GREEN PROFESSIONAL OFFICE BUILDING | 1587 BOETTLER ROAD, GREEN, OH

Visit: www.cbre.com/1587boettler

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GREEN PROFESSIONAL OFFICE BUILDING

Property Overview.....3

Property Photos.....4

Floor Plans.....7

Site Plan.....10

Maps.....11

Additional Land.....13

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PROPERTY DESCRIPTION

ADDRESS	Green Professional Office Building 1587 Boettler Road Green, Ohio 44685
PERMANENT PARCEL NUMBER	2810604 (Summit County)
LAND AREA	3.049 acres
BUILDING AREA	20,262 SF
BUILDING TYPE	Office or medical building Single or multi-tenant
NO. OF STORIES	1
PROPERTY FEATURES	Monument sign on Boettler Road 159 surface parking spaces (7/1,000 SF)
STRUCTURE	Masonry block exterior walls, brick and EIFS skin, steel skeleton
ROOF	Rubber membrane
HVAC	Air conditioning and ventilation is provided by multiple rooftop units which supply air to variable-air-volume (VAV) boxes distributed throughout the building. VAV boxes on perimeter zones are equipped with hot water re-heat, with hot water being piped from two redundant gas-fired boilers which alternately fire in a lead-lag sequence. Each zone is equipped with its own electronic thermostat which is controlled by a central processor for maximum comfort and efficiency.

