

JUNIOR ANCHOR AND ANCHOR SPACE AT BROOKLOR PLAZA

26035 LORAIN ROAD NORTH OLMSTED, OH 44070

FOR LEASE

AVAILABLE
5,265 SF
STORAGE SPACE

EXPANDABLE
UP TO 103,782 SF

18,691 SF
AVAILABLE
SUMMER 2025

51,996 SF
AVAILABLE
FEBRUARY 2026

27,830 SF
AVAILABLE



18,691 SF UP TO 103,782 SF
AVAILABLE AT BROOKLOR PLAZA

Exclusive Contacts:

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CBRE

THE OPPORTUNITY



- Multiple opportunities available
 - 51,996 SF TJ Maxx, available February '26
 - 27,830 SF former Office Max
 - 18,691 SF Golf Galaxy available Summer '25
 - Ability to combine up to 103,782 SF
- Per Placer, Brooklor Plaza has around 1 million annual visits and is consistently ranked in the top percentile of busiest comparable shopping centers in Northeast Ohio
- The space has great exposure and access to both Brookpark Road and Lorain Road
 - Brookpark Road traffic counts: 13,349 VPD (Source: ODOT TMS)
 - Lorain Road traffic counts: 17,839 VPD (Source: ODOT TMS)
- Brooklor Plaza is located in the heart of the North Olmsted retail trade area, positioned next to the 900,000 SF Great Northern Mall and 630,000 SF Great Northern Plaza
- Market retailers include Macys, Dillards, Dicks, JCP, Home Depot, Burlington, Best Buy, JoAnn, Bobs Furniture, Ashley Furniture, Petsmart, DSW, Ulta, Five Below and many more!

