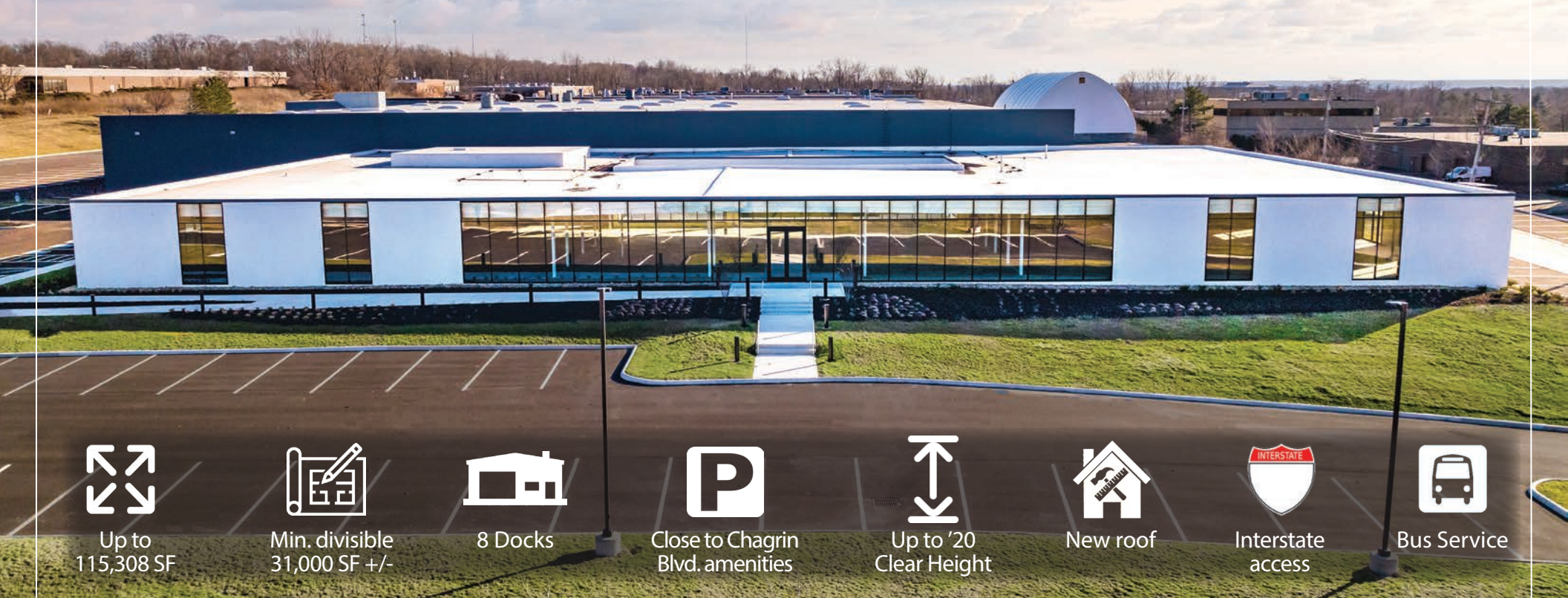


# Office / Tech / Assembly / Warehouse

23550 Commerce Park, Beachwood, Ohio



Up to  
115,308 SF



Min. divisible  
31,000 SF +/-



8 Docks



Close to Chagrin  
Blvd. amenities



Up to '20  
Clear Height



New roof



Interstate  
access



Bus Service



A Redevelopment By

 **Industrial™**  
COMMERCIAL PROPERTIES  
*Transforming the shape of business.*

Office | Tech | Light Assembly | Warehouse Space

