

MULTIPLE OFFICE SUITES NEAR SHAKER SQUARE



FOR LEASE
11811 SHAKER BOULEVARD
CLEVELAND, OH 44120

LEASE RATE: \$300 - \$1,996/MO



PROPERTY HIGHLIGHTS:

- Available: 80 SF - 1,700 SF
- Full Service Leases - Including All Utilities and Internet
- Elevators, Access to Shared Conference Room and a Café in the Lobby
- Easy access to RTA
- Covered Parking Available for an Additional \$50/month
- Highway Access: 6.5 miles to I-271/OH-87 E/Shaker Blvd. Interchange



LISTING AGENTS

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PROPERTY OVERVIEW

Centrally located Professional Office Building. Large, light filled windows, easy access to RTA and great location, just off Shaker Square. Multiple floor plans available with good layouts available for both doctor offices, professional offices and non-profits. These are full service leases including all utilities, internet, elevators, access to a shared conference room and a café in the lobby. Covered parking is available for tenants for an additional \$50/month.

LOCATION OVERVIEW

Centrally located Professional Office Building just off Shaker Square, just east of the Cleveland Clinic Children's Hospital. Easy access to RTA and covered parking in adjacent garage available.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	13,673	81,606	178,118
Total Population	21,921	147,200	327,273
Average HH Income	\$39,642	\$47,617	\$49,653

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



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LEASE INFORMATION

LEASE TYPE:	Full Service	LEASE TERM:	Negotiable
TOTAL SPACE:	80 - 1,700 SF	LEASE RATE:	\$300 - \$1,996/MO

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE RATE	DESCRIPTION
Suite 115	Available	621 SF	\$880 per month	Waiting Area, Reception with Sink, 4 Private Offices and Private Restroom in Suite
Suite 124	Available	1,015 SF	\$1,435 per month	4 Private Offices, Kitchenette and Private Restroom in Suite
Suite 210	Available	1,700 SF	\$1,996 per month	Medical Space, Waiting Area, Reception, 7 Private Offices and Private Restroom in Suite
Suite 211	Available	269 SF	\$500 per month	Interior Suite
Suite 211 E	Available	288 SF	\$500 per month	Single Office, Interior Suite
Suite 215	Available	80 SF	\$300 per month	Single Office, Interior Suite
Suite 216	Available	80 SF	\$300 per month	Natural Light
Suite 218	Available	80 SF	\$300 per month	Natural Light
Suite 219	Available	160 SF	\$400 per month	Two Adjoining Suites
Suite 222B	Available	85 SF	\$300 per month	Shared Kitchen Area
Suite 222E	Available	85 SF	\$300 per month	Shared Kitchen
Suite 305	Available	532 SF	\$850 per month	3 Private Offices with Reception Area and Private Restroom in the Suite
Suite 422	Available	1,125 SF	\$1,593 per month	4 Private Offices with Reception





