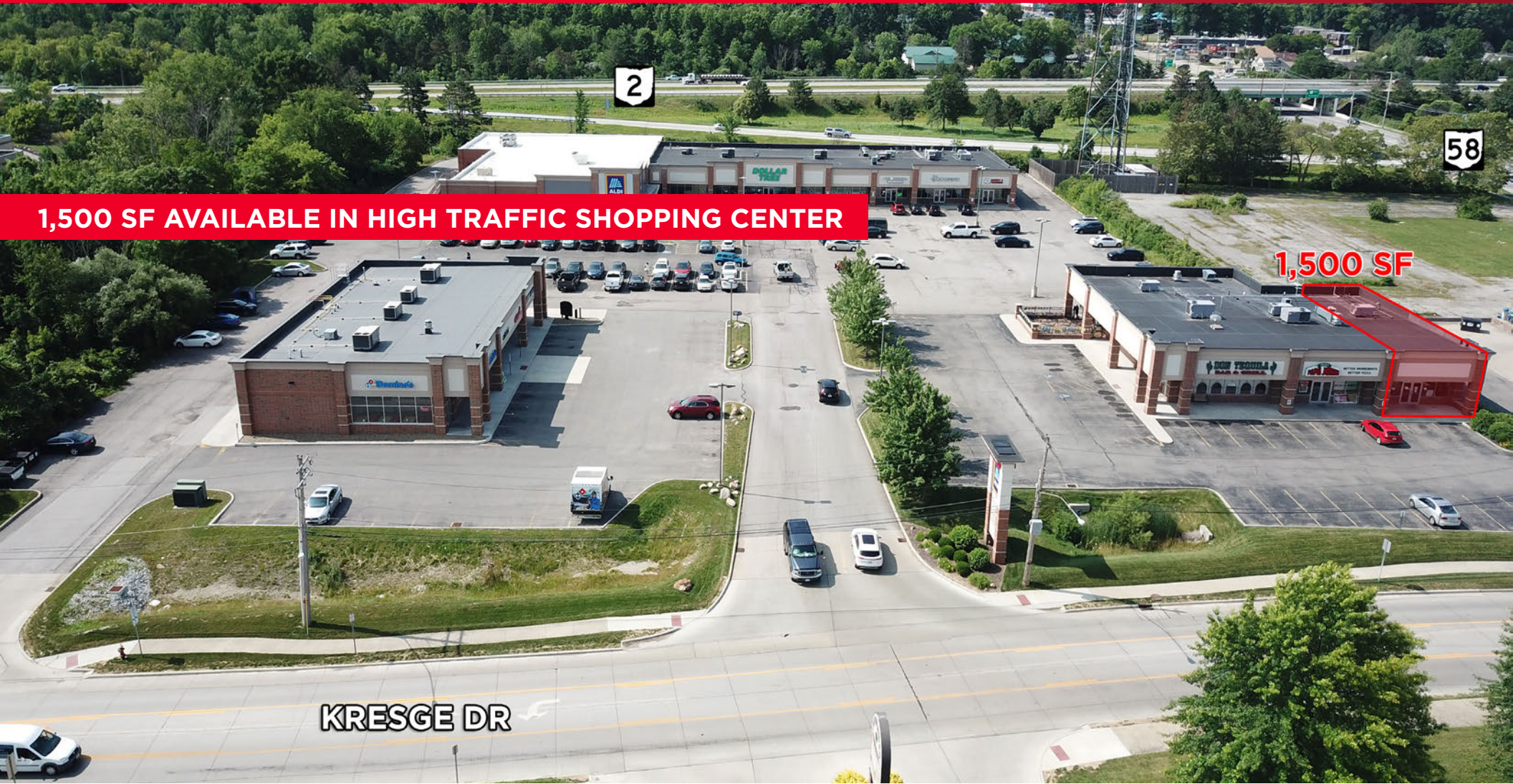




FOR LEASE
CENTURY PLAZA
 2229 - 2273 Kresge Drive
 Amherst, Ohio 44001



1,500 SF AVAILABLE IN HIGH TRAFFIC SHOPPING CENTER

1,500 SF

KRESGE DR

BRIAN SMITH
 Sales Associate
 216.525.1476
 bsmith@crecorealestate.com

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



FOR LEASE

CENTURY PLAZA

2229 - 2273 Kresge Drive
Amherst, Ohio 44001



Fast Facts

- 1,500 SF retail space in 95% occupied Century Plaza
- Newest plaza in the area with Giant Eagle, Aldi, Dollar Tree, Papa John's, etc. next door
- Highest traffic counts in the market:
 - > 32,039 VPD on SR 58
 - > 47,172 VPD on SR 2
- Easy highway access to SR 2

