

3800 PARK EAST DRIVE

Beachwood, Ohio

FOR SALE / FOR LEASE



RICO A. PIETRO / Principal / rpietro@crescorealestate.com / 216 525 1473

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



3 Summit Park Drive, Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crescorealestate.com



3800 PARK EAST DRIVE

Beachwood, Ohio

FOR SALE / FOR LEASE

AVAILABLE SPACE

140,015 SF

LOT SIZE

3.61 acres

NEIGHBORING TENANTS

Pinecrest, Cuyahoga Community College, University Hospitals Ahuja Medical Center, LifeTime Fitness and many more

COMMENTS

- Located near newly developed Pinecrest
- Available for redevelopment
- Close proximity to I-271



NEIGHBORHOOD DEMOGRAPHICS



POPULATION



MEDIAN
HOUSEHOLD INCOME



DAYTIME
POPULATION

1 Mile	2,104	\$116,254	18,620
3 Miles	53,022	\$109,388	101,178
5 Miles	197,055	\$82,756	162,590

RICO A. PIETRO / Principal / rpietro@crescorealestate.com / 216 525 1473

*Independently Owned and Operated /
A Member of the Cushman & Wakefield Alliance*

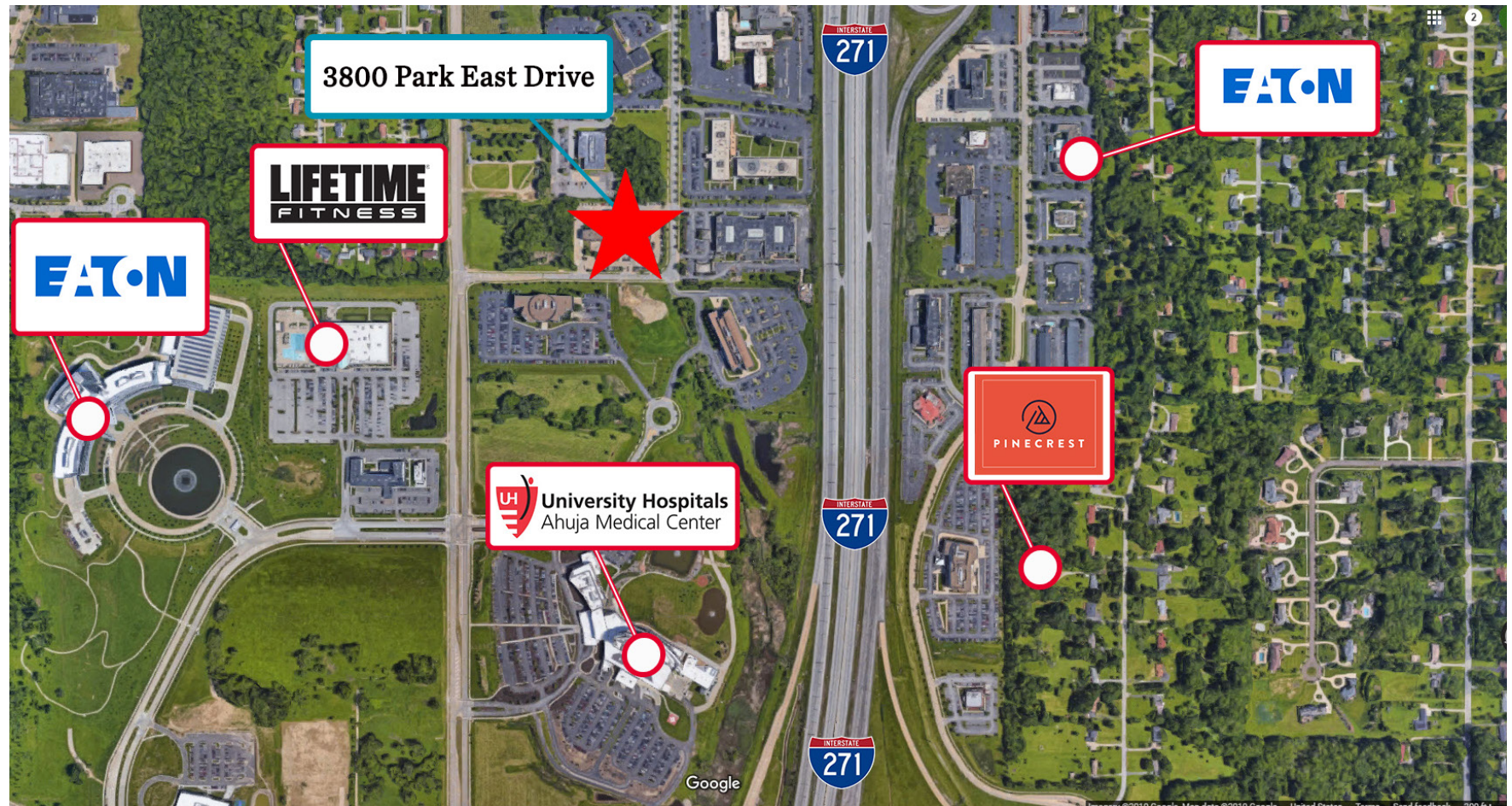
Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

