



AVAILABLE

HORIZON BUILDING
26301 Curtiss Wright Parkway
Richmond Heights, Ohio 44143

**ON THE CAMPUS OF
THE CUYAHOGA COUNTY AIRPORT**

UP TO 31,000 SF CONTIGUOUS



AVAILABLE SUITES ~ All suites potentially divisible

Suite 100: 5,646 RSF (divisible)

Suite 110: 6,172 RSF (divisible)

3rd Floor: 9,241 RSF (divisible)

4th Floor: 22,250 RSF (divisible)

- **New windows and roof**
- **New Fitness Center**
- **New Daytime Cafe**
- **Abundant parking (6 spaces per 1,000 SF)**
- **Possible ownership opportunity**
- **For lease at \$15.95/RSF plus in-suite electric**

**ENTIRE 4TH FLOOR NOW AVAILABLE
WITH BRANDING OPPORTUNITY**

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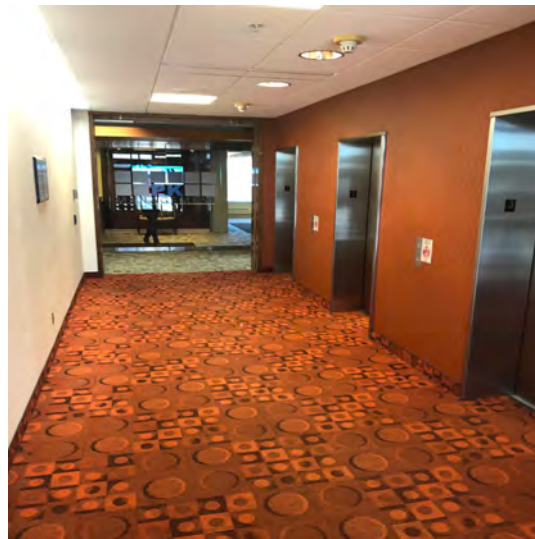
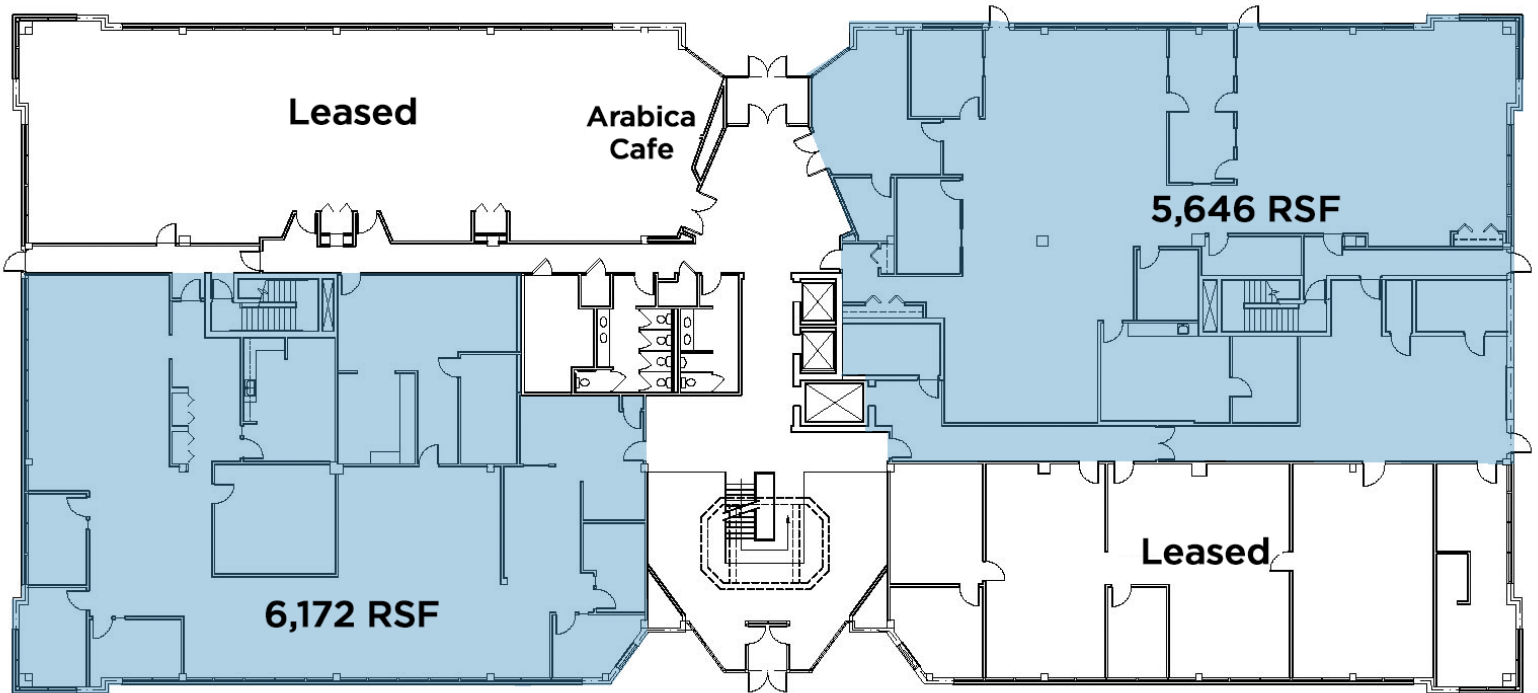