QUICK STATS - 5 MILE RADIUS



DAYTIME
POPULATION

179,275



2023
POPULATION

173,855



2023
HOUSEHOLDS

74,426



2023
POPULATION
25 & OVER

127,695

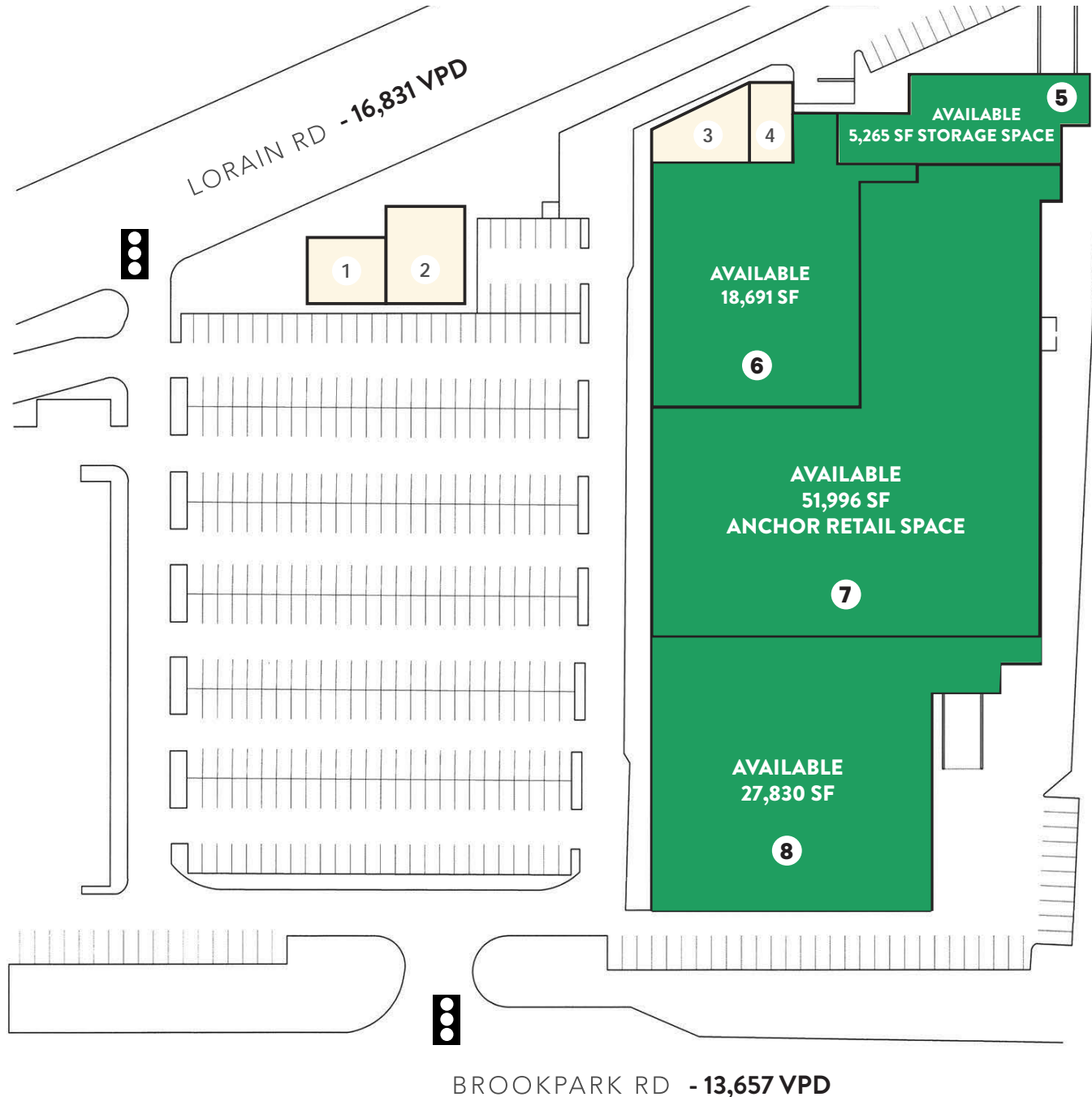


2023
AVG. HOUSEHOLD
INCOME

\$113,381

- North Olmsted is a super-regional trade area with a 5 mile population of 175,222 and daytime population of 181,863 people.
- Strong average household incomes of \$107,909 in a 5 mile radius.
- Monument Signage Space Available

SITE PLAN



EXPANDABLE
UP TO 103,782 SF

SPACE / TENANT	SF
1. Tropical Smoothie Cafe	
2. Five Guys	2,503
3. Original Mattress Factory	2,060
4. City Club	940
5. AVAILABLE Storage Space	5,265
6. AVAILABLE Junior Anchor Space	18,691
7. AVAILABLE Anchor Space	51,996
8. AVAILABLE Endcap Space	27,830

SOUTHWEST AERIAL VIEW



Target
The Tile Shop
Party City

CLE
Cleveland Center for Learning & Enterprise

GREAT NORTHERN
CORPORATE CENTER
OFFICE PARK

I-X CENTER

Walmart

Chick-fil-A

McCOMB'S
The Original & Best Donuts

VCF
VALUE CITY FURNITURE
ALDI

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STORAGE SPACE

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NTB
NORTH TOWN BUSINESS CENTER

GREAT NORTHERN MALL
JCPenney Dillard's
REGAL
Dick's Sporting Goods
McAlister's Deli
Harry's Barbecue

BROOKPARK RD - 13,657 VPD

LORAIN ROAD - 16,831 VPD

FIVE GUYS
BURGERS and FRIES

tropical
smoothie
CAFE

Olive Garden

Chatterbox

GMC

WEST AERIAL VIEW



BROOKPARK RD - 13,657 VPD

An aerial photograph of a road with a yellow dashed line. A speed limit sign is visible on the right side of the road. The text "LORAIN ROAD - 16,831 VPD" is overlaid on the image, following the curve of the road.

27,830 SF AVAILABLE

**51,996 SF AVAILABLE
FEBRUARY 2026**

**18,691 SF AVAILABLE
SUMMER 2025**

AVAILABLE
5,265 SF Storage Space

TRADE AREA MAP

NORTH OLMSTED RETAIL TRADE AREA

TRADE AREA INFO

Brookpark Rd & Great Northern Blvd
(3 Miles)

- Population: 64,244
- Daytime Population: 65,249
- Total Households: \$27,517
- Median HH Income: \$69,914
- Total Businesses: 2,093
- Total Employees: 33,534

MAJOR OFFICE BUILDINGS

797,447 Total SF
(Source: CoStar)

- Great Northern Corp. Center I, II, III - 459,338 SF
- Moen - 141,221 SF
- Millennium Place East - 70,200 SF
- Millennium Place West - 70,200 SF
- The Community Bldg. - 56,488 SF

