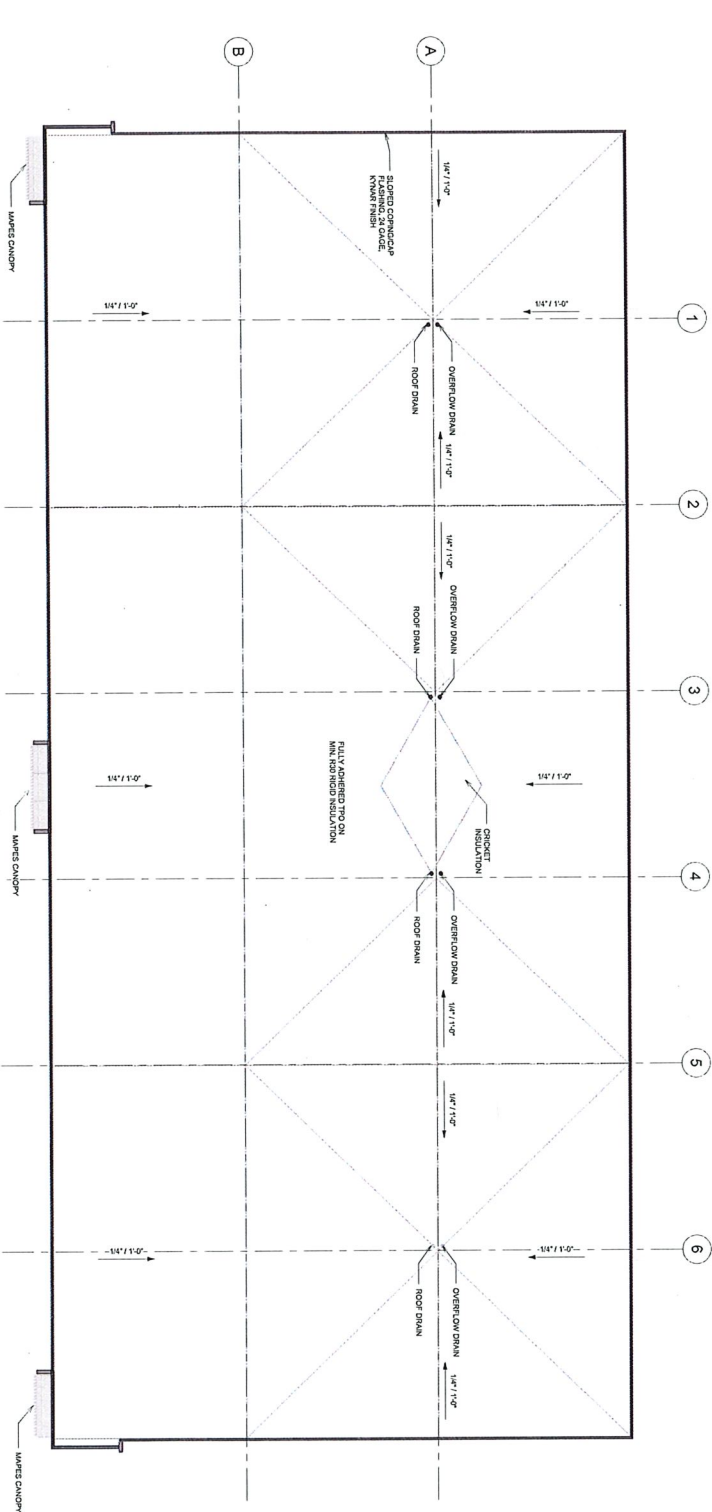
AKRON
CANTON
BUSINESS
CENTER 6

32' CLEAR HEIGHT


1460 CORPORATE
WOODS PARKWAY
UNIONTOWN, OHIO
44685

CSM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1425 CORPORATE WOODS PKWY
SUITE 100
UNIONTOWN, OHIO 44685
733.686.5222
WWW.CSMINCORP.COM

REVISIONS



① ROOF
SCALE = 1/8" = 1'-0"