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Shared Conference Room



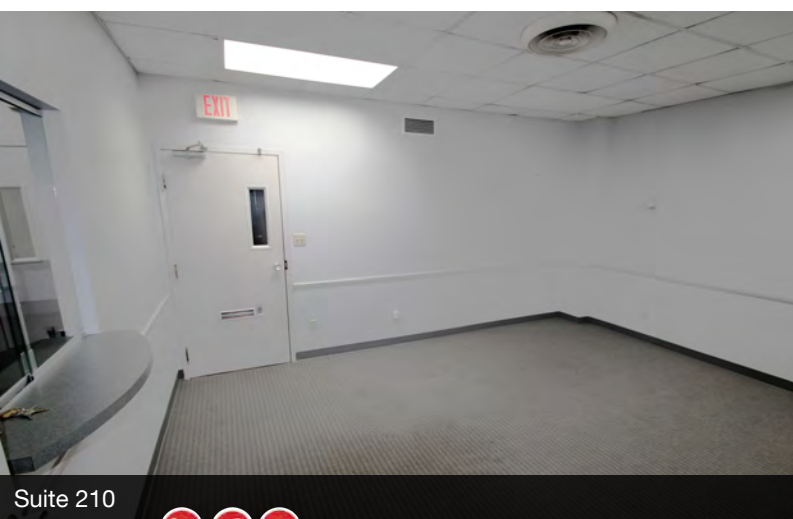
Suite 115



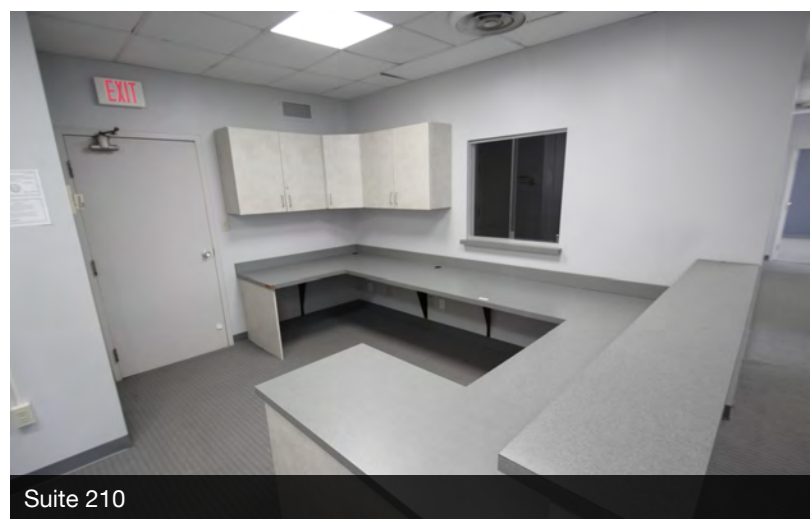
Suite 115



Suite 115



Suite 210



Suite 210

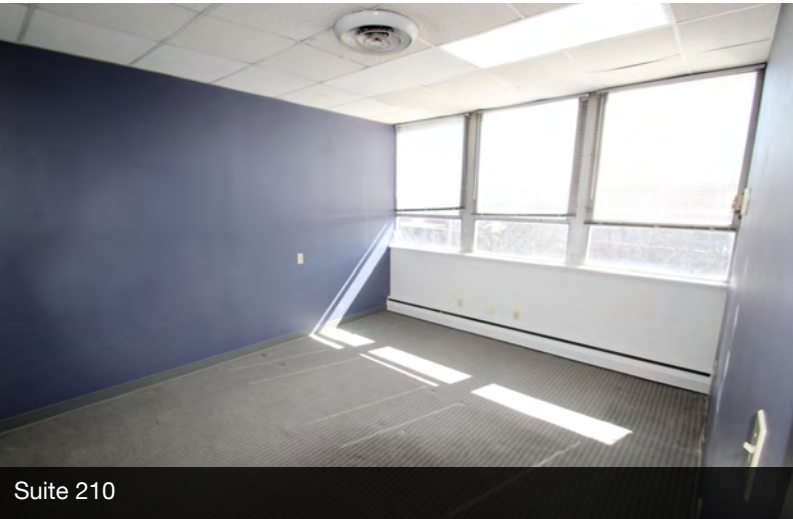


MULTIPLE OFFICE SUITES AVAILABLE NEAR SHAKER SQUARE

