

OFFICE FACILITY



1300 FREESE WORKS PL
GALION, OH 44833



Property Highlights:
Square Feet: 40,000 SF

Sale Price: \$1,200,000

Lease Rate: \$8.00 NNN SF/YR

Year Built: 1999

- ✓ Minutes from Downtown
- ✓ 3.2 Acres of Stone Parking Lot
- ✓ 1 Mile to US 30
- ✓ Adaptable Interior



Tim Echemann

Principal Broker

C: 937.658.4403

P: 937.492.4423

techemann@ipbindustrial.com

www.ipbindustrial.com



Conrad Echemann

Sales Associate

C: 937.658.4282

P: 937.492.4423

conrad@ipbindustrial.com

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Land: 1.09 Acres

Floors: Two Floors

Zoning: IP; Industrial Park District

Flooring: Cement

Cooling: Central Air

Heating: Gas Heat, Forced Air

Annual Taxes: \$2,716. 06

Galion, OH:

Galion is actively focused on economic growth; various development incentives are available, including tax abatements through the Community Reinvestment Area (CRA) program, access to the City's Revolving Loan Fund, and support from the Galion Port Authority for financing, site improvements, and marketing. Galion also benefits from having excellent transportation links like US Route 30 and sizeable labor pool within a 45 mile radius.



Scan for more info



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