AKRON CANTON BUSINESS CENTER 6

32' CLEAR HEIGHT

1460 CORPORATE WOODS PARKWAY UNIONTOWN, OHIO 44695

CM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER

1525 CORPORATE WOODS PKW.
SUITE 100
UNIONTOWN, OHIO 44695
330.966.5252
WWW.CMINCORP.COM

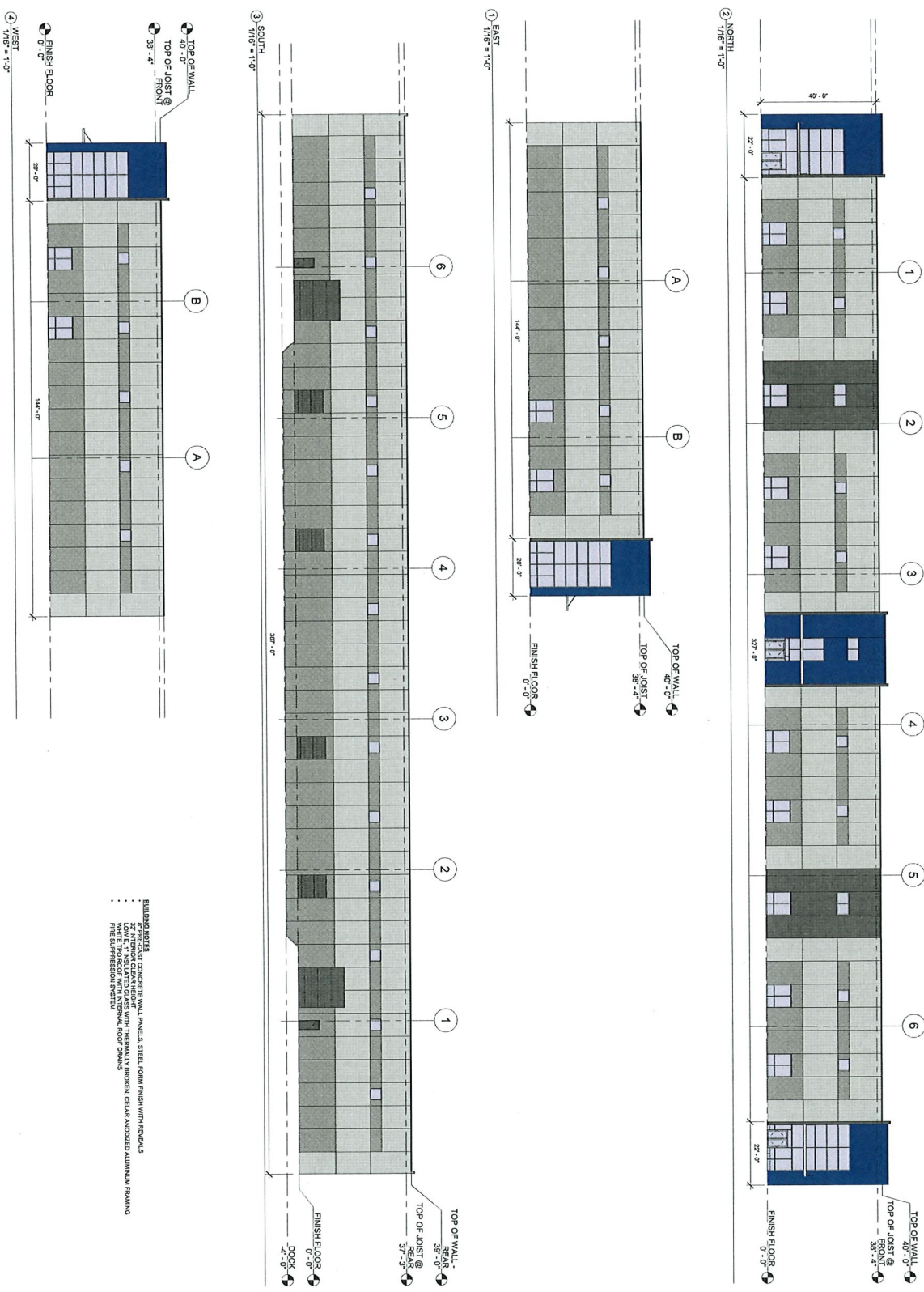
REVISIONS

ROOF PLAN

Project Number: 184103
Date: 8/10/22

A103

Scale: 1/8" = 1'-0"



- BUILDING NOTES:**
- CONCRETE WALL PANELS, STEEL, IRON FINISH WITH BENDS
 - INTERIOR CLEAR HEIGHT 32'-0"
 - 32' INTERIOR CLEAR HEIGHT WITH HERMETIC JOINTS, CEILING ANCHORED ALUMINUM FRAMING
 - WHERE TWO ROOF WITH INTERNAL ROOF DRAINS
 - FINE PERMISSION NOTED

CMV INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKW.,
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.498.5222
 WWW.CMVINCORP.COM

REVISIONS

AKRON CANTON BUSINESS CENTER 6

32' CLEAR HEIGHT

1460 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO 44685

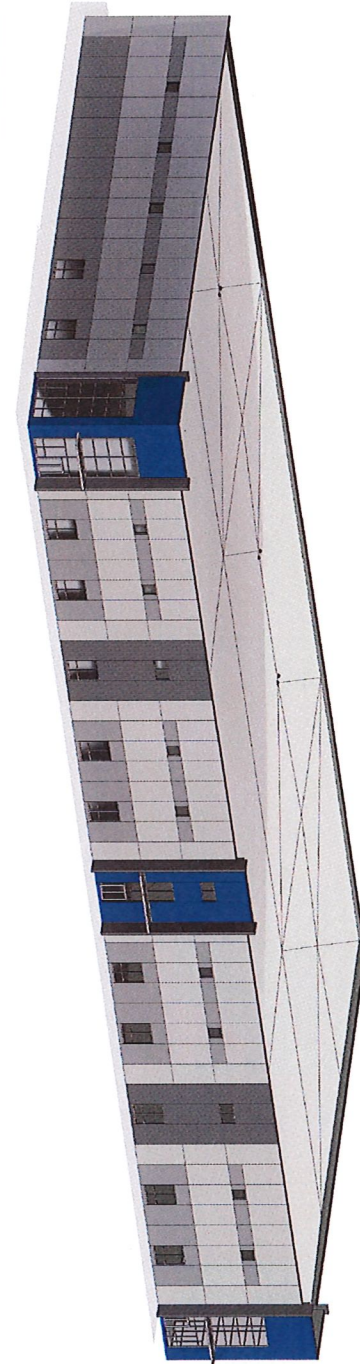


ELEVATIONS

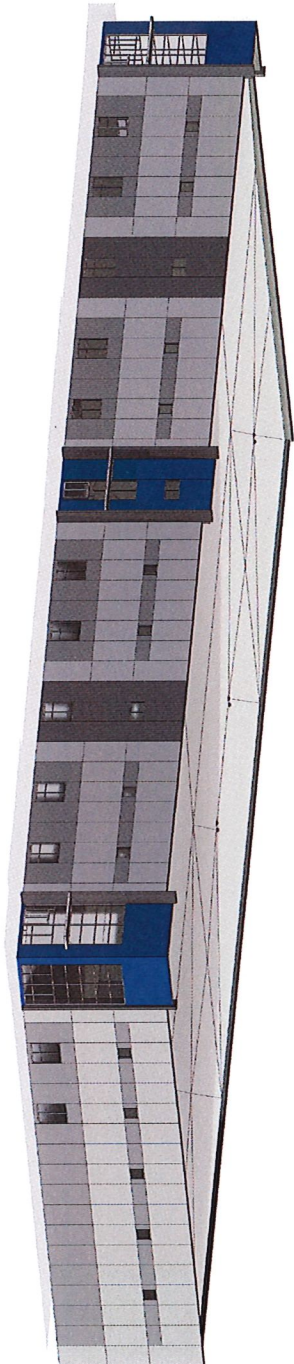
Project Number: 164-10-B
 Date: 8/10/22

A104

Scale: 1/16" = 1'-0"



1- NORTHEAST 30 ELEVATION



2- NORTHWEST 30 ELEVATION

CAM INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKW.
 SUITE 150
 UNIONTOWN, OHIO 44685
 330.686.5353
 WWW.CAMINCORP.COM

