

Lease Availability Report

22021 Brookpark Rd - The Reserves Network

Fairview Park, OH 44126 - Southwest Submarket



BUILDING

Type:	Class B Office
Tenancy:	Multiple
Year Built:	1987
RBA:	30,000 SF
Floors:	2
Typical Floor:	15,000 SF

AVAILABILITY

Min Divisible:	150 SF
Max Contig:	1,100 SF
Total Available:	1,250 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$2.96 (2019)
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SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Office	Direct	150	150	150	Withheld	Vacant	Negotiable
<i>Colliers International - Peter Grealis (216) 239-5118</i> Executive Suite								
P 1st	Office	Direct	1,100	1,100	1,100	Withheld	Vacant	Negotiable
<i>Colliers International - Peter Grealis (216) 239-5118</i>								

LEASING COMPANY

Company:	Colliers International
Contacts:	Peter Grealis (216) 239-5118

TRANSPORTATION

Parking:	153 free Surface Spaces are available; Ratio of 4.17/1,000 SF
Airport:	11 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Car-Dependent (19)
Transit Score ®:	Minimal Transit (0)

BUILDING NOTES

Buiding is located minutes from Cleveland Hopkins International Airport with immediate access to I-480 & I-71 & 15 minutes from downtown Cleveland. Great Northern Shopping Mall, South Park Shopping Mall, and other fine hotels and restaurants are all nearby. Convenient access to Cleveland's western and southern suburbs. First floor holds the Superior Office Services executive office space. Executive offices with shared services and conference areas available.



Lease Availability Report

22730 Fairview Center Dr - Bldg E
 Fairview Park, OH 44126 - Southwest Submarket



BUILDING

Type:	Class B Office
Tenancy:	Multiple
Year Built:	2007
RBA:	39,000 SF
Floors:	2
Typical Floor:	19,500 SF

AVAILABILITY

Min Divisible:	500 SF
Max Contig:	2,700 SF
Total Available:	2,700 SF
Asking Rent:	\$24.00/FS

EXPENSES PER SF

Taxes:	\$3.25 (2019)
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SPACES

Floor	Suite	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 2nd	270	Office	Direct	500 - 2,700	2,700	2,700	\$24.00/FS	30 Days	1 - 10 Yrs

Lydon Realty - Donald Lydon (440) 249-5182
 Existing space can be demised

LEASING COMPANY

Company:	Lydon Realty
Contacts:	Donald Lydon (440) 249-5182

SALE

For Sale:	\$4,350,000 (\$111.54/SF) - Active
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AMENITIES

Kitchen, Signage

TRANSPORTATION

Parking:	100 Surface Spaces are available; Ratio of 2.56/1,000 SF
Airport:	13 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Car-Dependent (15)
Transit Score ®:	Minimal Transit (13)

BUILDING NOTES

Located right off Interstate Route 480.



Lease Availability Report

21245 Lorain Rd - Fairview Park Professional Building

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Class C Office
Tenancy:	Multiple
Year Built:	1975
RBA:	17,952 SF
Floors:	3
Typical Floor:	5,984 SF

AVAILABILITY

Min Divisible:	315 SF
Max Contig:	4,334 SF
Total Available:	5,124 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$0.80 (2019)
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SPACES

Floor	Suite	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P LL		Off/Med	Direct	4,334	4,334	4,334	Withheld	Vacant	Negotiable
<i>Shpend R Brahaxhia - Shpend Brahaxhia (216) 832-3424</i> 4,334 square feet of space available. Lease term and rental rate is negotiable.									
P 2nd	208	Off/Med	Direct	475	475	475	Withheld	Vacant	Negotiable
<i>Shpend R Brahaxhia - Shpend Brahaxhia (216) 832-3424</i> 475 square feet of space available. Lease term and rental rate is negotiable.									
P 2nd	205	Off/Med	Direct	315	315	315	Withheld	Vacant	Negotiable
<i>Shpend R Brahaxhia - Shpend Brahaxhia (216) 832-3424</i> 315 square feet of space available. Lease term and rental rate is negotiable.									