Property Highlights

Year Built:	2007/2012/2016
Building Size:	44,000 SF
Site Area:	6 acres
Construction Type:	Brick/Block/Metal
Parking:	Ample
Clear Height:	16'
Lighting	Fluorescent
A.C:	100%
Plaza Occupancy:	95%



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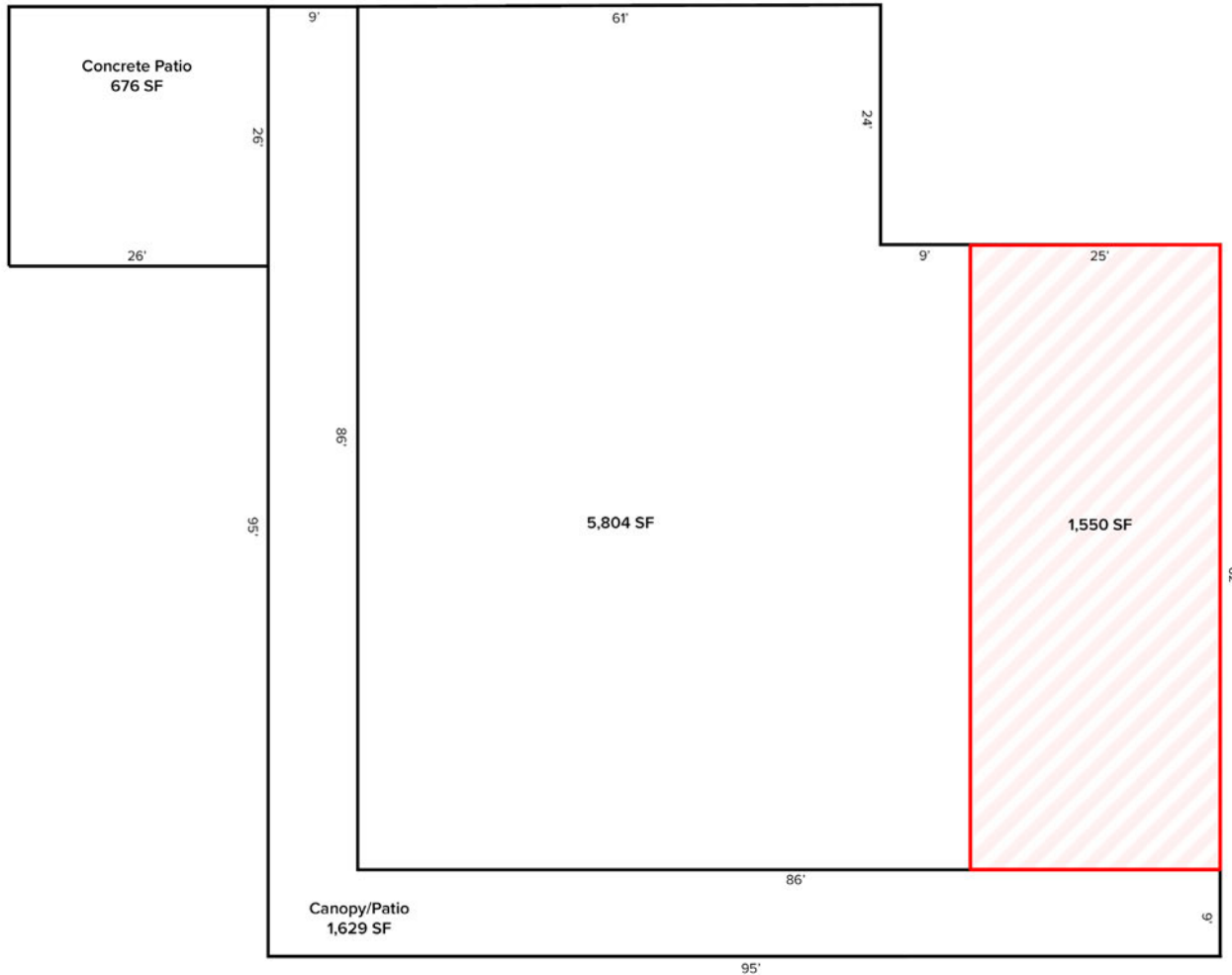
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Building Layout