REVISIONS

**AKRON
 CANTON
 BUSINESS
 CENTER 6**

32' CLEAR HEIGHT

1460 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

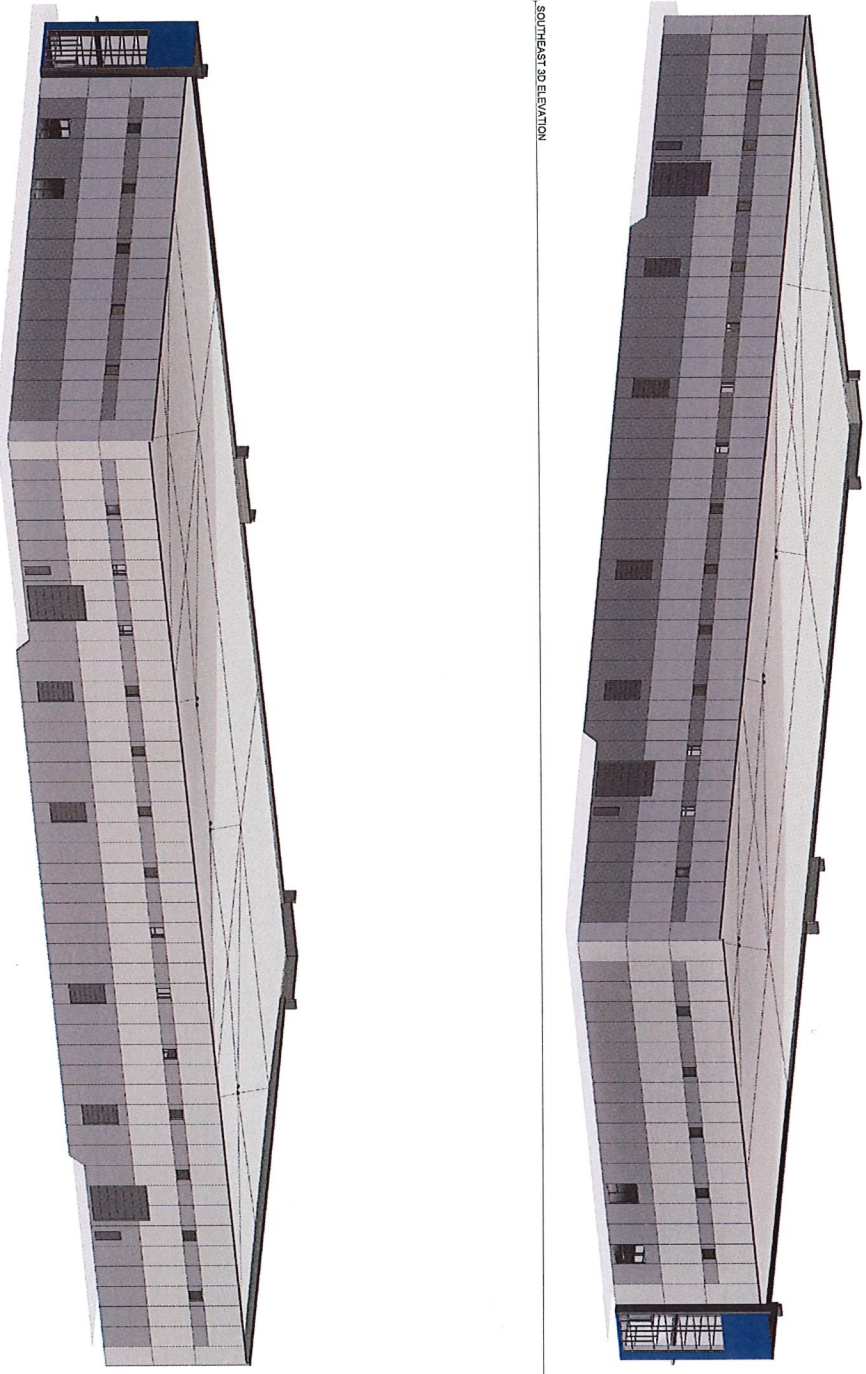
MULTI-UNIT HOUSING COMMUNITY DEVELOPMENT ACT OF 2012
 STATE OF OHIO
 DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

3D ELEVATIONS

Project Number: 18410.8
 Date: 8/10/22

A105

Scale



1- SOUTHEAST 3D ELEVATION

2- SOUTHWEST 3D ELEVATION

CAM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1525 CORPORATE WOODS PKW.
SUITE 100
UNIONTOWN, OHIO 44685
WWW.CAMCORP.COM

REVISIONS

NO.	DESCRIPTION	DATE

AKRON CANTON BUSINESS CENTER 6

32' CLEAR HEIGHT

1460 CORPORATE WOODS PARKWAY
UNIONTOWN, OHIO 44685



3D ELEVATIONS

Project Number: 18-410 B
Date: 8/10/22

A106

Scale:



BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PARK
 SUITE 200
 SAKONNETT, OHIO 44885
 330.888.2123
 WWW.CSMINCORP.COM