LEASING COMPANY

Company:	Shpend R Brahaxhia
Contacts:	Shpend Brahaxhia (216) 832-3424

AMENITIES

Bus Line

TRANSPORTATION

Parking:	50 free Surface Spaces are available; Ratio of 2.79/1,000 SF
Airport:	17 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Very Walkable (71)
Transit Score ®:	Some Transit (31)



Lease Availability Report

21300 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Class C Office
Tenancy:	Multiple
Year Built:	1969
RBA:	12,000 SF
Floors:	1
Typical Floor:	12,000 SF

AVAILABILITY

Min Divisible:	200 SF
Max Contig:	1,000 SF
Total Available:	1,000 SF
Asking Rent:	\$12.00/FS

EXPENSES PER SF

Taxes:	\$1.60 (2019)
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SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Office	Direct	200 - 1,000	1,000	1,000	\$12.00/FS	Vacant	Negotiable

Nicklos & Company Inc. - Mike Nicklos (440) 356-4832

All of the common areas of the building have been renovated. The rent includes all of the utilities.

LEASING COMPANY

Company:	Nicklos & Company Inc.
Contacts:	Mike Nicklos (440) 356-4832

AMENITIES

Bus Line

TRANSPORTATION

Parking:	20 Surface Spaces are available; Ratio of 1.67/1,000 SF
Airport:	16 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Very Walkable (74)
Transit Score ®:	Some Transit (31)

BUILDING NOTES

This flat roofed building includes a paved lot.



Lease Availability Report

21405 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Freestanding
Tenancy:	Multiple
Year Built:	1951
GLA:	3,100 SF
Floors:	1
Typical Floor:	3,000 SF
Docks:	None

AVAILABILITY

Min Divisible:	3,100 SF
Max Contig:	3,100 SF
Total Available:	3,100 SF
Asking Rent:	\$15.50/MG

EXPENSES PER SF

Taxes:	\$2.74 (2019)
Opex:	\$1.65 (2013-Est)

SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	3,100	3,100	3,100	\$15.50/MG	30 Days	1 - 3 Yrs

Lake Realty Inc. - Ali Rose (440) 333-0000, Damian Incorvia (440) 465-6600

LEASING COMPANY

Company:	Lake Realty Inc.
Contacts:	Ali Rose (440) 333-0000, Damian Incorvia (440) 465-6600

SALE

For Sale:	\$425,000 (\$137.10/SF) - Active
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AMENITIES

Signage

TRAFFIC & FRONTAGE

Traffic Volume:	14,330 on Lorain Rd & W 211th St (2018)
	15,126 on Lorain Ave & W 220th St (2014)
Frontage:	147' on Lorain Rd (with 2 curb cuts)
	200' on Fairview Pky (with 2 curb cuts)

Made with TrafficMetrix® Products



Lease Availability Report

21405 Lorain Rd

Fairview Park, OH 44126 - West Submarket



TRANSPORTATION

Parking: Covered Spaces @ \$0.00/mo; 15 free Surface Spaces are available; Ratio of 1.90/1,000 SF

Airport: 16 minute drive to Cleveland Hopkins International Airport

Walk Score ®: Very Walkable (77)

Transit Score ®: Some Transit (30)



Lease Availability Report

21555 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Freestanding
Tenancy:	Single
Year Built:	1953
GLA:	1,500 SF
Floors:	1
Typical Floor:	1,320 SF
Docks:	None

AVAILABILITY

Min Divisible:	1,500 SF
Max Contig:	1,500 SF
Total Available:	1,500 SF
Asking Rent:	\$12.00/MG

EXPENSES PER SF

Taxes:	\$6.82 (2019)
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SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Off/Med	Direct	1,500	1,500	1,500	\$12.00/MG	30 Days	Negotiable

Hanna Commercial Real Estate - Anthony DiLallo (216) 861-7200
 1,500 SF Total Space 4 - 6 Offices 1 Private Bathroom Private Entrance

