

# USA Management

35110 Euclid Ave.  
Willoughby, Ohio 44094  
440-223 5508  
[www.usamgt.com](http://www.usamgt.com)

Contact: Mark Novak at 440-223-5508 (Cell)  
Email: [mark@usamgt.com](mailto:mark@usamgt.com)

**AS OF 11-10-09**

**35160 Topps Industrial Parkway (warehouse building with 1acre paved parking lot)**

City: Willoughby, Ohio

Crossroads: Topps Industrial Parkway/E 355th

| <u>Address:</u>                | <u>SIZE:</u> | <u>CAM RE-TAX/INS:</u> | <u>TOTAL NNN:</u> |           |
|--------------------------------|--------------|------------------------|-------------------|-----------|
| 35160 Topps Industrial Parkway | 6330 SF      | \$611.90               | \$580.25          | \$1192.15 |

**AVAILABLE LAND SITES**

**Tyler & Clover Land-Approx 2 acres for sale/lease**

Zoned M-1/Light Mfg

City: Mentor, OH

Crossroads: Tyler Blvd & Clover

**Hopkins Land-Approx 8 acres for sale/lease**

Zoned M-2/Heavy Mfg

City: Mentor, OH

Crossroads: Tyler Blvd & Hopkins