

AVAILABLE FOR LEASE

3,208 RSF Office Suite

La Centre Office Plaza II | 25777 Detroit Road, Westlake, Ohio

4-Story, +/-110,401 SF Class A Office Building



LEASE RATE: \$20.00/SF MODIFIED GROSS

Building Highlights

Available Space



Suite	Rentable Square Feet
Suite 110	3,208 RSF



Conferencing

Free conferencing



Close Proximity

Located near Cleveland Hopkins International Airport and NASA Research Center.



Parking

Abundant surface parking is surrounding the building.



Walking Distance to Amenities

Building is adjacent to Houlihan's restaurant and is located within walking distance to retail centers, other restaurants and nearby conveniences.



Excellent Interchange Location

Newly constructed interchange at I-90 and Columbia Road.



Terry Coyne

Vice Chairman

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Licensed Real Estate Broker



Claire Coyne McCoy

Director

216.453.3015

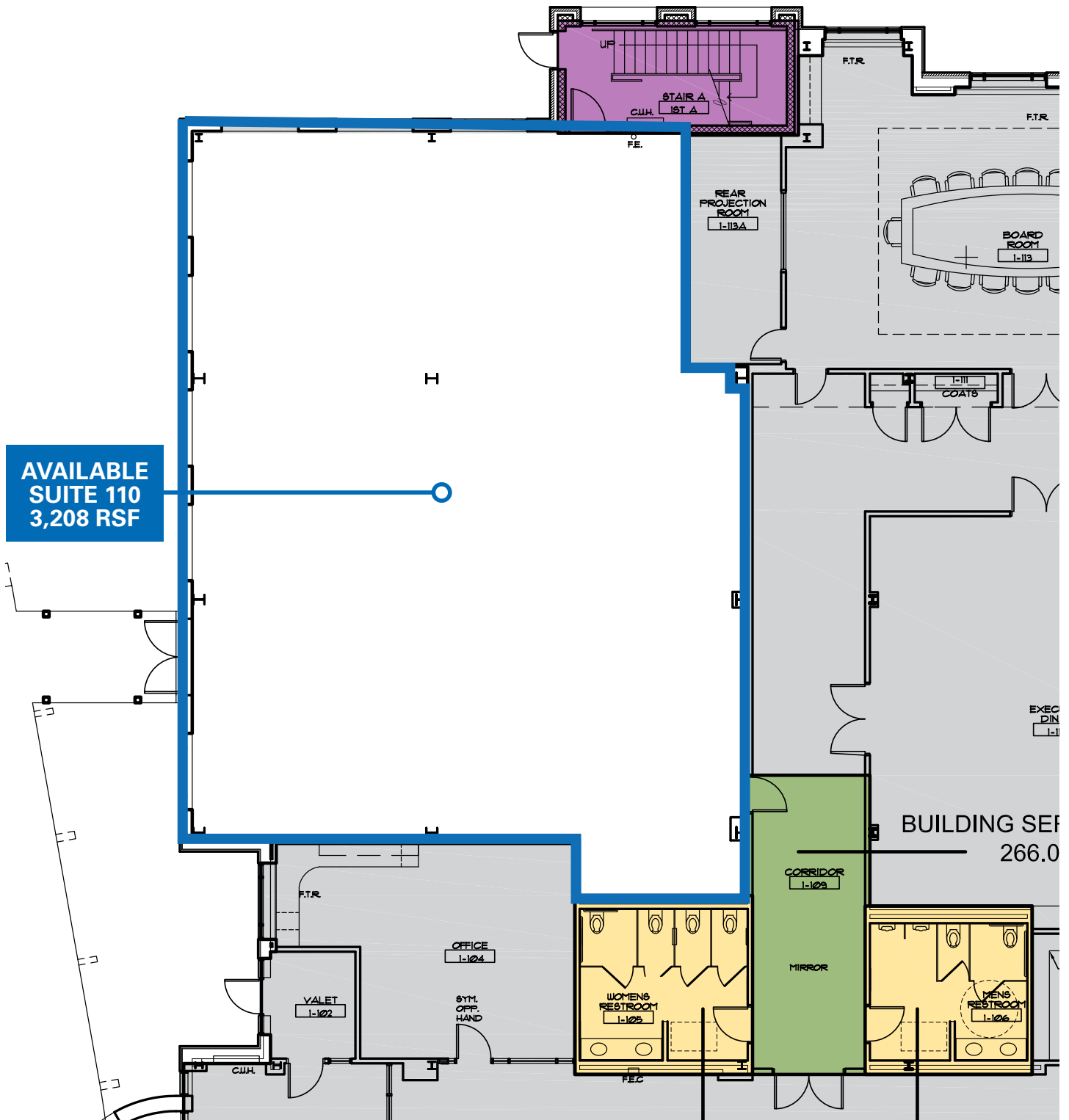
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Licensed Real Estate Salesperson

NEWMARK

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Terry **COYNE**.com



KEY FACTS	EDUCATION	INCOME		
 953,414 Population	 24% High School Diploma	 \$58,767 Median Household Income	 62.5% White Collar	 16% Services
 41.7 Median Age	 29% Some College	 \$36,966 Per Capita Income	 21.5% Blue Collar	 4.3% Unemployment Rate
		COMMUTERS	BUSINESS	
 412,596 Households	 33% Bachelors/ Graduate/ Professional Degree	 14% Spend 7+ hours commuting to and from work per week	 33,681 Total Businesses	 614,003 Total Employees
 \$50,732 Median Disposable Income				