AMENITIES

Signage

TRAFFIC & FRONTAGE

Traffic Volume:	15,126 on Lorain Ave & W 220th St (2014)
	16,810 on Lorain Rd (2017)
Frontage:	33' on Lorain Rd (with 1 curb cut)

Made with TrafficMetrix® Products

TRANSPORTATION

Parking:	4 Surface Spaces are available; Ratio of 3.03/1,000 SF
Airport:	15 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Very Walkable (79)
Transit Score ®:	Some Transit (30)



Lease Availability Report

21558-21564 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Storefront Retail/R...
Tenancy:	Multiple
Year Built:	1927
GLA:	7,723 SF
Floors:	2
Typical Floor:	3,861 SF
Docks:	None

AVAILABILITY

Min Divisible:	2,000 SF
Max Contig:	2,000 SF
Total Available:	2,000 SF
Asking Rent:	\$10.25/NNN

EXPENSES PER SF

Taxes:	\$1.14 (2019)
Opex:	\$1.08 (2010)

SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	2,000	2,000	2,000	\$10.25/NNN	30 Days	1 - 3 Yrs

Hanna Commercial Real Estate - Andrew Chess (216) 861-7200
2,000 SF Available

LEASING COMPANY

Company: Hanna Commercial Real Estate
Contacts: Andrew Chess (216) 861-7200

SALE

For Sale: \$399,000 (\$51.66/SF) - Active

AMENITIES

Signage

TRAFFIC & FRONTAGE

Traffic Volume: 15,126 on Lorain Ave & W 220th St (2014)
16,810 on Lorain Rd (2017)
Frontage: 104' on Lorain Rd

Made with TrafficMetrix® Products



Lease Availability Report

21558-21564 Lorain Rd

Fairview Park, OH 44126 - West Submarket



TRANSPORTATION

Parking: 10 free Surface Spaces are available; Ratio of 1.60/1,000 SF

Airport: 15 minute drive to Cleveland Hopkins International Airport

Walk Score ®: Very Walkable (77)

Transit Score ®: Some Transit (30)

BUILDING NOTES

Very Well maintained, mixed-use property for the smart investor! 3 storefronts, 2 apartments, and a rear rental house. All presently occupied! Loads of off street parking, many updates, and a location in "downtown" Fairview Park. Near shopping, banking and a new recreation center. Call today!!



Lease Availability Report

21593-21903 Lorain Rd - Fairview Shopping Center - Fairview Centre
 Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Center Type:	Neighborhood Ce...
Tenancy:	Multiple
Year Built:	1952
GLA:	80,048 SF
Floors:	2
Typical Floor:	40,024 SF
Docks:	None

AVAILABILITY

Min Divisible:	643 SF
Max Contig:	10,000 SF
Total Available:	25,905 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$4.93 (2010)
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SPACES

Floor	Suite	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	21769	Retail	Direct	1,500	3,100	3,100	Withheld	Vacant	1 - 5 Yrs
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	21903	Retail	Direct	3,039	3,039	3,039	Withheld	Vacant	1 - 5 Yrs
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	21779	Retail	Direct	1,600	3,100	3,100	Withheld	Vacant	Negotiable
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	21809	Retail	Direct	643	643	643	Withheld	Vacant	Negotiable
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	21849	Retail	Direct	6,173	6,173	6,173	Withheld	Vacant	Negotiable
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	pad	Retail	Direct	10,000	10,000	10,000	Withheld	Vacant	Negotiable
<i>Lamar Companies - Jeffrey James (727) 403-7777</i> pad available in front of busy center.									
P 1st	21861	Retail	Direct	1,275	1,275	1,275	Withheld	Vacant	1 - 5 Yrs
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									
P 1st	21875	Retail	Direct	1,675	1,675	1,675	Withheld	Vacant	Negotiable
<i>Lamar Companies - Jeffrey James (727) 403-7777</i>									