REVISIONS

AKRON CANTON BUSINESS CENTER 7
 25' CLEAR HEIGHT
 1460 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO 44685

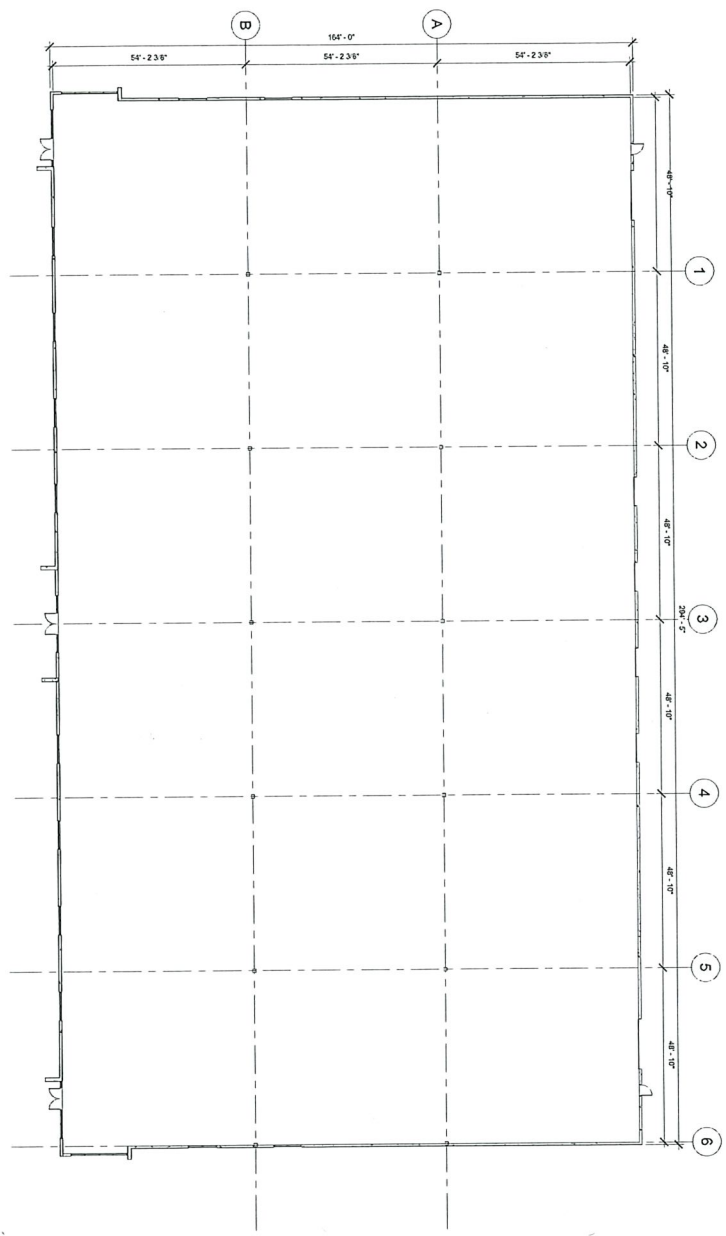


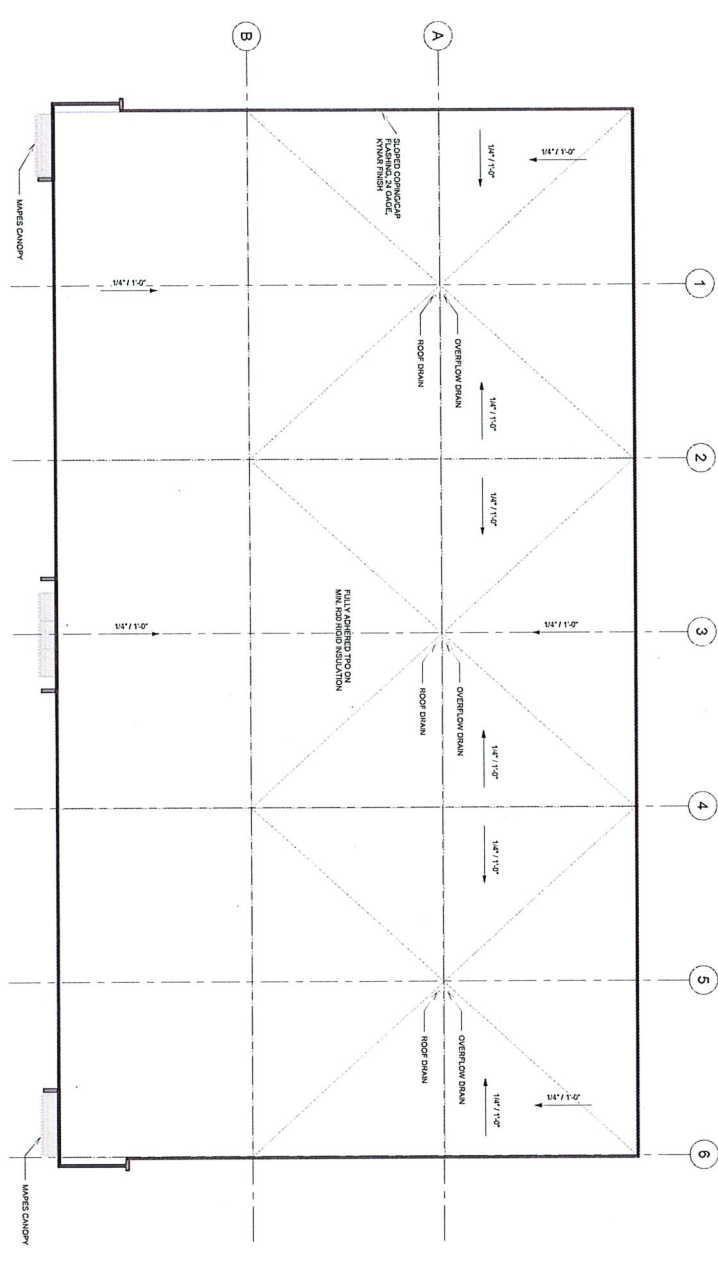
FLOOR PLAN

Project Number: 16-410 B
 Date: 09/22

A101

Scale: 1/8" = 1'-0"





① ROOF
 1/8" = 1'-0"

CWM INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKWY.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.696.5333
 WWW.CWMCORP.COM