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Floor Plan

1st Floor Available Suites



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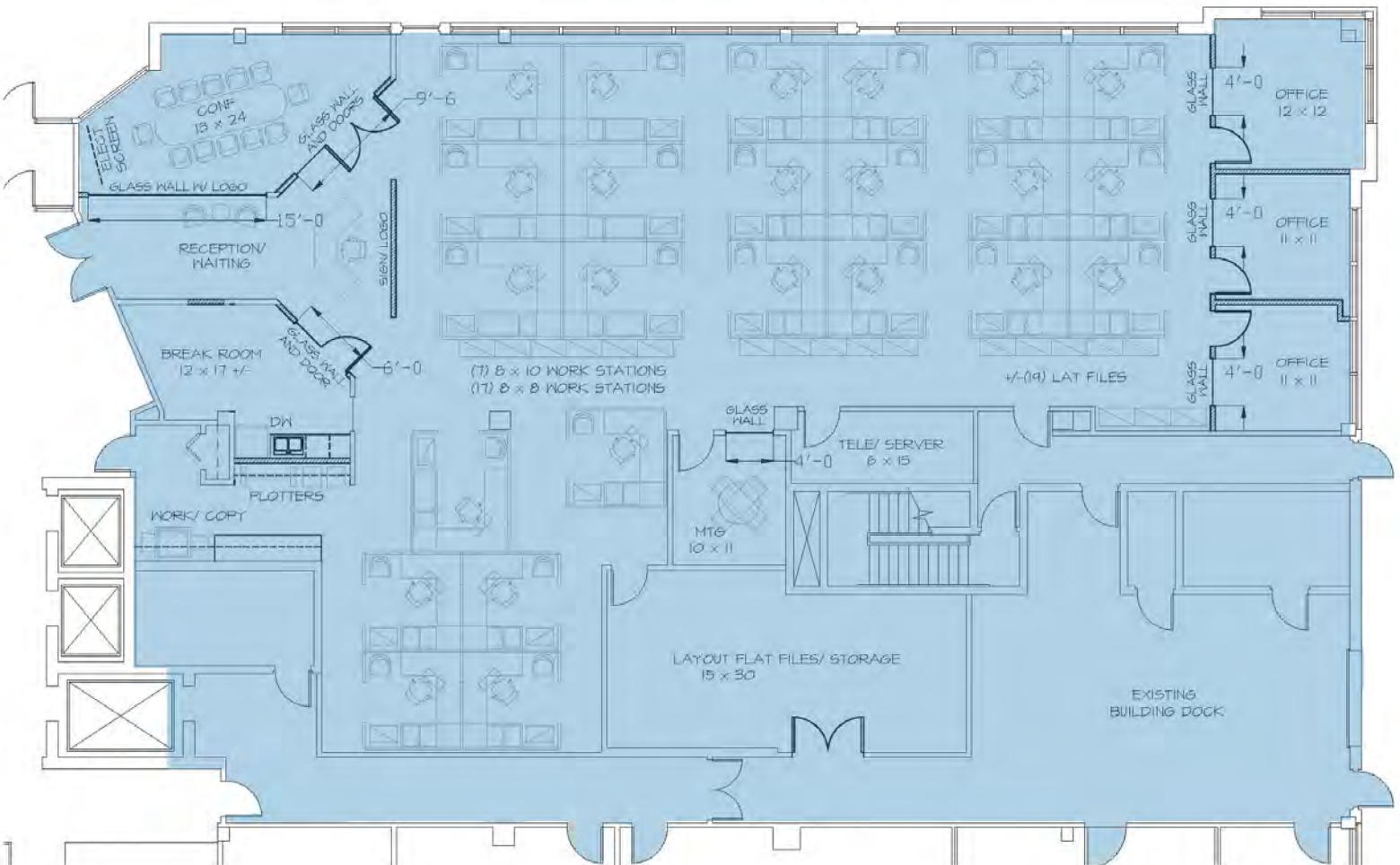
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Floor Plan

1st Floor Suite 100—5,646 RSF



- Flexible layout with quality finishes just off the building lobby
- Divisible to approximately 2,000 RSF