HOTELS

10 Hotels/1,079 Rooms
(Source: CoStar)

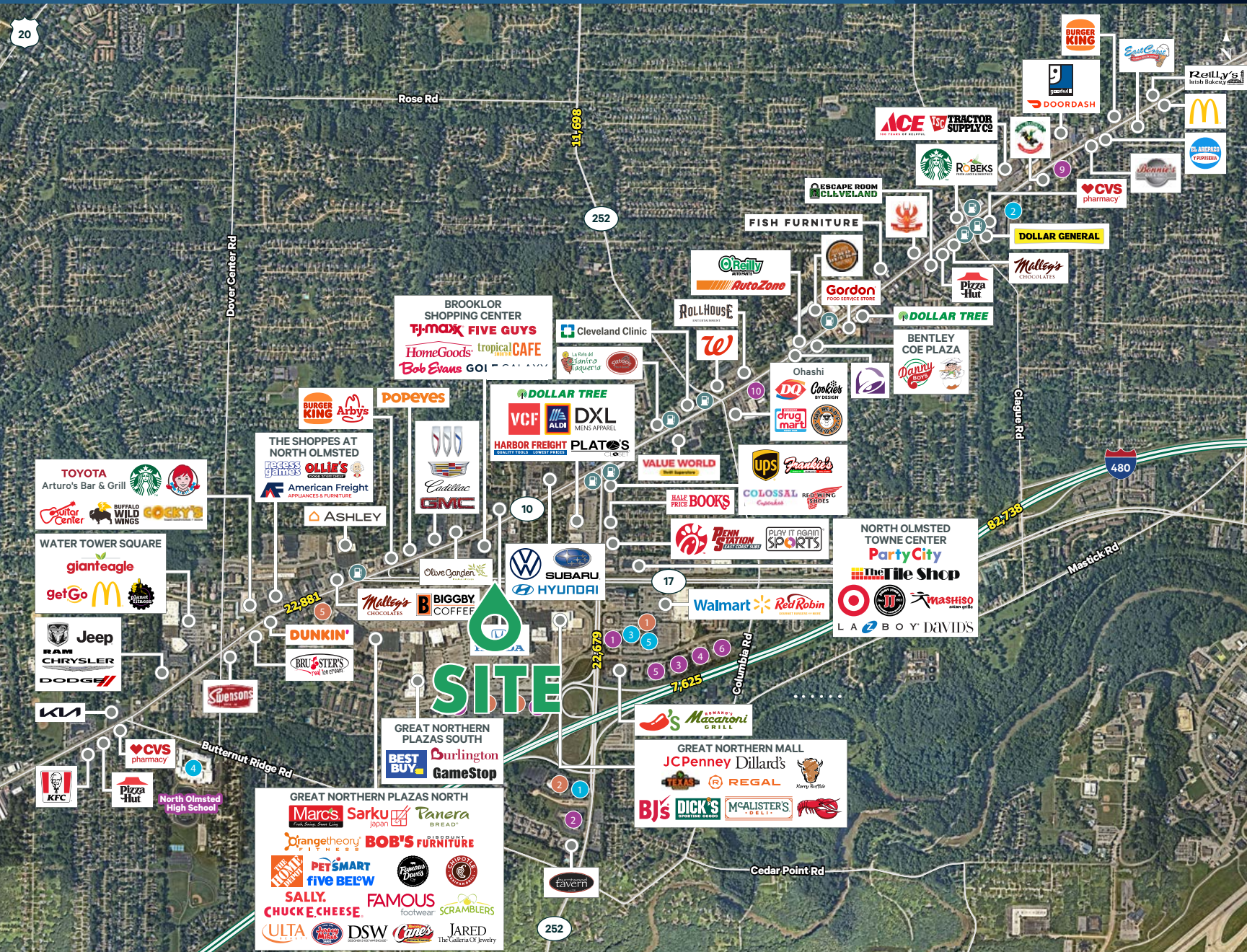
- Radisson - 140 Rooms
- Loft - 137 Rooms
- Extended Stay - 127 Rooms
- Sonesta Suites - 125 Rooms
- Courtyard - 121 Rooms
- Hampton Inn - 118 Rooms
- La Quinta - 103 Rooms
- Extended Stay - 92 Rooms
- Motel 6 - 59 Rooms
- Economy Inn - 57 Rooms

MAJOR EMPLOYERS

- Moen - 550 employees
- Manor Care Health - 200 employees
- FM Global - 200 employees
- North Olmsted High School - 130 employees
- Professional Travel - 100 employees

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DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2023 Population - Current Year Estimate	9,062	64,541	173,855
2028 Population - Five Year Projection	8,936	63,535	171,097
2023 Daytime Population	13,435	61,870	179,275
2023 Households - Current Year Estimate	4,127	27,453	74,426
2023 Average Household Income	\$89,657	\$110,189	\$113,381
2028 Average Household Income Projection	\$102,640	\$127,512	\$130,399
2023 Median Household Income	\$67,051	\$79,559	\$80,264
2023 Population 25 and Over	6,681	48,776	127,695

CONTACT US

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