



4087 MEDINA ROAD
MEDINA, OH 44256

LEASE RATE: \$2,335/MO + \$5.76 SF CAM & UTILITIES



PROPERTY HIGHLIGHTS

- Available: 2,800 SF
- Suite 400: Large Open Yoga Studio with Waiting Area, Reception Desk that is Suitable for 3+ Employees, Private Office, and ADA-Compliant In-Suite Restroom
- Available on or Before April 30th 2026
- High Efficiency Furnace, Common Area Restrooms, and Employee Breakroom
- CAM includes: Taxes, Landscaping, Insurance, Water/Sewer, Snow and Garbage Removal
- Tenants in the Building include Medina Dental, Myers Capital Advisors & Brendel Eye Care
- Property is Well Maintained and Very Clean Throughout
- Signage Available on Marquee Board with Great Visibility
- Zoning: General Business



LISTING AGENTS

Sam Tecca

sam@gerspachergroup.com

Morgan Faunce

morgan@gerspachergroup.com

330.722.5002





4087 MEDINA ROAD
MEDINA, OH 44256

LEASE RATE: \$2,335/MO + \$5.76 SF CAM & UTILITIES



PROPERTY OVERVIEW

4087 Medina Road Suite 400 is the Former Heart Song Yoga Studio & Chiropractor's Office for Lease. It consists of 2,800 SF and is move in ready condition. Possible uses may include Yoga Studio, Dance Studio or could be used for General Office Uses.

LOCATION OVERVIEW

Located on Medina Road North Side of (Route-18). Less than 1 mile West of I-71 in Medina Township.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	7,968	47,224	146,554
Total Units	3,660	21,544	65,725
Median Income	\$63,732	\$66,245	\$59,501

The information contained herein is from sources deemed reliable but no warranty or representation is made to the accuracy thereof.

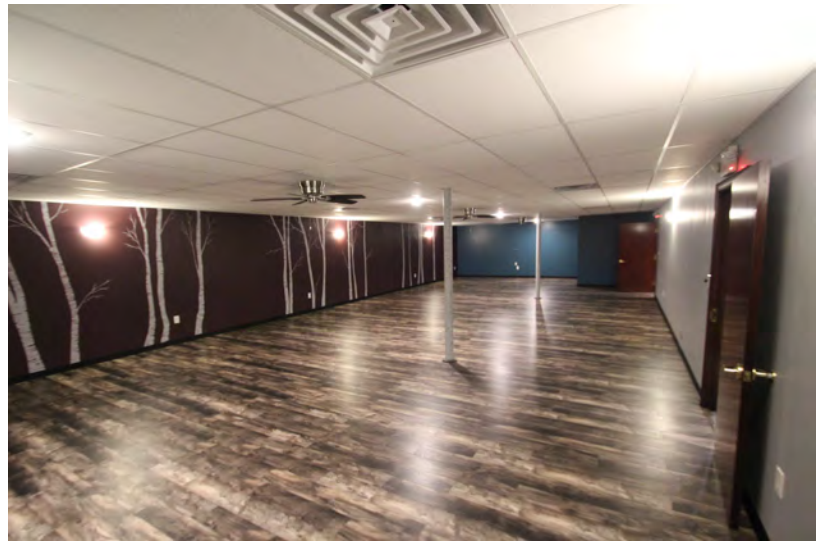


FORMER YOGA STUDIO/CHIROPRACTOR OFFICE FOR LEASE



**4087 MEDINA ROAD
MEDINA, OH 44256**

LEASE RATE: \$2,335/MO + \$5.76 SF CAM & UTILITIES



FORMER YOGA STUDIO/CHIROPRACTOR OFFICE FOR LEASE



4087 MEDINA ROAD
MEDINA, OH 44256

LEASE RATE: \$2,335/MO + \$5.76 SF CAM & UTILITIES