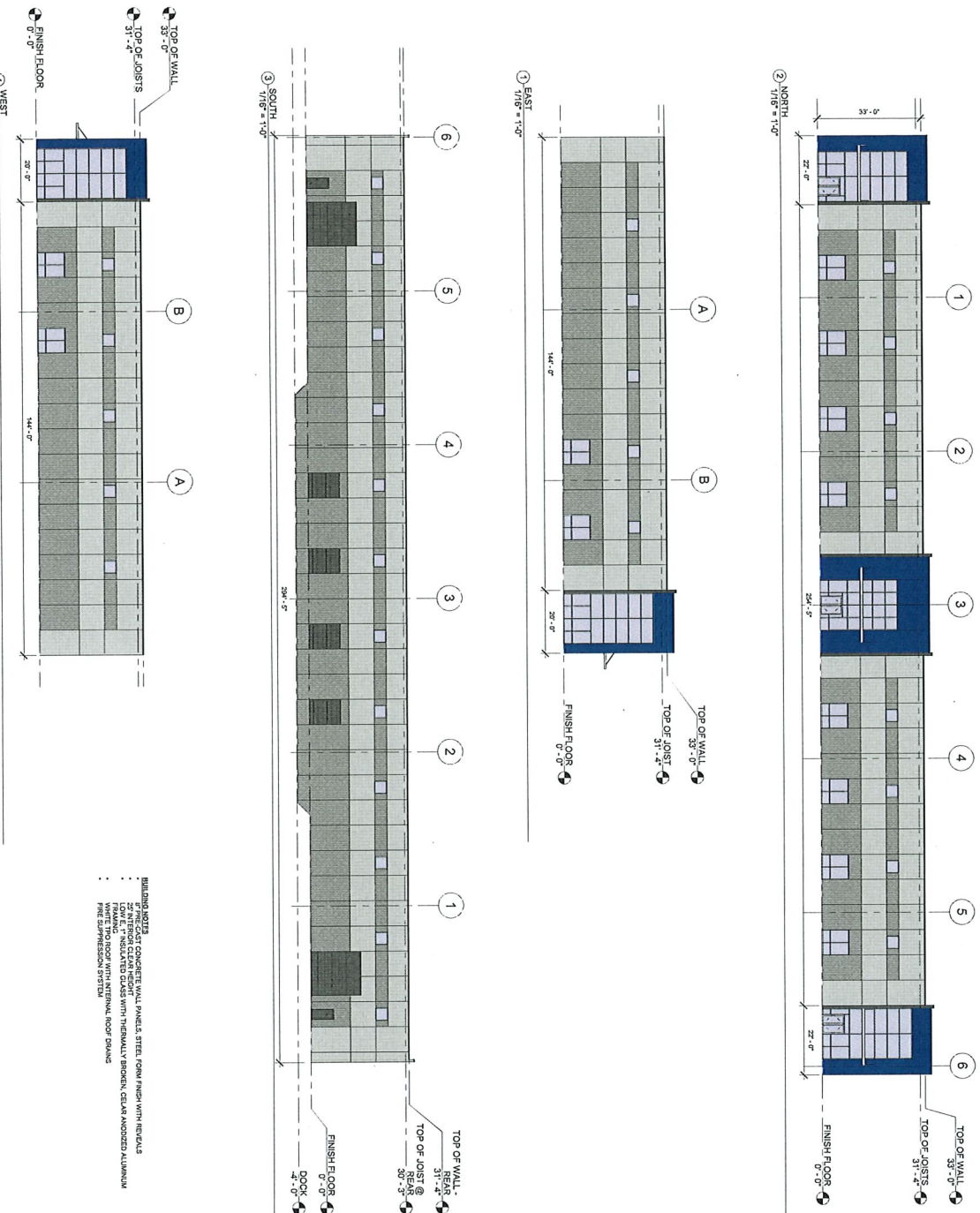
REVISIONS

NO.	DATE	DESCRIPTION

AKRON CANTON BUSINESS CENTER 7
 25' CLEAR HEIGHT
 1460 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO 44685

ROOF PLAN
 PROJECT NUMBER: 16-110-E
 DATE: 8/2/22
A103
 SCALE: 1/8" = 1'-0"





BUILDING NOTES

- 1. 2\"/>

AKRON CANTON BUSINESS CENTER 7

25' CLEAR HEIGHT

1460 CORPORATE WOODS PARKWAY
UNIONTOWN, OHIO 44685

CAM INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1525 CORPORATE WOODS PKW.
SUITE 100
UNIONTOWN, OHIO 44685
724.886.5325
WWW.CAMINCORP.COM

REVISIONS

NO.	DESCRIPTION	DATE

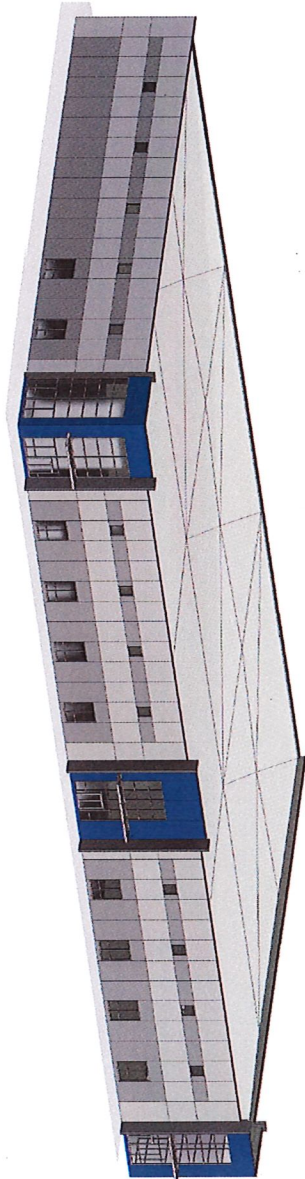
ELEVATIONS

Project Number: 18410 E
Date: 8/20/22

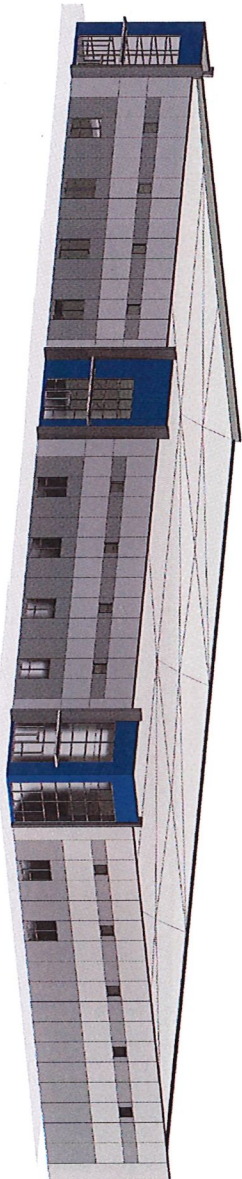
A104

Scale: 1/8" = 1'-0"

1 NORTH EAST 3D ELEVATION



2 NORTH WEST 3D ELEVATION



CJM INC.
 BUILDER / DESIGNER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKWY.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330-886-5253
 WWW.CJMINCORP.COM

