

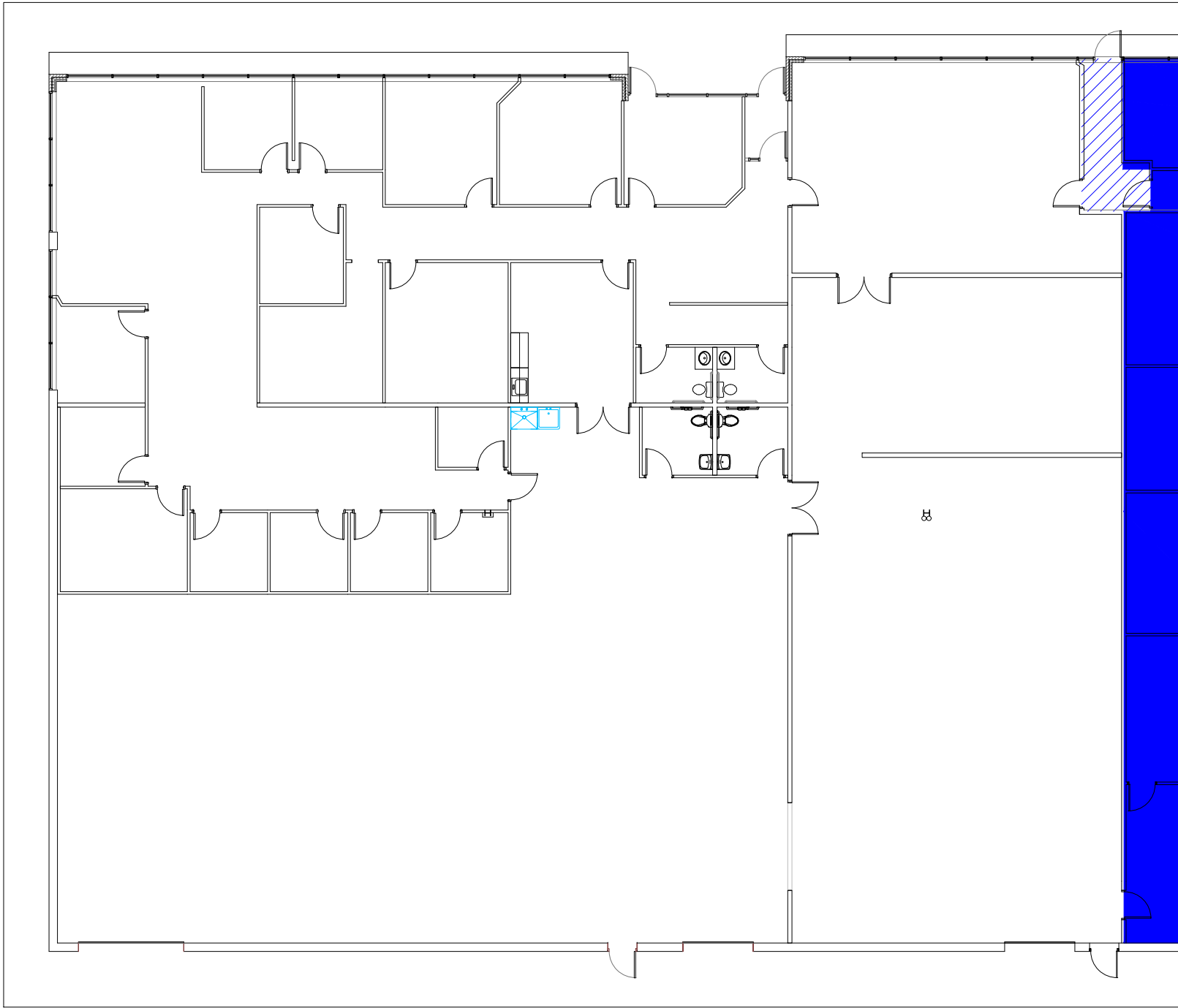


## STONEGATE TECHNOLOGY CENTER II

<b>ADDRESS:</b>	Stonegate Corporate Park 4160 Highlander Pkwy Richfield, Ohio 44286
<b>AVAILABILITY:</b>	AVAILABILITY Suite 300: 12,024 square feet (Office/Warehouse)
<b>TYPE:</b>	Office/Warehouse/Flex
<b>BUILDING SIZE:</b>	35,000 square feet
<b>FLOORS:</b>	Single Story Building
<b>BAY SIZE:</b>	30' x 30'
<b>CLEAR HEIGHT:</b>	9' (Office) 14' (Warehouse)
<b>YEAR BUILT:</b>	2003
<b>HVAC SYSTEM:</b>	Rooftop HVAC units
<b>FLOOR LOADING:</b>	80 to 100 lbs. live load
<b>PARKING SPACES:</b>	4 spaces/1,000 Office
<b>UTILITIES:</b>	Water Summit County Sewer Summit County Electric First Energy Gas East Ohio Gas Phone Ameritech
<b>FEATURES:</b>	Easy Access to I-77/I-271/Ohio Turnpike; Brecksville Rd; Park Setting; Picnic Tables
<b>FIBER OPTICS:</b>	In Building
<b>TENANT IMPROVEMENT:</b>	Building Standard Work Letter

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





STONEGATE TECH CENTER 2  
4160 HIGHLANDER PARKWAY  
SUITE 300  
RICHFIELD, OHIO 44286

**CAM**  
BUILDER / DEVELOPER  
1525 CORPORATE WOODS PKY  
P.O. BOX 3515  
AKRON, OHIO 44309  
VOICE: 330-896-3253  
FAX: 330-896-3304

FLOOR PLAN

PROJECT:  
XX  
DATE:  
6/8/20  
SCALE:  
1/8" = 1'

SK01