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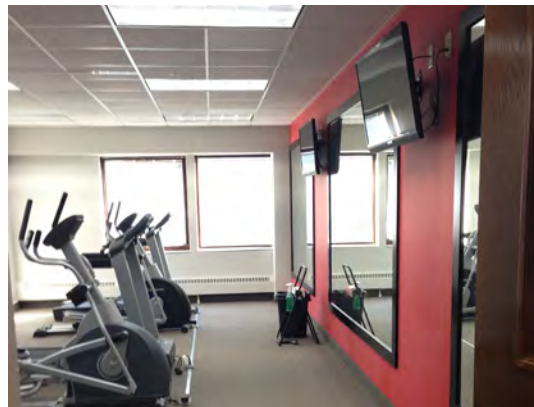
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Floor Plan

1st Floor Suite 110—6,172 RSF



- Flexible layout with quality finishes just off the building lobby
- Divisible to approximately 2,000 RSF



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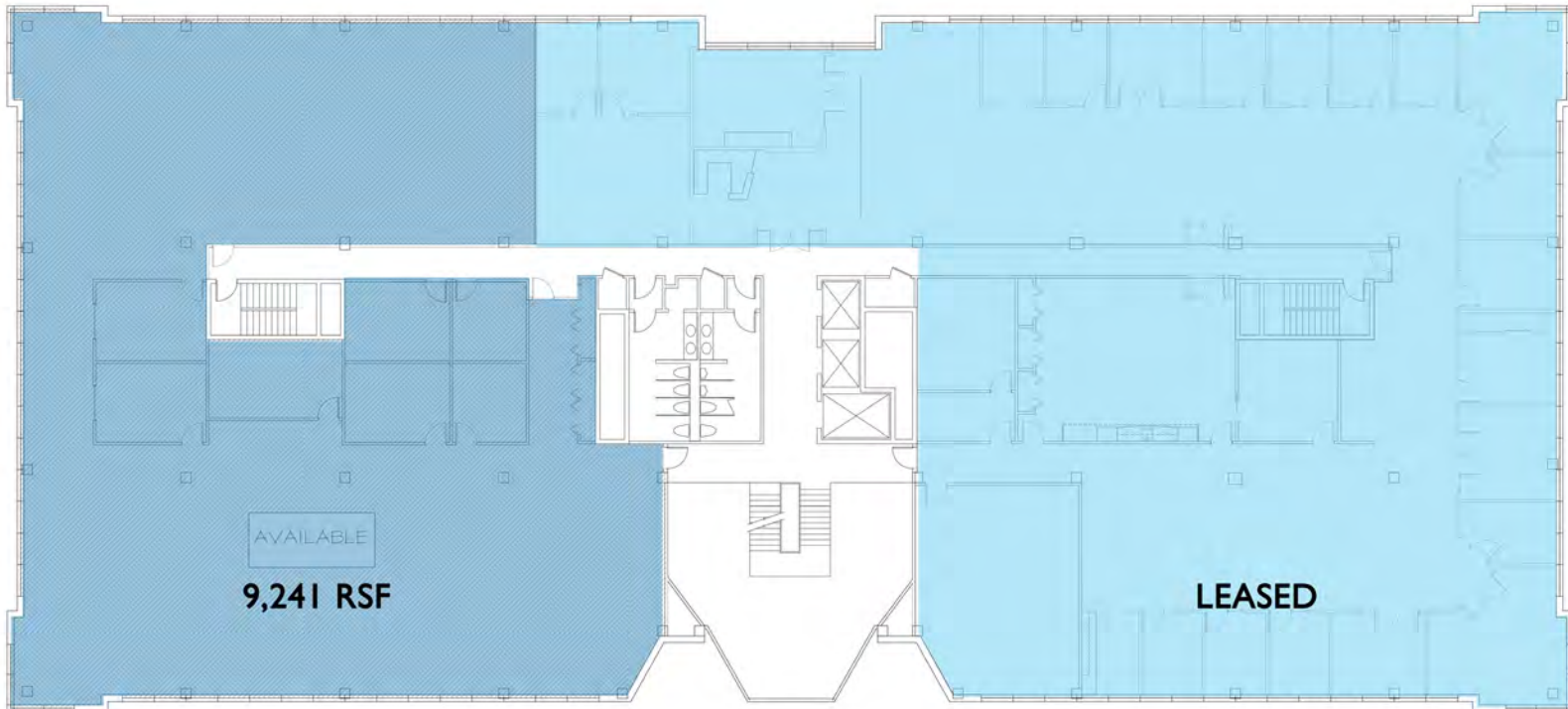
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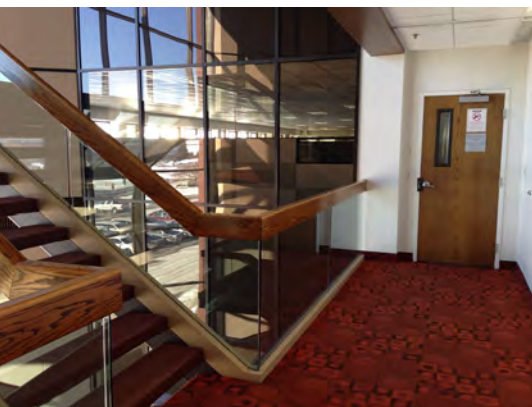
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Floor Plan