3800 PARK EAST DRIVE

Beachwood, Ohio

FOR SALE / FOR LEASE

Aerial



RICO A. PIETRO / Principal / rpietro@crescorealestate.com / 216 525 1473

*Independently Owned and Operated /
A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

3800 PARK EAST DRIVE

Beachwood, Ohio

FOR SALE / FOR LEASE

Basement Floor



*Independently Owned and Operated /
 A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



FOR SALE / FOR LEASE

33,564 SF

1st Floor Plan



*Independently Owned and Operated /
A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

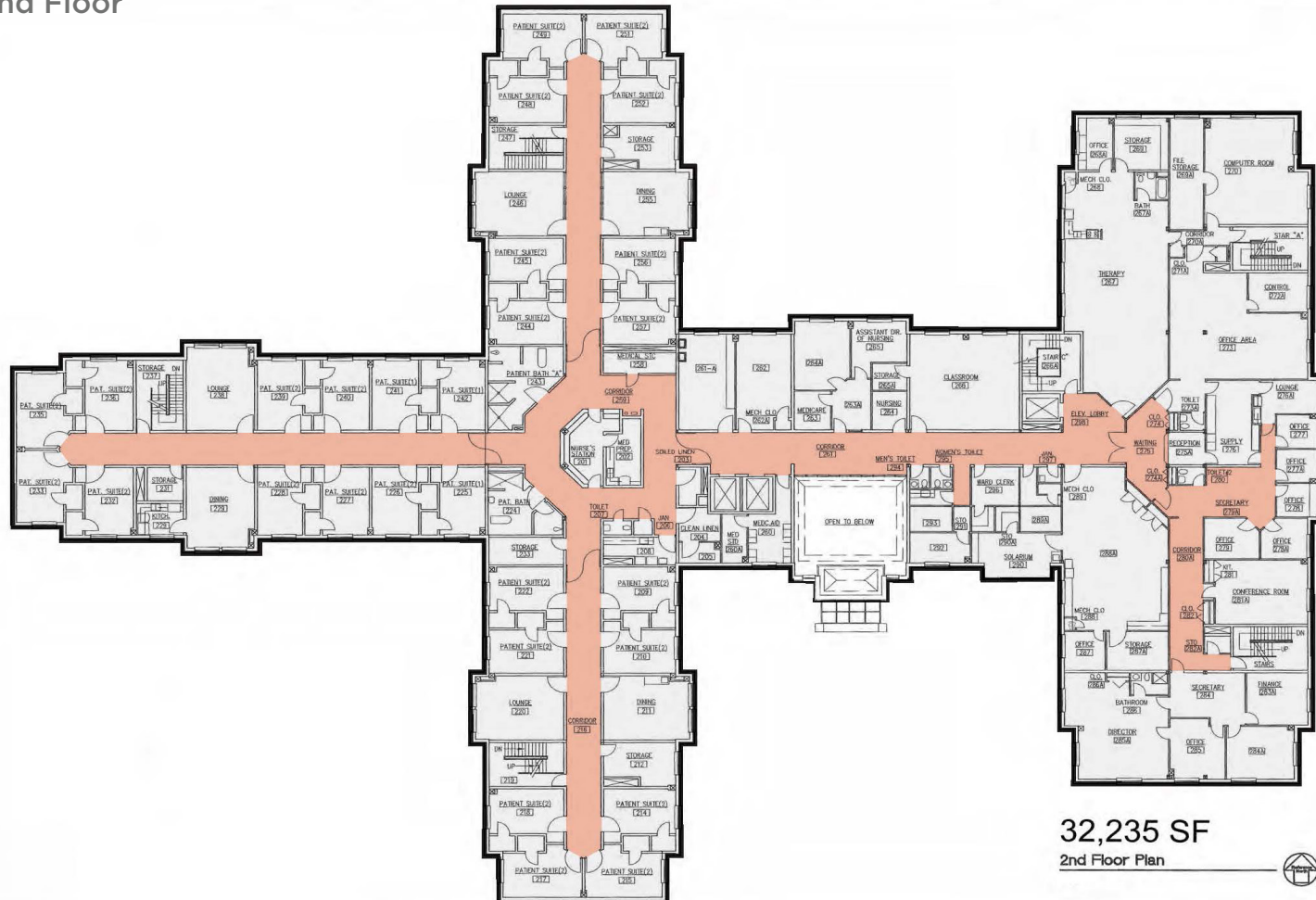
RICO A. PIETRO / Principal / rpietro@crescorealestate.com / 216 525 1473

3800 PARK EAST DRIVE

Beachwood, Ohio

FOR SALE / FOR LEASE

Second Floor



32,235 SF

2nd Floor Plan

*Independently Owned and Operated /
 A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



3rd Floor Plan



Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

RICO A. PIETRO / Principal / rpietro@crescorealestate.com / 216 525 1473



Fourth Floor



4th Floor Plan

*Independently Owned and Operated /
A Member of the Cushman & Wakefield Alliance*

Cushman & Wakefield Copyright 2018. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.