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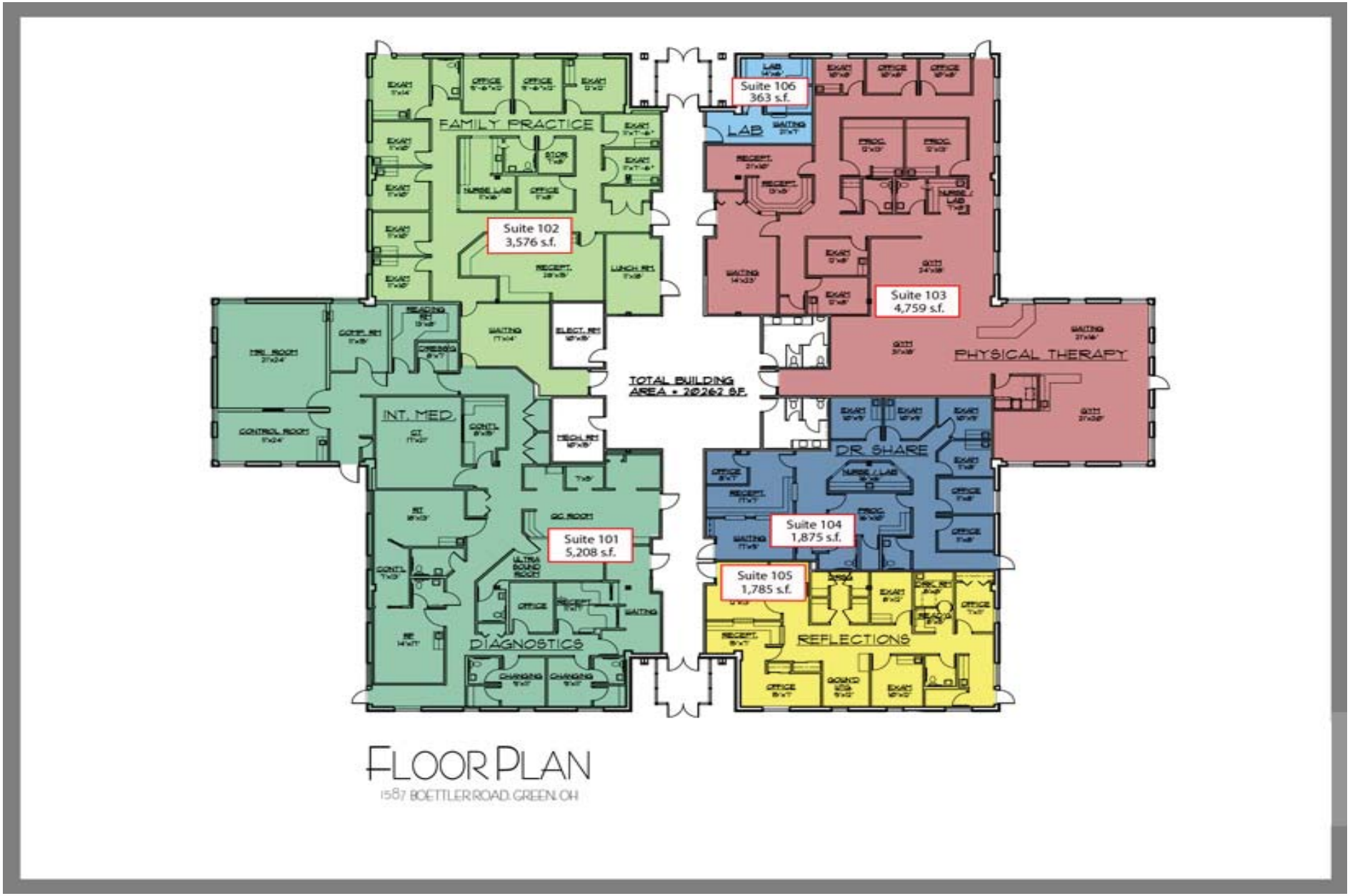
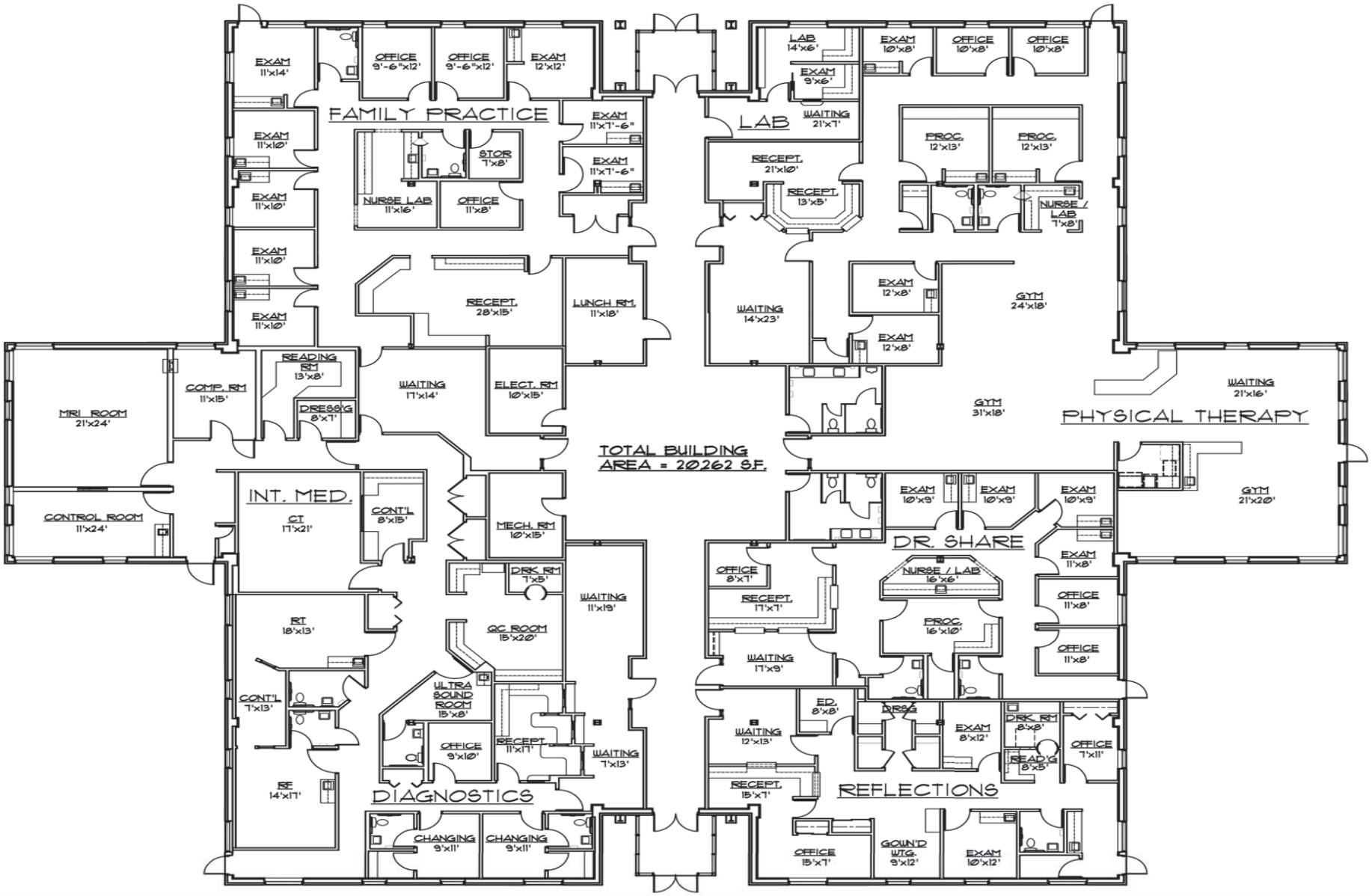
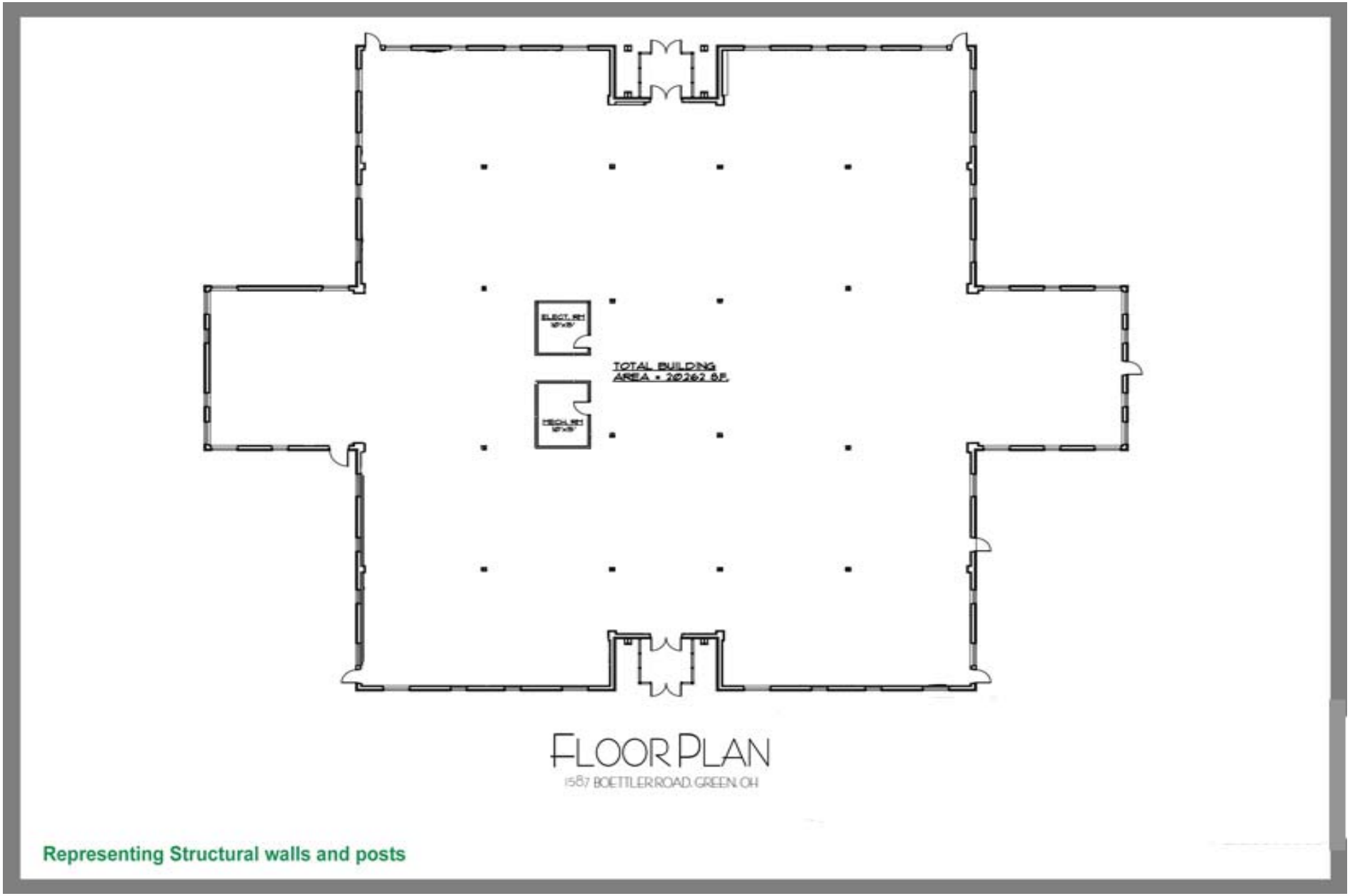
BUILDING FEATURES	Center clerestory atrium and a drive-under canopy at the main entrance.	
LEASE RATE	$14.00 per SF - NNN	
AVAILABLE SUITES	Suite #	SF
Spaces can be combined	101	5,280
	102	3,576
	103	4,759
	104	1,875
	105	1,785
	106	363