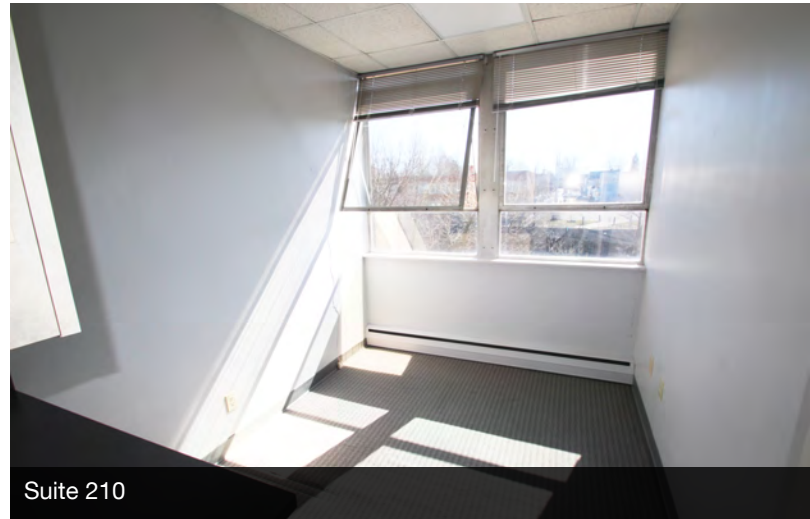


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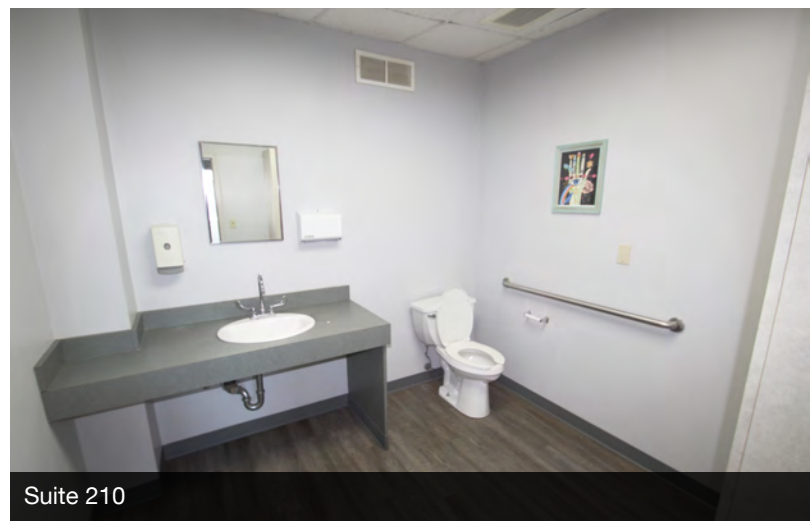
Suite 210



Suite 210



Suite 210



Suite 210



Suite 211



Suite 211 E

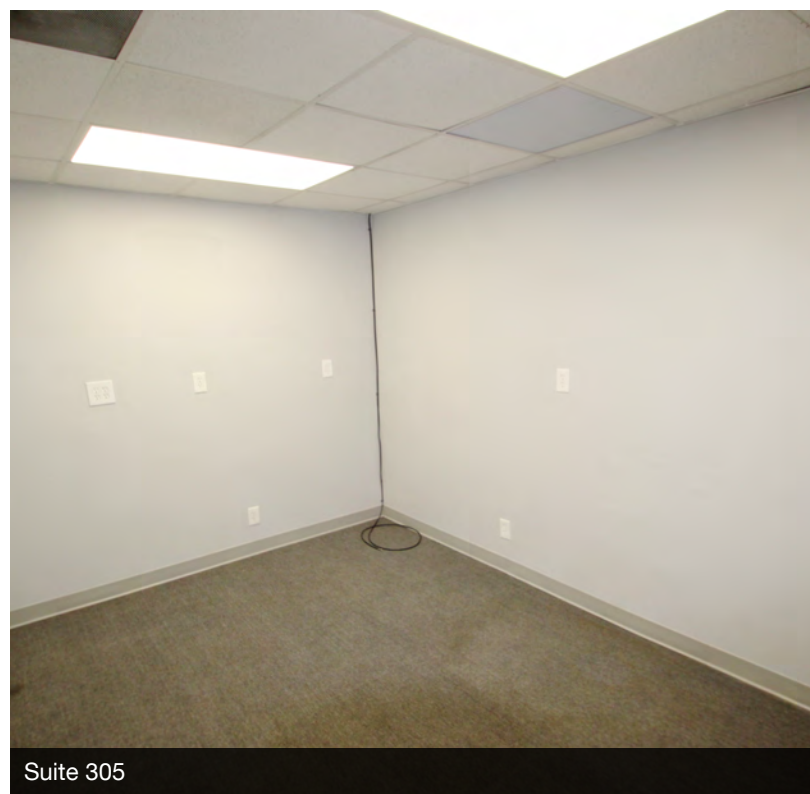
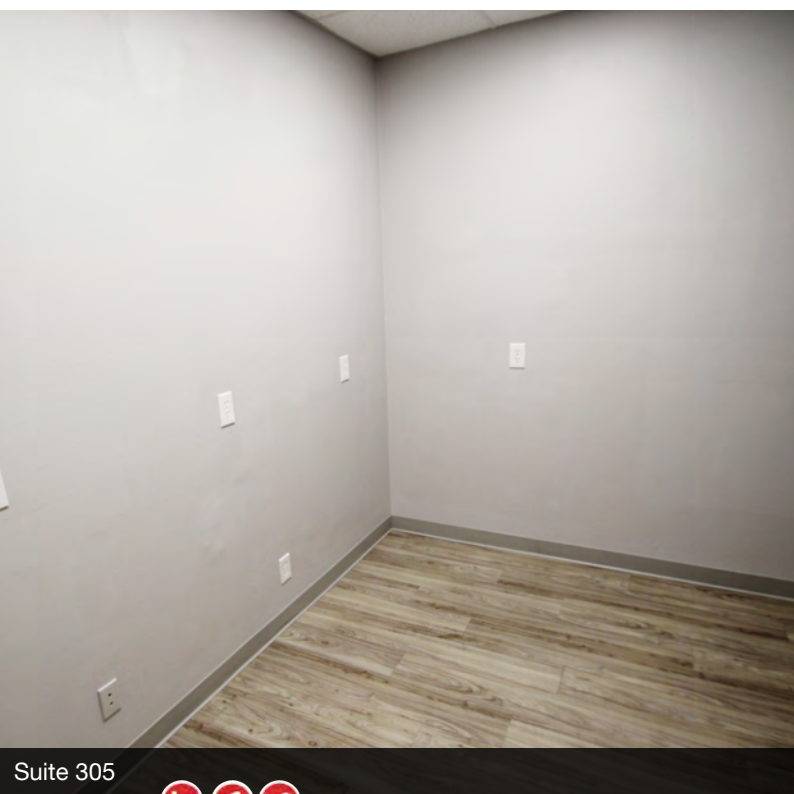


