

FOR  
SALE

# SHERWIN WILLIAMS

## 299 SOUTH CHESTNUT STREET

DESHLER, OHIO 43516 :: HENRY COUNTY

**SALE PRICE:** \$1,500,000  
**TOTAL BLDG.:** 157,700 SF  
**ACREAGE:** 16.95  
**OFFICE AREA:** 7,000 SF  
**OCCUPANCY:** March 2010  
**PARKING:** 94 Spaces  
**ZONING:** M-2



VISIT [WWW.CBRE.COM/299CHESTNUT](http://WWW.CBRE.COM/299CHESTNUT) FOR MORE INFORMATION

### DETAILS:

- Year Constructed: 1953, 1961, 1973, 1996
- Overhead Doors: (2) 10'x14' / (1) 10'x10' / (1) 8'x8'
- Dock Doors: (8) w/levelers & seals, (3) internal
- Rail: Potentially, rail borders property
- Power: 480V, 3-PH, 2500 KVA Transformer
- Sprinklers: Wet, 150 PSI, ESFR, 200,000 gal. tank
- Ceiling Height: 23' (112,700 SF), 12' (45,000 SF)
- Structure: Steel & masonry
- Restrooms: 7 total
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- Structure: Steel & masonry
- Restrooms: 7 total
- Heat: Natural gas hanging units & air make-up unit  
Gas forced air in office
- A/C: Central in office
- Real Estate Taxes: \$76,548.06 per year
- Floor Drains: None
- Lighting: Fluorescent, T-5, Motion Sensors
- Expansion: Additional vacant ground for expansion

FOR MORE  
INFORMATION

PLEASE  
CONTACT

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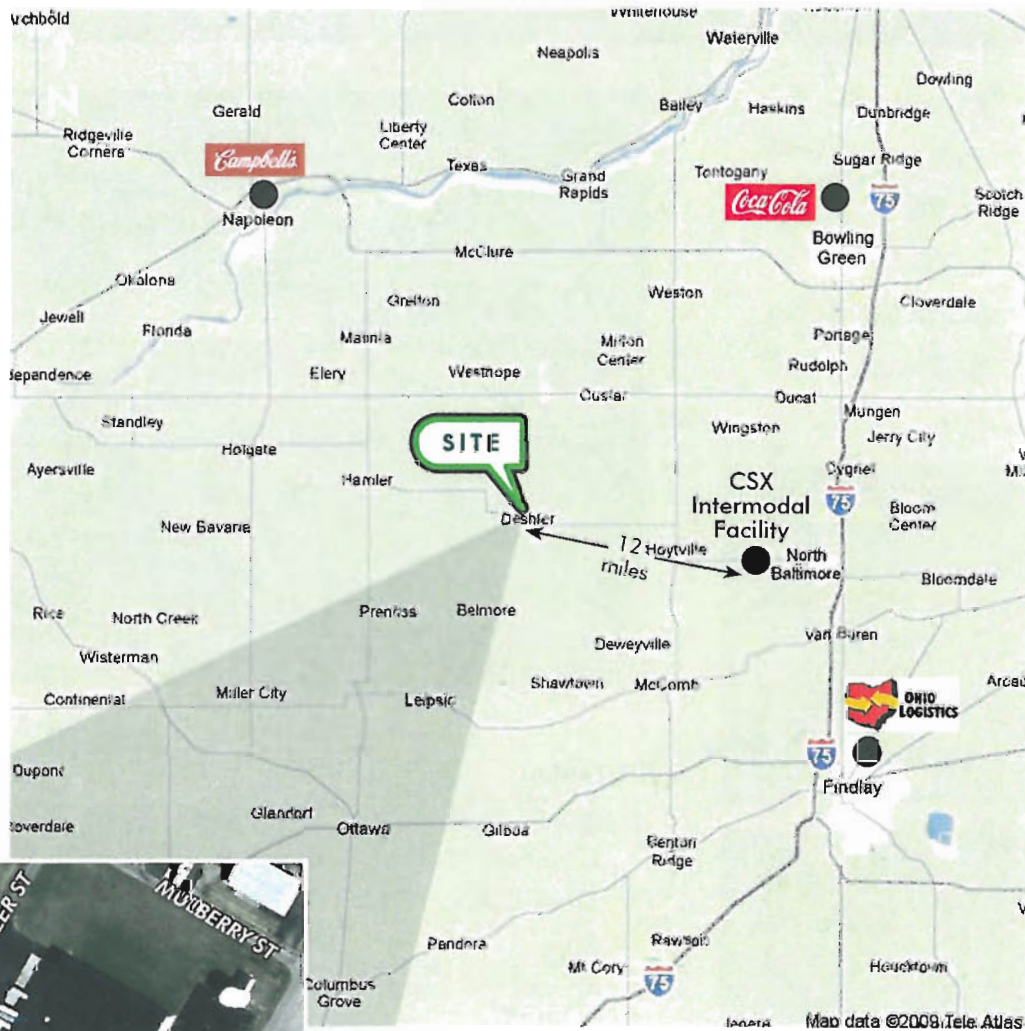
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**MAP**



**AERIAL  
VIEW OF  
PLANT**



**PROVIDERS FOR:**

- Electricity: Village of Deshler & Ohio Power

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- Electricity: Village of Deshler & Ohio Power
- Natural Gas: Suburban Gas - 4" main
- Water: Village of Deshler
- Sanitary Sewer: Village of Deshler
- Storm Sewer: Drains to ditch

CB Richard Ellis | Reichle Klein | One Sycamore Court, Columbus, OH 43260 | [www.cbire.com/ohio/](http://www.cbire.com/ohio/)

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