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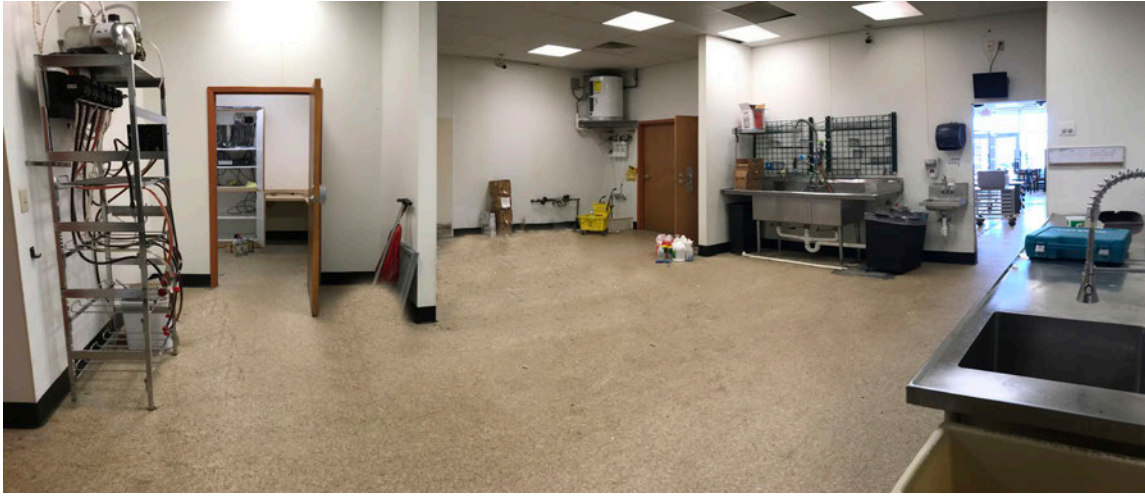
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CENTURY PLAZA
2229-2273 KRESGE
DRIVE
Amherst, OH 44001

Business Park:	CENTURY PLAZA
County:	Lorain
Market:	NW-Z3
Sub Market:	Lorain County Area
Available SF:	1,500 SF
Building SF:	44,000 SF
Retail SF:	1,500 SF

Building/Space

Construction Status:	Existing
Primary Use:	Retail
Year Built:	2007
Year Refurbished:	2016
Current Occupancy %:	95.00%
# Buildings:	3
# Floors:	1
Multi-Tenant:	Multi-Tenant
Construction Type:	Brick/Block/Metal
Exterior Type:	Brick
Roof Type:	EPDM
Lighting Type	Fluorescent
Sprinkler:	Yes
Restroom:	2
Heat:	HVAC
AC:	100%
Handicapped Accessible (ADA):	Yes
Ceiling Height:	16' (Min)
Floor Type:	Concrete

Utilities

Gas:	Columbia Gas
Water:	City
Sewer:	City

General Listing/Transaction Information

Asking Rate:	\$20.00 NNN
Transaction Type:	Lease

Parking

Parking Comments:	Ample parking
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Site

Contacts

Listing Broker(s)	Brian Smith CRESCO Real Estate 216.525.1476 bsmith@crescoreal estate.com
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Comments

Listing Comments: 1,500 SF retail space located in the newest shopping plaza in Amherst. 95% occupied. High street visibility. Located next door to Giant Eagle, Aldi, Dollar Tree, Papa John's, Dominos and many more.