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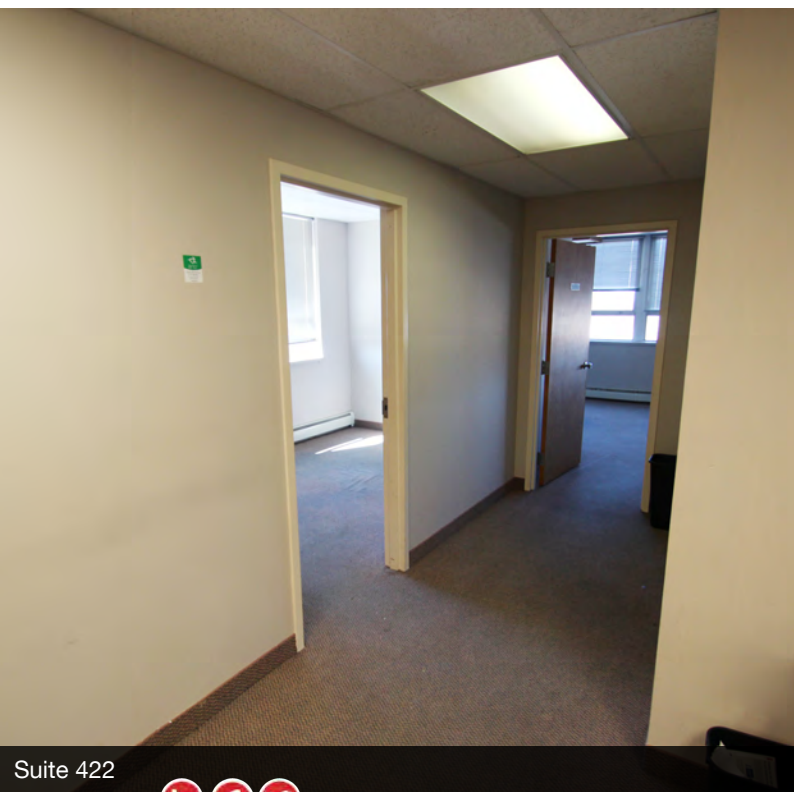


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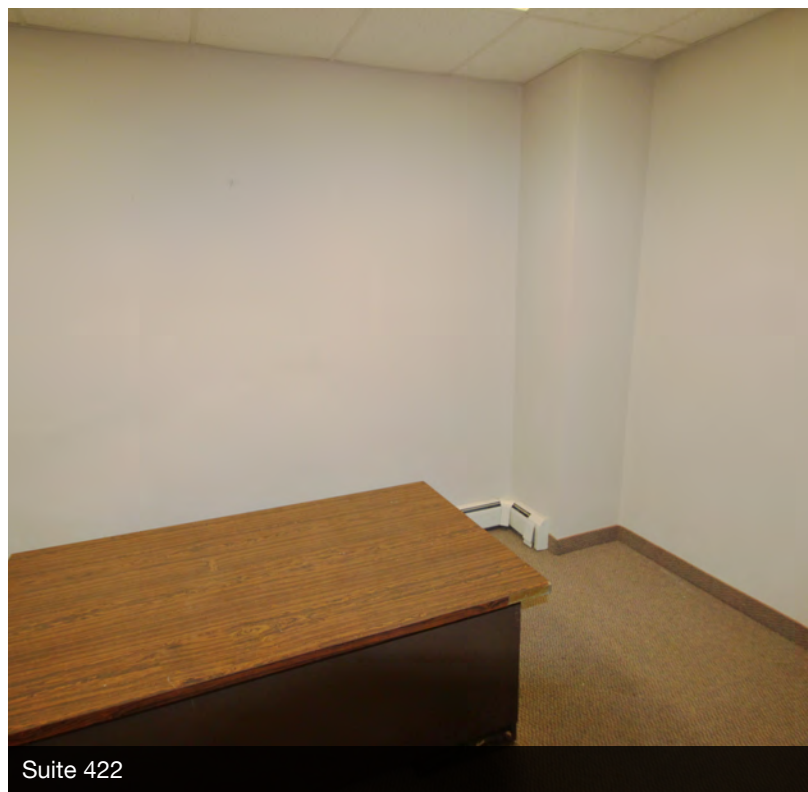
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Suite 422



Suite 422



Suite 422