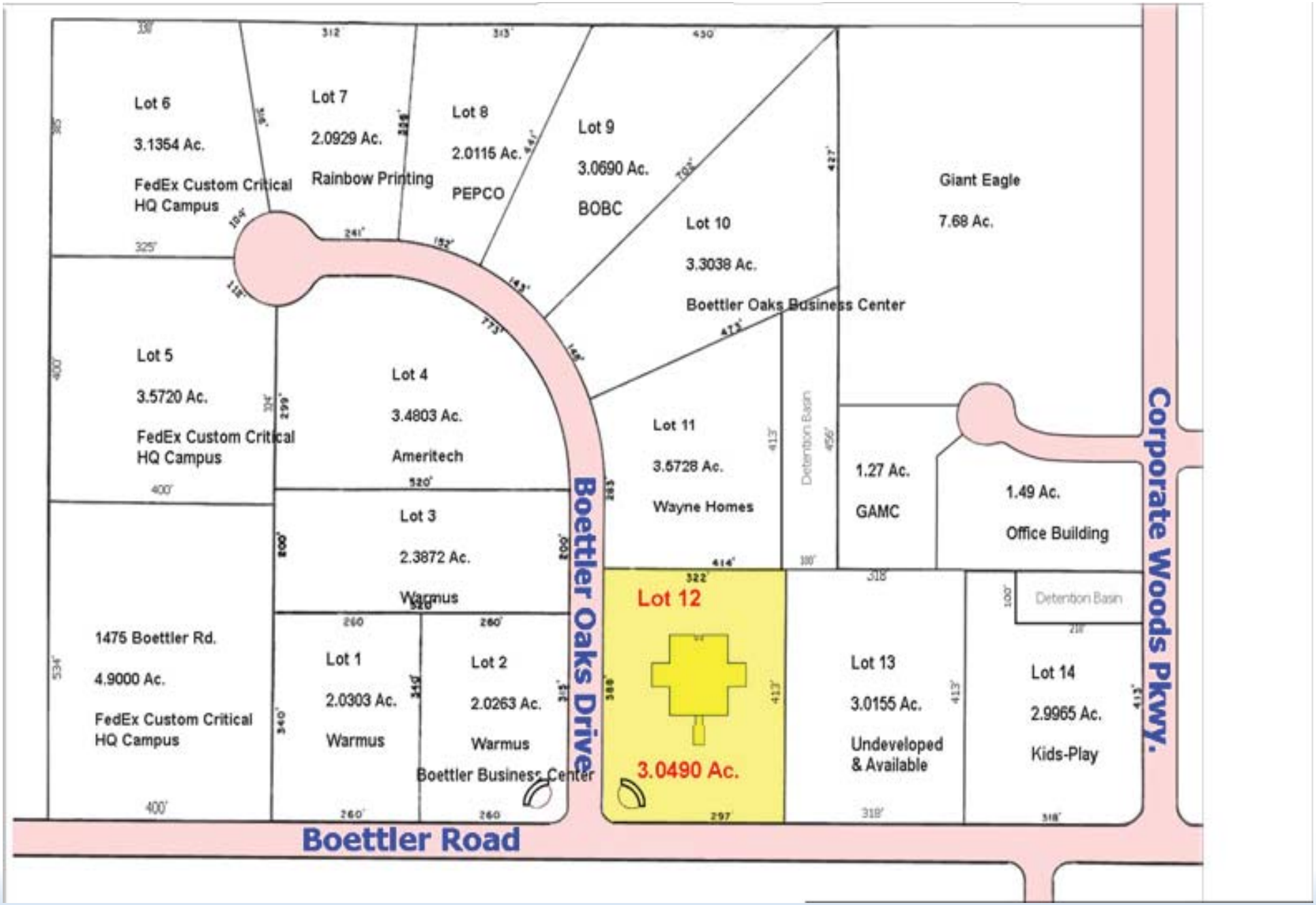
Boettler Oaks Drive
Boettler Road

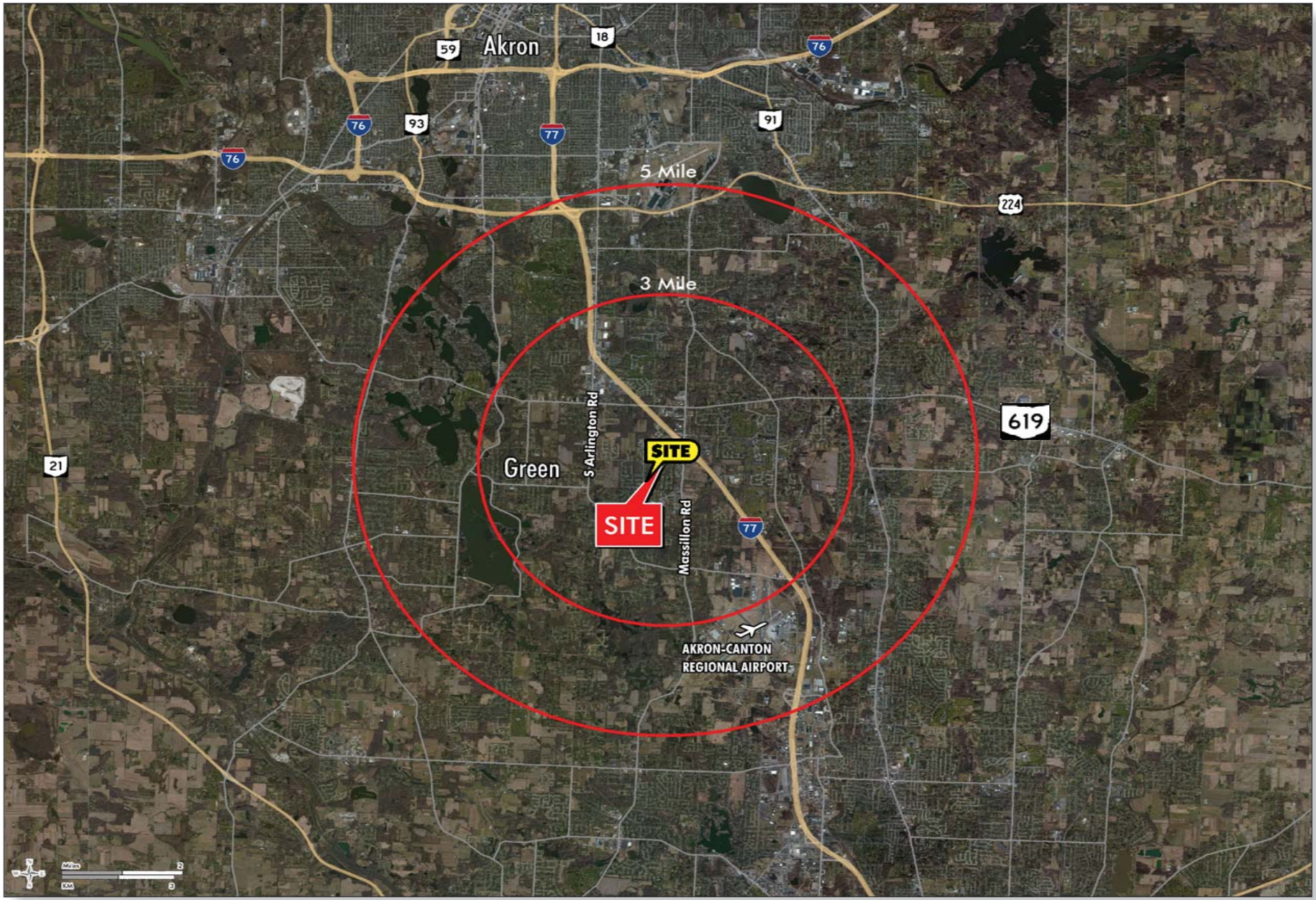
EXIT

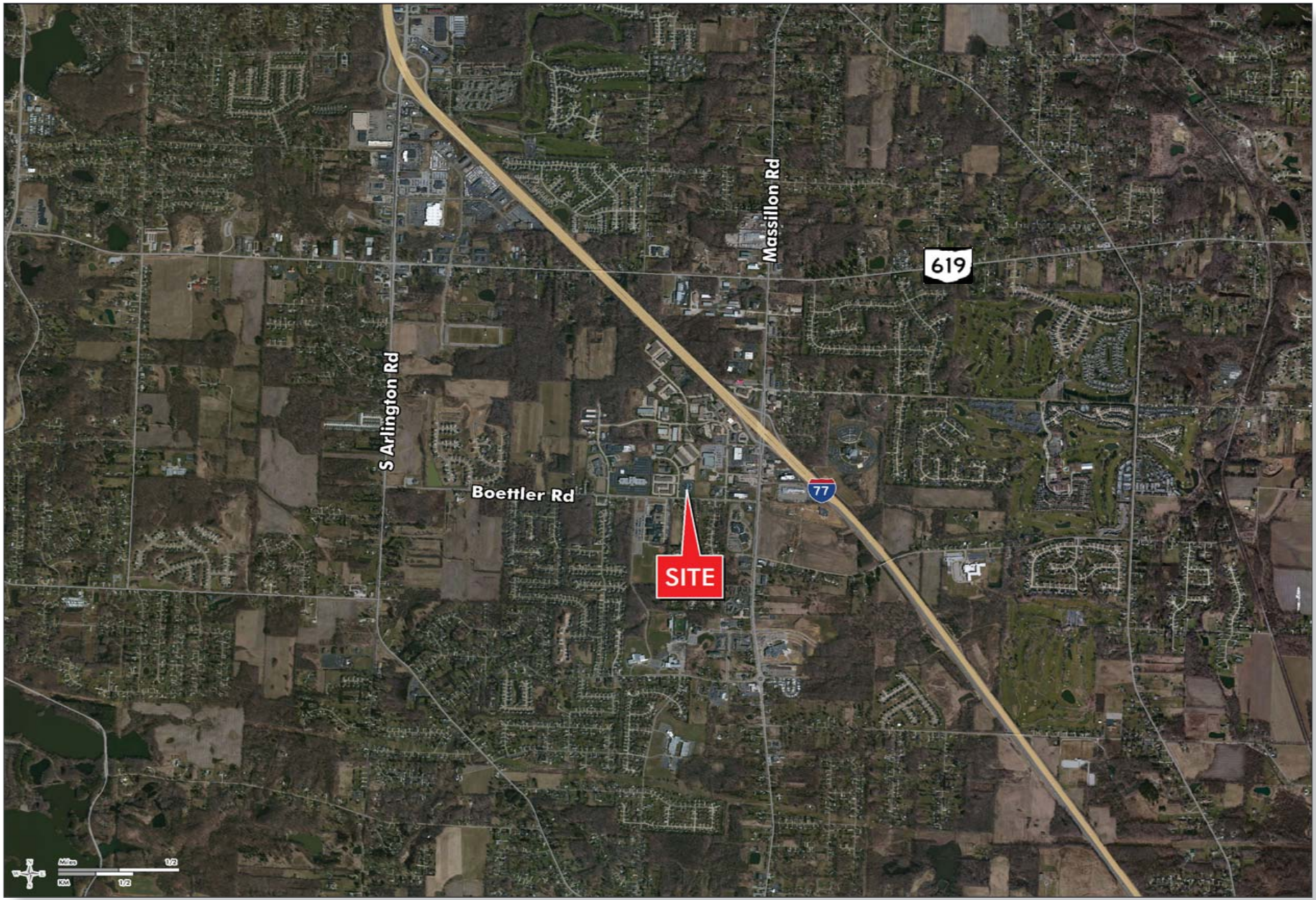

Suite 106
363 s.f.
FAMILY PRACTICE
LAB
Suite 102
3,576 s.f.
Suite 103
4,759 s.f.
PHYSICAL THERAPY
TOTAL BUILDING
AREA = 20262 S.F.
INT. MED.
DR. SHARE
Suite 104
1,875 s.f.
Suite 101
5,208 s.f.
Suite 105
1,785 s.f.
DIAGNOSTICS
REFLECTIONS
FLOOR PLAN
1587 BOETTLER ROAD, GREEN, OH