REVISIONS

No.	Description	Date

AKRON
 CANTON
 BUSINESS
 CENTER 7

25' CLEAR HEIGHT

1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

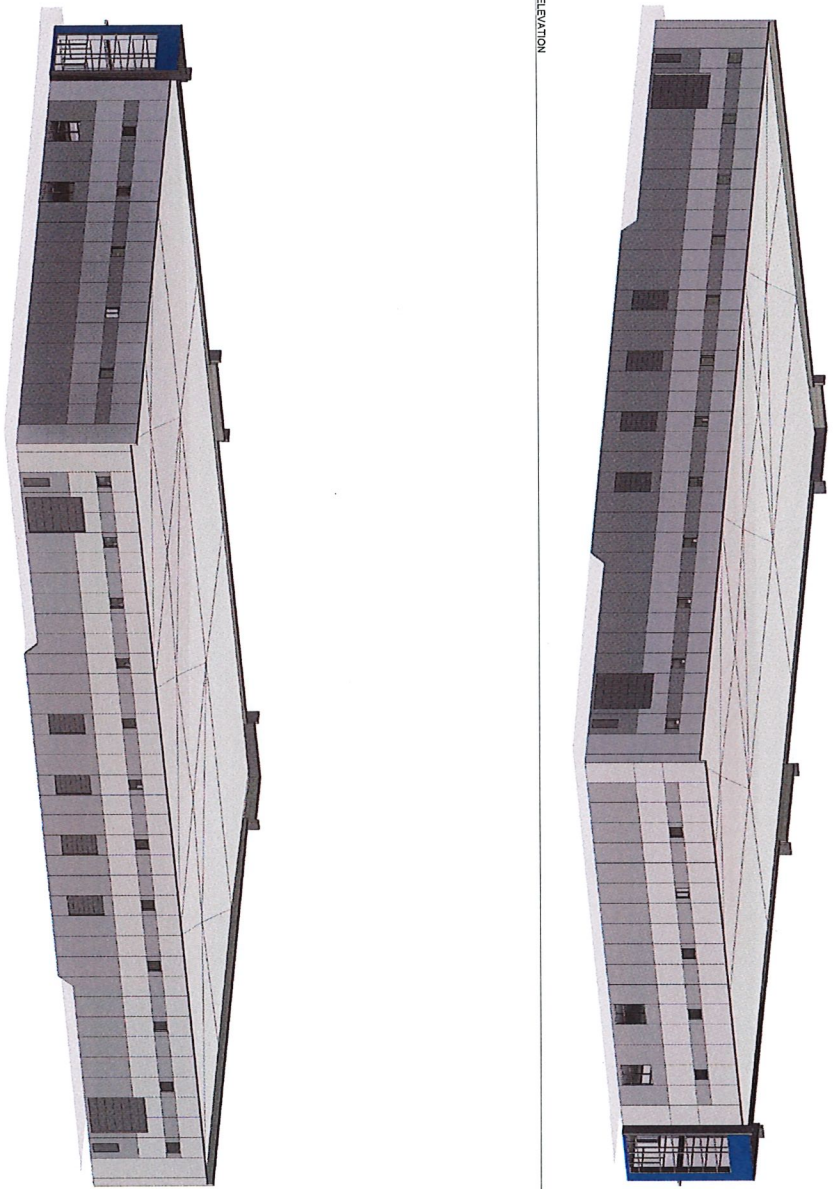


3D ELEVATIONS

Project Number: 18430 B
 Date: 8/3/22

A105

Scale



CJM INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKW.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.686.3233
 WWW.CJMGROUP.COM

REVISIONS

AKRON
 CANTON
 BUSINESS
 CENTER 7
 25' CLEAR HEIGHT
 1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

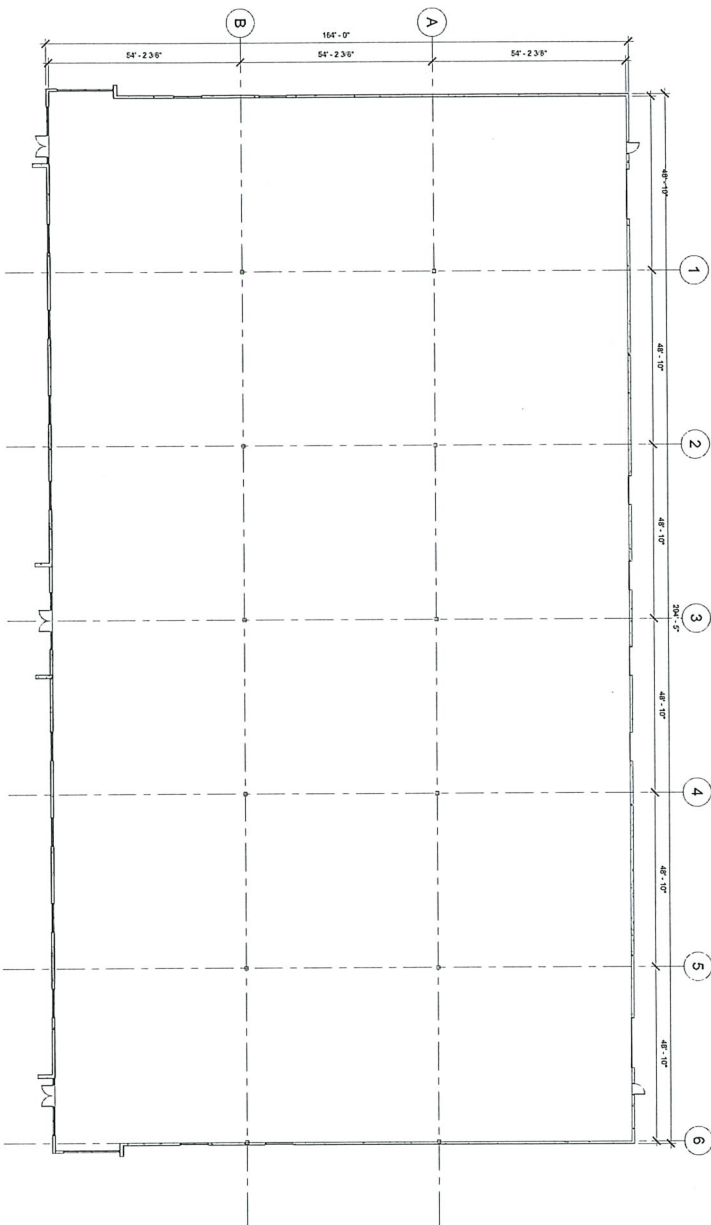


3D ELEVATIONS

Project Number: 184106
 Date: 8/3/22

A106

Scale



① FLOOR PLAN
 1/16" = 1'-0"



FLOOR PLAN

Project Number 18-410 B
 Date 8/9/22

A101

Scale 1/16" = 1'-0"

C&M INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER

1525 CORPORATE WOODS PKW.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.896.5322
 WWW.C&MGRUP.COM

REVISIONS

NO.	DATE	DESCRIPTION

**AKRON
 CANTON
 BUSINESS
 CENTER 7**

32' CLEAR HEIGHT

1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685

C&M INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKW.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.486.0223
 WWW.CANDMCONSP.COM