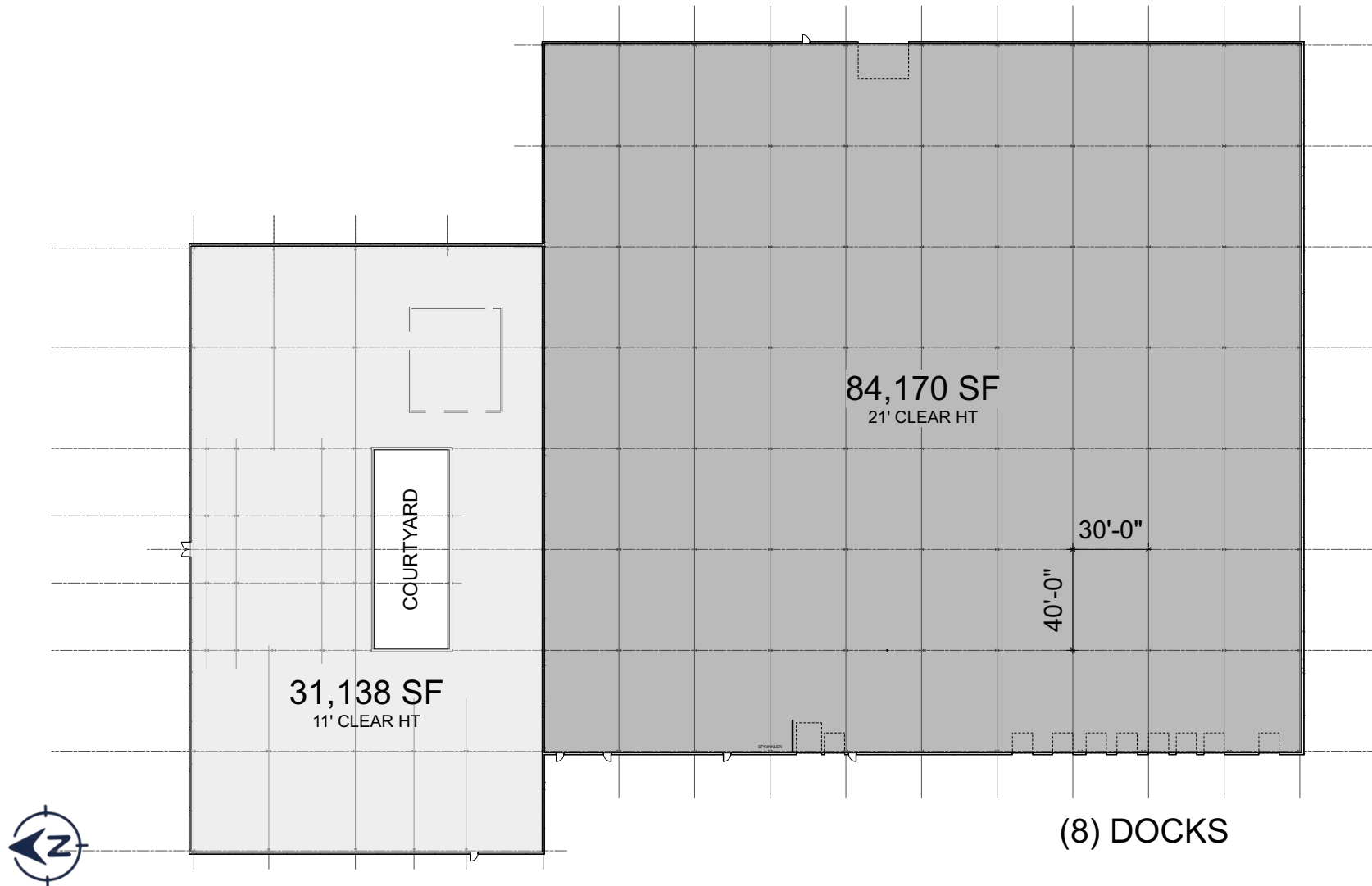


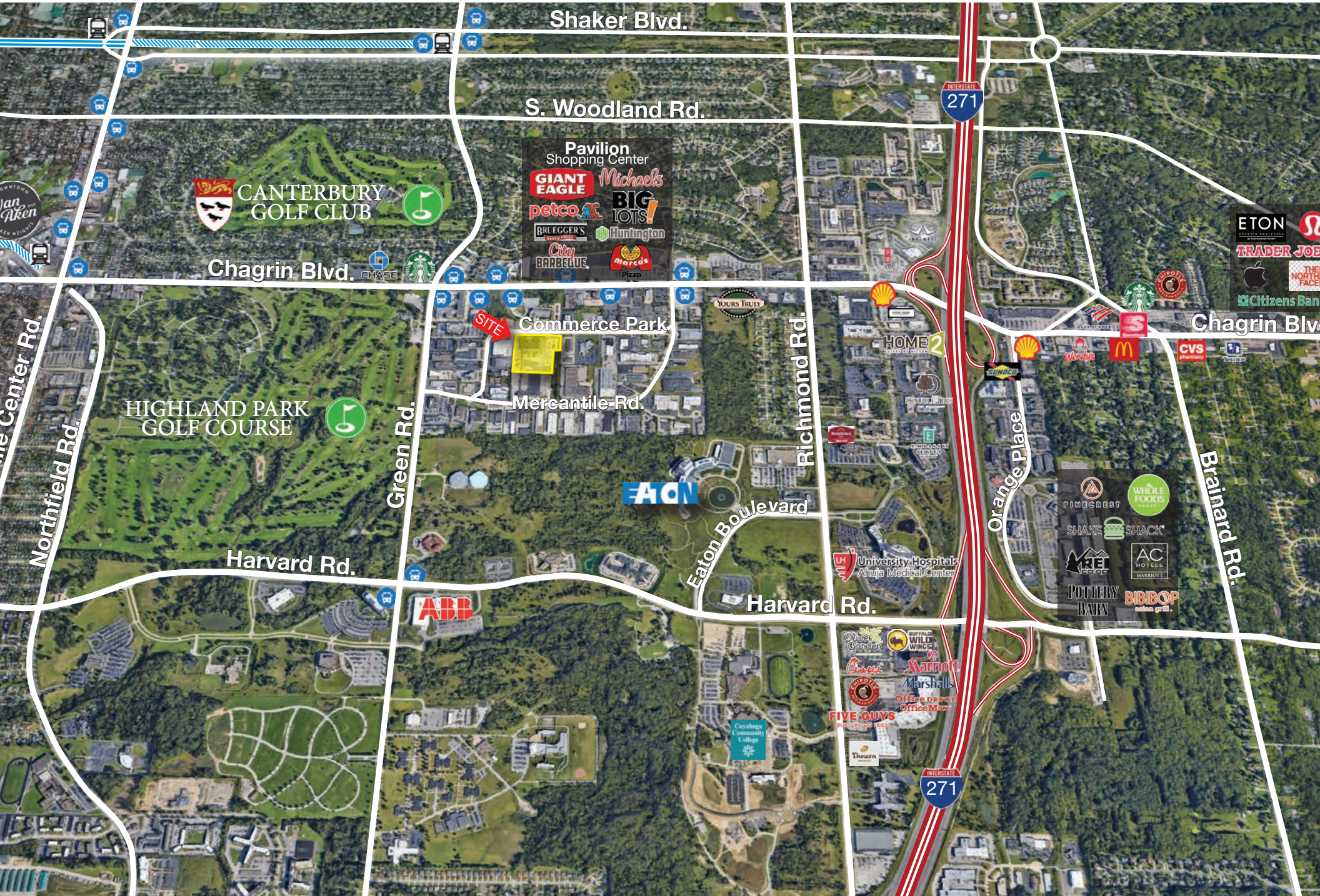
A Redevelopment By:  
 **Industrial**<sup>™</sup>  
COMMERCIAL PROPERTIES  
*Transforming the Shape of Business*



Prime location with access to great amenities







Shaker Blvd.

S. Woodland Rd.

Chagrin Blvd.

Northfield Rd.

Harvard Rd.

Green Rd.

Commerce Park

Mercantile Rd.

Eaton Boulevard

Harvard Rd.

Richmond Rd.

Orange Place

Braintree Rd.

CANTERBURY GOLF CLUB

HIGHLAND PARK GOLF COURSE

Pavilion Shopping Center

- GIANT EAGLE
- petco
- BRUEGGER'S
- City BARBECUE
- Michaels
- BIG LOTS!
- Huntington
- Pizza

SITE

ACN

ABB

FIVE GUYS

- Buffalo Wild Wings
- Marriott
- Marshall's
- Office Depot
- OfficeMax
- Five Guys
- Domino's
- Chick-fil-A
- Olive Garden
- Buffalo Wild Wings

- PINECREST
- SHAKE SHACK
- AC HOTELS
- POTTERY BARN
- BIBBOP
- WHOLE FOODS

- ETON
- TRADER JOE'S
- Citizens Bank

INTERSTATE 271

INTERSTATE 271