

## Pleasant Valley Business Park Flex Building

7555 East Pleasant Valley Road  
Independence, Ohio



### Facts

<b>USE:</b>	Office, Warehouse, Showroom
<b>RENTABLE AREA:</b>	40,197 Square Feet
<b>OFFICES:</b>	Yes
<b>DOCKS:</b>	5
<b>DRIVE-INS:</b>	1 (additional may be added)
<b>BAYS:</b>	40' x 33.5'
<b>CEILING HEIGHT:</b>	18'
<b>SPRINKLERS:</b>	Monitored Wet System
<b>PARKING:</b>	Abundant Surface Parking

**P**leasant Valley Business Park is an office/industrial park which totals 137,252 square feet on 15 acres in a natural park-like setting. This 40,197 square foot contemporary office/flex building has been designed to accommodate various users such as office, warehouse and showroom. Nearby amenities include Cuyahoga Valley National Park, restaurants and lodging. Pleasant Valley Business Park is minutes from Interstates 480 and 77 as well as the Jennings Freeway (Ohio Route 176).