REVISIONS

NO.	DESCRIPTION

AKRON CANTON BUSINESS CENTER 7
 32' CLEAR HEIGHT
 1460 CORPORATE WOODS PARKWAY
 UNIONTOWN, OHIO 44685

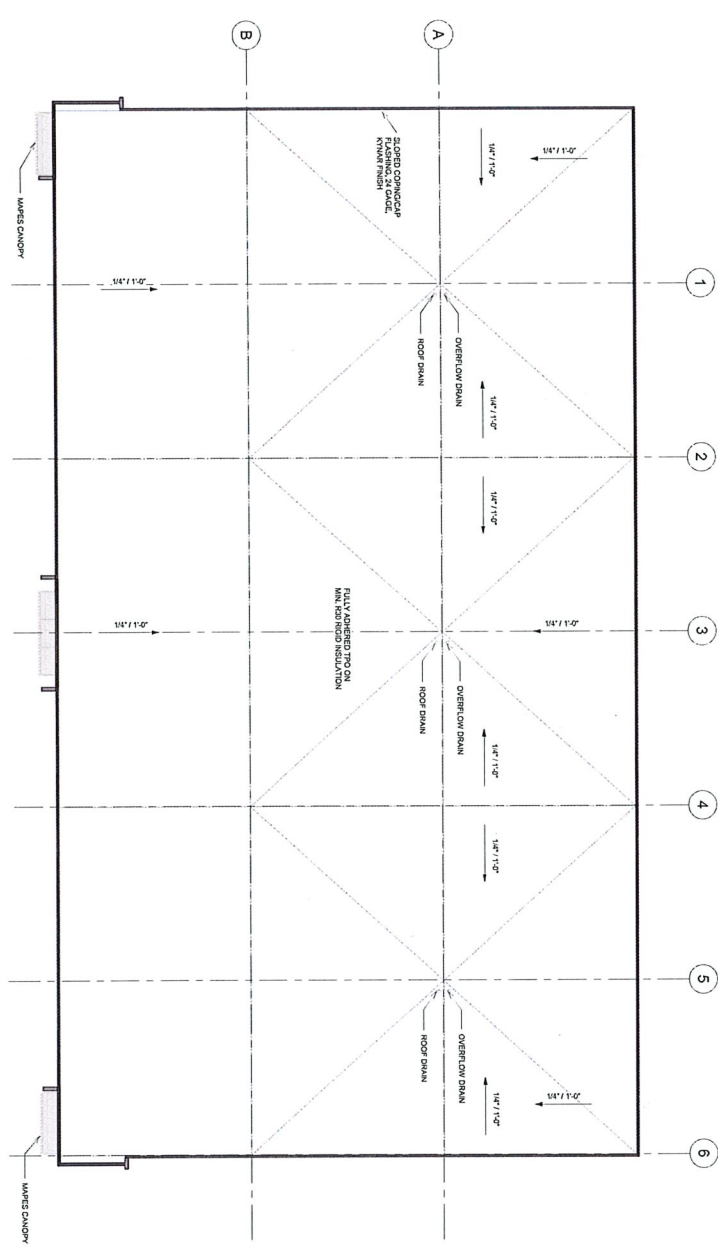


ROOF PLAN

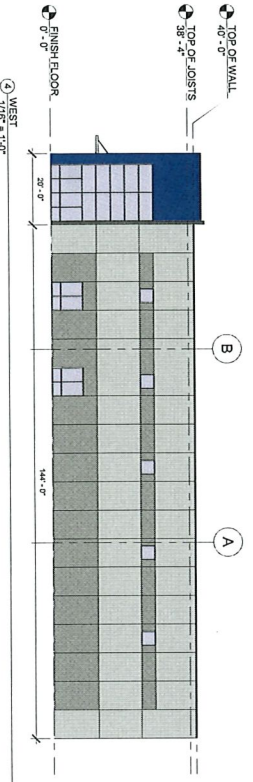
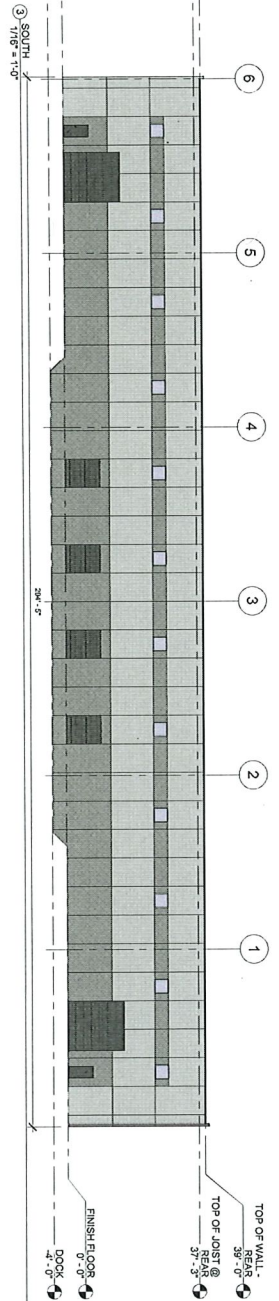
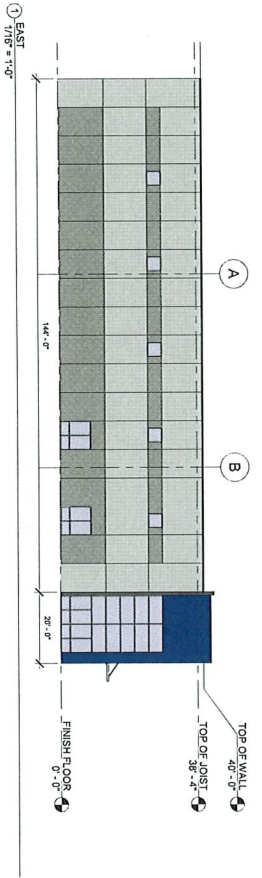
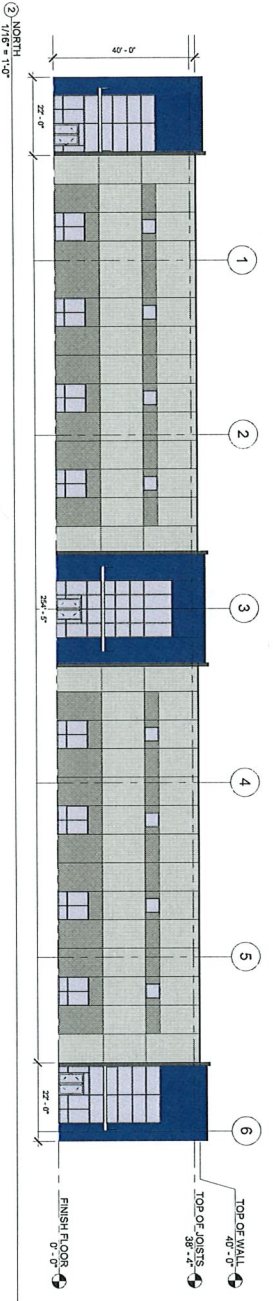
Project Number: **14-110-B**
 Date: **8/3/22**

A103

Scale: 1/16" = 1'-0"



1 ROOF
 1/16" = 1'-0"



BUILDING NOTES
 1. WEST CONCRETE WALL PANELS STEEL TOBE FINISH WITH REVEALS
 2. ZZ ANTERIOR CLEAR HEIGHT WITH THERMALLY-BROKEN CLEAR ANODIZED ALUMINUM
 3. FRAMING ROOF WITH INTERNAL ROOF DRAINS
 4. FINE SUSPENSION SYSTEM