LEASING COMPANY

Company:	Lamar Companies
Contacts:	Jeffrey James (727) 403-7777



Lease Availability Report

21593-21903 Lorain Rd - Fairview Shopping Center - Fairview Centre



Fairview Park, OH 44126 - West Submarket

AMENITIES

Energy Star Labeled, Pylon Sign, Signage, Signalized Intersection

TRAFFIC & FRONTAGE

Traffic Volume: 15,126 on Lorain Ave & W 220th St (2014)

16,810 on Lorain Rd (2017)

Frontage: 577' on Lorain Rd (with 2 curb cuts)

Made with TrafficMetrix® Products

TRANSPORTATION

Parking: 600 free Surface Spaces are available; Ratio of 7.50/1,000 SF

Walk Score ®: Very Walkable (79)

Transit Score ®: Some Transit (29)

BUILDING NOTES

Jr. Anchor Position, +/-0.86 Acre Outparcel and inline space available in Fairview Centre which is located in Fairview Park, Cuyahoga County, Ohio. Fairview Centre is a community shopping center which contains 180,039 square feet of retail space and is anchored by a 56,400 sq. ft. Giant Eagle grocery store. The center was built in 1947, renovated and expanded in 1996 with the addition of a Tops/Finast Supermarket subsequently acquired by Giant Eagle/Riser Foods (2007) as well as over 40,000 square feet of small shop space. The property consists of 17.47 acres and is zoned G-B (General Business District). The paved parking lot contains 818 parking spaces, including 17 ADA accessible. Fairview Centre is located at the southeast corner of Lorain Road {SR 10} and West 220th Street. The shopping center is accessible from Interstates I-480, I-90 as well as several major roadways: Lorain Road, West 210th Street, West 220th Street, Clague Road and others. In excess of 15,000 vehicles per day travel by the shopping center at Lorain Road. In excess of 9,000 vehicles per day travel by the shopping center at West 220th Street. 10,900 SF Jr. Anchor Position Available +/-0.86 Acre Outparcel Available 1,190 SF - 6,173 SF In Line Space Available Anchored by: Giant Eagle, KeyBank, Jersey Mike' s Subs and Best Cuts.



Lease Availability Report

21720-21732 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Class C Office
Tenancy:	Multiple
Year Built:	1957; Renov 1975
RBA:	10,650 SF
Floors:	1
Typical Floor:	10,650 SF

AVAILABILITY

Min Divisible:	400 SF
Max Contig:	900 SF
Total Available:	1,885 SF
Asking Rent:	\$ \$7.20 - \$13.33

EXPENSES PER SF

Taxes:	\$1.90 (2019)
Opex:	\$9.39 (2012-Est)

SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P LL	Office	Direct	400	400	400	\$7.20/FS	Vacant	Negotiable
<i>Smith Investments Llc - Kevin P. Smith (216) 509-3573</i> Basement storage space. No windows.								
P 1st	Office	Direct	585	585	585	\$12.31/+UTIL	Vacant	Negotiable
<i>Smith Investments Llc - Kevin P. Smith (216) 509-3573</i> 585 SF office space. \$600/month plus utilities.								
P 1st	Office	Direct	900	900	900	\$13.33/+UTIL	Vacant	Negotiable
<i>Smith Investments Llc - Kevin P. Smith (216) 509-3573</i> 900 SF office space. \$1000/month plus utilities.								

LEASING COMPANY

Company: Smith Investments Llc
 Contacts: Kevin P. Smith (216) 509-3573

AMENITIES

24 Hour Access, Security System, Signage

TRANSPORTATION

Parking: 45 free Covered Spaces are available; Ratio of 4.23/1,000 SF
 Airport: 15 minute drive to Cleveland Hopkins International Airport
 Walk Score ®: Very Walkable (77)
 Transit Score ®: Some Transit (30)