FAMILY PRACTICE
LAB
PHYSICAL THERAPY
INT. MED.
DIAGNOSTICS
DR. SHARE
REFLECTIONS
TOTAL BUILDING AREA = 20262 S.F.
EXAM 11'x14'
OFFICE 9'-6"x12'
OFFICE 9'-6"x12'
EXAM 12'x12'
EXAM 11'x10'
EXAM 11'x10'
EXAM 11'x10'
EXAM 11'x10'
STOR 7'x8'
NURSE LAB 11'x16'
OFFICE 11'x8'
EXAM 11'x7'-6"
EXAM 11'x7'-6"
RECEPT. 28'x15'
LUNCH RM. 11'x18'
WAITING 17'x14'
ELECT. RM 10'x15'
READING RM 13'x8'
DRESS'G 8'x7'
COMP. RM 11'x15'
MRI ROOM 21'x24'
CONTROL ROOM 11'x24'
CT 17'x21'
CONT'L 8'x15'
MECH. RM 10'x15'
DRK. RM 7'x5'
WAITING 11'x19'
QC ROOM 15'x20'
RT 18'x13'
CONT'L 7'x13'
ULTRA SOUND ROOM 15'x8'
OFFICE 9'x10'
RECEPT. 11'x11'
WAITING 7'x13'
RF 14'x17'
CHANGING 9'x11'
CHANGING 9'x11'
LAB 14'x6'
EXAM 9'x6'
WAITING 21'x7'
EXAM 10'x8'
OFFICE 10'x8'
OFFICE 10'x8'
PROC. 12'x13'
PROC. 12'x13'
RECEPT. 21'x10'
RECEPT. 13'x5'
NURSE / LAB 7'x8'
EXAM 12'x8'
EXAM 12'x8'
WAITING 14'x23'
GYM 24'x18'
GYM 31'x18'
WAITING 21'x16'
GYM 21'x20'
EXAM 10'x9'
EXAM 10'x9'
EXAM 10'x9'
NURSE / LAB 16'x6'
EXAM 11'x8'
OFFICE 11'x8'
OFFICE 11'x8'
PROC. 16'x10'
OFFICE 8'x7'
RECEPT. 17'x7'
WAITING 17'x9'
ED. 8'x8'
DRSG
WAITING 12'x13'
EXAM 8'x12'
DRK. RM 8'x8'
READ'G 8'x5'
OFFICE 7'x11'
RECEPT. 15'x7'
OFFICE 15'x7'
GOWN'D WTG. 9'x12'
EXAM 10'x12'


TOTAL BUILDING
AREA = 20262 SF
FLOOR PLAN
1587 BOETTLER ROAD, GREEN, OH
Representing Structural walls and posts


Lot 6
3.1354 Ac.
FedEx Custom Critical
HQ Campus
Lot 7
2.0929 Ac.
Rainbow Printing
Lot 8
2.0115 Ac.
PEPCO
Lot 9
3.0690 Ac.
BOBC
Lot 10
3.3038 Ac.
Boettler Oaks Business Center
Giant Eagle
7.68 Ac.
Lot 5
3.5720 Ac.
FedEx Custom Critical
HQ Campus
Lot 4
3.4803 Ac.
Ameritech
Lot 11
3.5728 Ac.
Wayne Homes
Detention Basin
1.27 Ac.
GAMC
1.49 Ac.
Office Building
Corporate Woods Pkwy.
Lot 3
2.3872 Ac.
Warmus
Boettler Oaks Drive
Lot 12
3.0490 Ac.
1475 Boettler Rd.
4.9000 Ac.
FedEx Custom Critical
HQ Campus
Lot 1
2.0303 Ac.
Warmus
Lot 2
2.0263 Ac.
Warmus
Boettler Business Center
Lot 13
3.0155 Ac.
Undeveloped
& Available
Detention Basin
Lot 14
2.9965 Ac.
Kids-Play
Boettler Road


Akron
59
18
76
93
77
91
5 Mile
3 Mile
224
619
21
Green
S Arlington Rd
SITE
SITE
Massillon Rd
AKRON-CANTON
REGIONAL AIRPORT


Massillon Rd
619
S Arlington Rd
Boettler Rd
77
SITE

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