CSMI INC.
 BUILDER / DEVELOPER / REAL ESTATE BROKER
 1525 CORPORATE WOODS PKV.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330.886.5232
 WWW.CSMIINC.COM

REVISIONS

NO.	DATE	DESCRIPTION

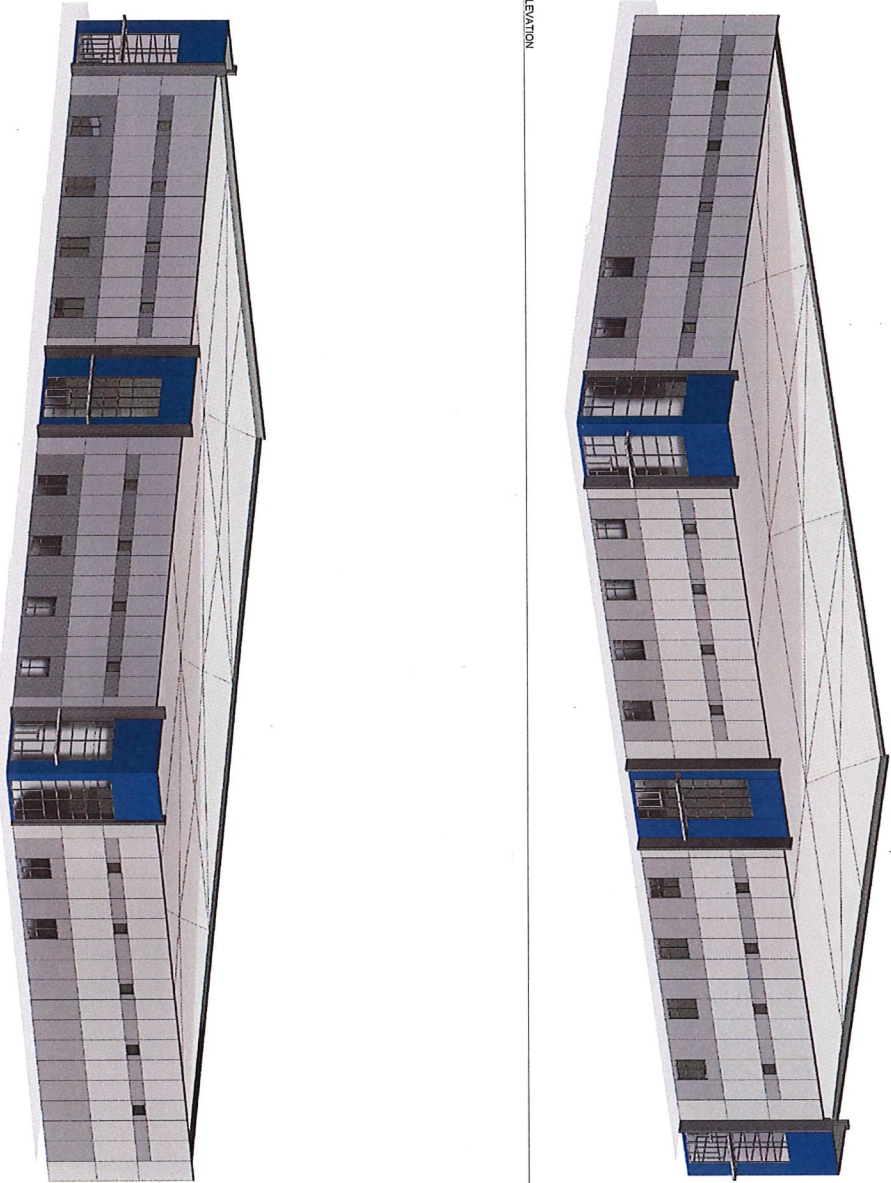
AKRON
 CANTON
 BUSINESS
 CENTER 7
 32' CLEAR HEIGHT
 1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685



ELEVATIONS

Project Number: 18-110-B
 Date: 8/9/22

A104



1. NORTHEAST 3D ELEVATION

2. NORTHWEST 3D ELEVATION

CSM INC.
 BUILDER / DESIGNER / REAL STATE BROKER
 1535 CORPORATE WOODS PKV.
 SUITE 100
 UNIONTOWN, OHIO 44685
 330-896-3233
 WWW.CSMINCORP.COM

REVISIONS

NO.	DATE	DESCRIPTION

**AKRON
 CANTON
 BUSINESS
 CENTER 7**

32' CLEAR HEIGHT

**1460 CORPORATE
 WOODS PARKWAY
 UNIONTOWN, OHIO
 44685**



3D ELEVATIONS

Project Number: 18-2110-B
 Date: 8/2/22

A105

Scale:

C/M
INC.
BUILDER / DEVELOPER / REAL ESTATE BROKER
1555 CORPORATE WOODS PKW.
SUITE 100
UNIONTOWN, OHIO 44685
330.986.5233
WWW.C/MINCORP.COM

REVISIONS

**AKRON
CANTON
BUSINESS
CENTER 7**

32' CLEAR HEIGHT

1460 CORPORATE
WOODS PARKWAY
UNIONTOWN, OHIO
44685



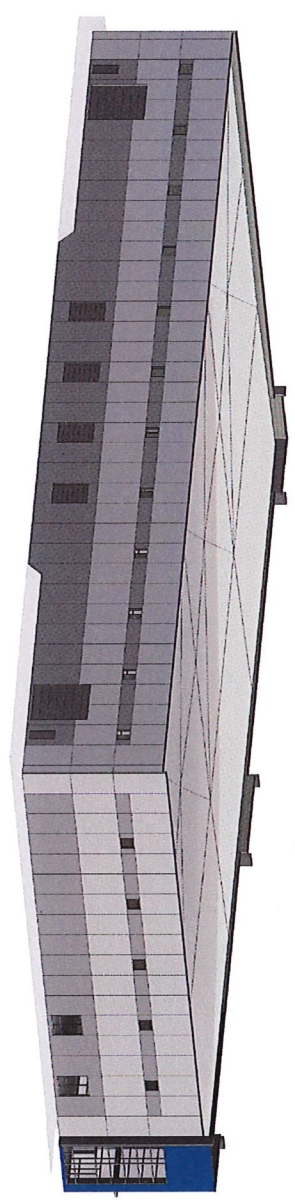
3D ELEVATIONS

Project Number: 18-410-B
Date: 6/30/22

A106

Scale:

1-1-1: SOUTHEAST 3D ELEVATION



2-2-1: SOUTHWEST 3D ELEVATION