Lease Availability Report

21720-21732 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING NOTES

2nd floor Ohliger drug building. Corner of Lorain Road and W. 217th. Across from Fairview Shopping Center. Beautifully renovated 2nd floor suite of offices. Perfect for medical, law office, insurance, etc., everything is neutral, new and never been used. In-suite bathroom, waiting room, three full offices or examination rooms, reception area, small kitchen, file room, elevator, lots of parking, high traffic area in downtown Fairview Park. RTA stops right in front. New windows, low heating costs, more! Very, very nice. Easy to show! Leases for \$900/month



Lease Availability Report

22013-22073 Lorain Rd - Fairview Village Plaza
 Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Storefront
Center Type:	Neighborhood Ce...
Tenancy:	Multiple
Year Built:	1985
GLA:	35,000 SF
Floors:	1
Typical Floor:	35,000 SF
Docks:	1 ext

AVAILABILITY

Min Divisible:	1,500 SF
Max Contig:	10,000 SF
Total Available:	11,500 SF
Asking Rent:	\$12.00/NNN

EXPENSES PER SF

Taxes:	\$1.17 (2019)
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SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	1,500	1,500	1,500	\$12.00/NNN	30 Days	Negotiable
<i>RJ Wohl Company - Jack Sanfilippo (216) 695-5225</i> Located in a high traffic retail area Excellent Signage and Street Exposure Excellent Surface Parking Population: 3 Miles: 70,891 5 Miles: 200,984 Daily Traffic Count: 23,600 Cars Located in a high traffic retail area (Fairview Park Ohio) On the corner of 220 and Lorain Road Other Tenants include (Subway, Pets Plus, Tony G's Pizza, etc....)								
P 1st	Retail	Direct	10,000	10,000	10,000	\$12.00/NNN	30 Days	Negotiable
<i>RJ Wohl Company - Jack Sanfilippo (216) 695-5225</i> Located in a high traffic retail area Excellent Signage and Street Exposure Excellent Surface Parking Population: 3 Miles: 70,891 5 Miles: 200,984 Daily Traffic Count: 23,600 Cars Located in a high traffic retail area (Fairview Park Ohio) On the corner of 220 and Lorain Road Other Tenants include (Subway, Pets Plus, Tony G's Pizza, etc....)								

LEASING COMPANY

Company:	RJ Wohl Company
Contacts:	Jack Sanfilippo (216) 695-5225

AMENITIES

Freeway Visibility, Restaurant, Signage

TRAFFIC & FRONTAGE

Traffic Volume:	16,810 on Lorain Rd (2017)
	16,157 on Lorain Ave & W 220th St (2014)

Made with TrafficMetrix® Products



Lease Availability Report

22013-22073 Lorain Rd - Fairview Village Plaza



Fairview Park, OH 44126 - West Submarket

TRAFFIC & FRONTAGE

Frontage: 252' on 220th St

100' on 221st St

424' on Lorain Rd

Made with TrafficMetrix® Products

TRANSPORTATION

Parking: 120 free Surface Spaces are available; Ratio of 5.14/1,000 SF

Airport: 14 minute drive to Cleveland Hopkins International Airport

Walk Score ®: Very Walkable (80)

Transit Score ®: Some Transit (28)



Lease Availability Report

22241-22255 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Storefront Retail/O...
Center Type:	Strip Center
Tenancy:	Multiple
Year Built:	1956
GLA:	14,588 SF
Floors:	1
Typical Floor:	14,588 SF
Docks:	None

AVAILABILITY

Min Divisible:	2,400 SF
Max Contig:	2,400 SF
Total Available:	2,400 SF
Asking Rent:	\$12.00/TBD

EXPENSES PER SF

Taxes:	\$1.86 (2019)
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SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	2,400	2,400	2,400	\$12.00/TBD	Vacant	Negotiable

Passov Real Estate Group - Maureen Anter-Ressler (216) 831-8100, Ann Ertle (216) 831-8100

2,400 SF Retail/Office Building Ample parking on site Great local trade area Minutes from Cleveland-Hopkins International Airport, Fairview Hospital, the Cleveland Metroparks, and I-71

LEASING COMPANY

Company:	Passov Real Estate Group
Contacts:	Kyle Caja (440) 665-8104, Maureen Anter-Ressler (216) 831-8100, Ann Ertle (216) 831-8100

AMENITIES

24 Hour Access, Air Conditioning, Bus Line, Corner Lot, Signage, Tenant Controlled HVAC

TRAFFIC & FRONTAGE

Traffic Volume:	16,810 on Lorain Rd (2017)
	16,157 on Lorain Ave & W 220th St (2014)
Frontage:	211' on Lorain Road (with 3 curb cuts)

Made with TrafficMetrix® Products



Lease Availability Report

22241-22255 Lorain Rd

Fairview Park, OH 44126 - West Submarket



TRANSPORTATION

Parking: 40 free Surface Spaces are available; Ratio of 2.67/1,000 SF

Airport: 14 minute drive to Cleveland Hopkins International Airport

Walk Score ®: Very Walkable (76)

Transit Score ®: Some Transit (27)



Lease Availability Report

22244 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Freestanding
Tenancy:	Multiple
Year Built:	1969
GLA:	2,000 SF
Floors:	1
Typical Floor:	2,000 SF
Docks:	None

AVAILABILITY

Min Divisible:	2,000 SF
Max Contig:	2,000 SF
Total Available:	2,000 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$4.37 (2019)
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SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	2,000	2,000	2,000	Withheld	Vacant	Negotiable

Cohen Commercial Group - Craig Cohen (216) 223-5060
2,000 SF of retail space with immediate occupancy.

LEASING COMPANY

Company:	Cohen Commercial Group
Contacts:	Craig Cohen (216) 223-5060

AMENITIES

Pylon Sign

TRAFFIC & FRONTAGE

Traffic Volume:	16,810 on Lorain Rd (2017)
	16,157 on Lorain Ave & W 220th St (2014)
Frontage:	161' on Lorain Rd (with 2 curb cuts)

Made with TrafficMetrix® Products

TRANSPORTATION

Parking:	15 Surface Spaces are available; Ratio of 7.50/1,000 SF
Airport:	15 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Very Walkable (76)
Transit Score ®:	Some Transit (27)



Lease Availability Report

22649 Lorain Rd

Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Class C Office
Tenancy:	Multiple
Year Built:	1961
RBA:	3,050 SF
Floors:	2
Typical Floor:	1,525 SF

AVAILABILITY

Min Divisible:	1,100 SF
Max Contig:	4,150 SF
Total Available:	1,100 SF
Asking Rent:	\$13.50/MG

EXPENSES PER SF

Taxes:	\$2.12 (2019)
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SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Office	Direct	1,100	1,100	4,150	\$13.50/MG	Vacant	3 - 5 Yrs

New Hope Realty - Rich Kassouf (330) 225-5001
Currently being remodeled.

LEASING COMPANY

Company:	New Hope Realty
Contacts:	Rich Kassouf (330) 225-5001

AMENITIES

Bus Line

TRANSPORTATION

Parking:	10 Surface Spaces are available; Ratio of 4.00/1,000 SF
Airport:	15 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Somewhat Walkable (63)
Transit Score ®:	Some Transit (25)

BUILDING NOTES

Parking available in rear of building. Rare, small office building for sale.



Lease Availability Report

22791-22795 Lorain Rd - Grace Building

Cleveland, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Storefront Retail/R...
Tenancy:	Multiple
Year Built:	1956
GLA:	2,300 SF
Floors:	2
Typical Floor:	1,150 SF
Docks:	None

AVAILABILITY

Min Divisible:	575 SF
Max Contig:	575 SF
Total Available:	575 SF
Asking Rent:	\$12.52/MG

EXPENSES PER SF

Taxes:	\$1.97 (2019)
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SPACES

Floor	Suite	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	22791	Off/Ret	Direct	575	575	575	\$12.52/MG	Vacant	2 - 10 Yrs

Sandy & Sam Calogeridis - Sandy Calogeridis (440) 356-1661

Rent is \$600 per month and includes water. New carpeting and fresh paint. Tenant is responsible for gas and electric. Lease is negotiable!

LEASING COMPANY

Company:	Sandy & Sam Calogeridis
Contacts:	Sandy Calogeridis (440) 356-1661

AMENITIES

Bus Line, Signage

TRAFFIC & FRONTAGE

Traffic Volume:	23,226 on Lorain Ave & Clague Rd (2014)
	20,311 on Clague Rd & Lorain Rd (2018)
Frontage:	30' on Lorain Rd

Made with TrafficMetrix® Products

TRANSPORTATION

Parking:	16 Surface Spaces are available; Ratio of 1.99/1,000 SF
Walk Score ®:	Somewhat Walkable (58)
Transit Score ®:	Some Transit (25)



Lease Availability Report

22100 Mastick Rd - Williamsburg Bldg

Fairview Park, OH 44126 - Southwest Submarket



BUILDING

Type:	Class C Office
Tenancy:	Single
Year Built:	1970; Renov 1988
RBA:	6,680 SF
Floors:	2
Typical Floor:	3,340 SF

AVAILABILITY

Min Divisible:	3,340 SF
Max Contig:	6,680 SF
Total Available:	6,680 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$2.35 (2014)
Opex:	\$2.20 (2014-Est)
Total Expenses:	\$4.55 (2014-Est)

SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
E 1st	Office	Direct	3,340	3,340	6,680	Withheld	30 Days	Negotiable
<i>Research in Progress - Research In Progress</i>								
E 2nd	Office	Direct	3,340	3,340	6,680	Withheld	30 Days	Negotiable
<i>Research in Progress - Research In Progress</i>								

LEASING COMPANY

Company:	Colliers International
Contacts:	Peter Grealis (216) 239-5118

SALE

For Sale:	\$995,000 (\$148.95/SF) - Active
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TRANSPORTATION

Airport:	11 minute drive to Cleveland Hopkins International Airport
Walk Score ®:	Car-Dependent (21)
Transit Score ®:	Minimal Transit (0)

BUILDING NOTES

Second Floor possibly available for additional 3420 s.f., Great space w/room for expansion, well maintained, great suburban location. Easy to show. Large Office Space, Modern with Plenty of parking, Close to Airport and Freeways. North of Brookpark Road, West of West 220th Street on Mastick



Lease Availability Report

3211 Westgate Mall - Building C - Westgate
 Fairview Park, OH 44126 - West Submarket



BUILDING

Type:	Retail
Subtype:	Storefront
Center Type:	Power Center
Tenancy:	Multiple
Year Built:	2007
GLA:	94,406 SF
Floors:	1
Typical Floor:	94,406 SF
Docks:	None

AVAILABILITY

Min Divisible:	27,246 SF
Max Contig:	27,246 SF
Total Available:	27,246 SF
Asking Rent:	Withheld

EXPENSES PER SF

Taxes:	\$24.06 (2019)
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SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	27,246	27,246	27,246	Withheld	30 Days	Negotiable

Anchor Cleveland - Matt Wilson (216) 342-2550, Greg Guyuron (216) 342-2559
 Occupied by Earth Fare

LEASING COMPANY

Company:	Anchor Cleveland
Contacts:	Greg Guyuron (216) 342-2559, Matt Wilson (216) 342-2550

AMENITIES

Bus Line, Signage, Signalized Intersection

TRAFFIC & FRONTAGE

Traffic Volume:	16,412 on W 210th St & Center Ridge Rd (2018)
	19,761 on Center Ridge Rd & Plymouth Ave (2018)
Frontage:	240' on Center Ridge Rd (with 2 curb cuts)

Made with TrafficMetrix® Products



Lease Availability Report

3211 Westgate Mall - Building C - Westgate
Fairview Park, OH 44126 - West Submarket



TRANSPORTATION

Parking: 513 free Surface Spaces are available; Ratio of 5.43/1,000 SF

Airport: 19 minute drive to Cleveland Hopkins International Airport

Walk Score ®: Very Walkable (75)

Transit Score ®: Some Transit (39)