3rd floor—9,241 RSF



- 9,241 RSF recently vacated
- Call center wiring in place
- Heavy parking (approx. 6/1,000 SF)
- Large window lines provide excellent natural lighting



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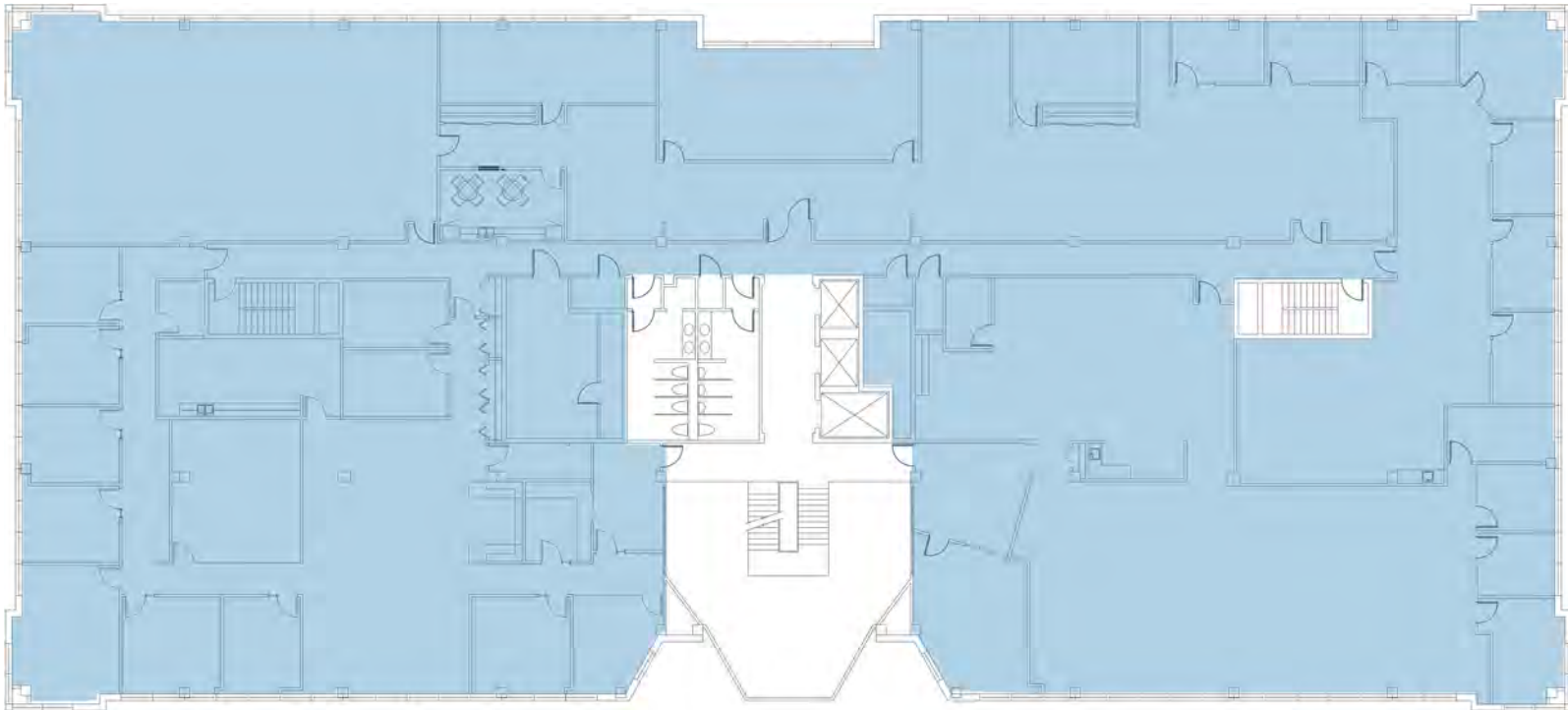
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Floor Plan

**4th Floor - 22,250 RSF Full Floor
(Divisible)**

As-is Layout



- Majority of floor already furnished - 80+ workstations in place



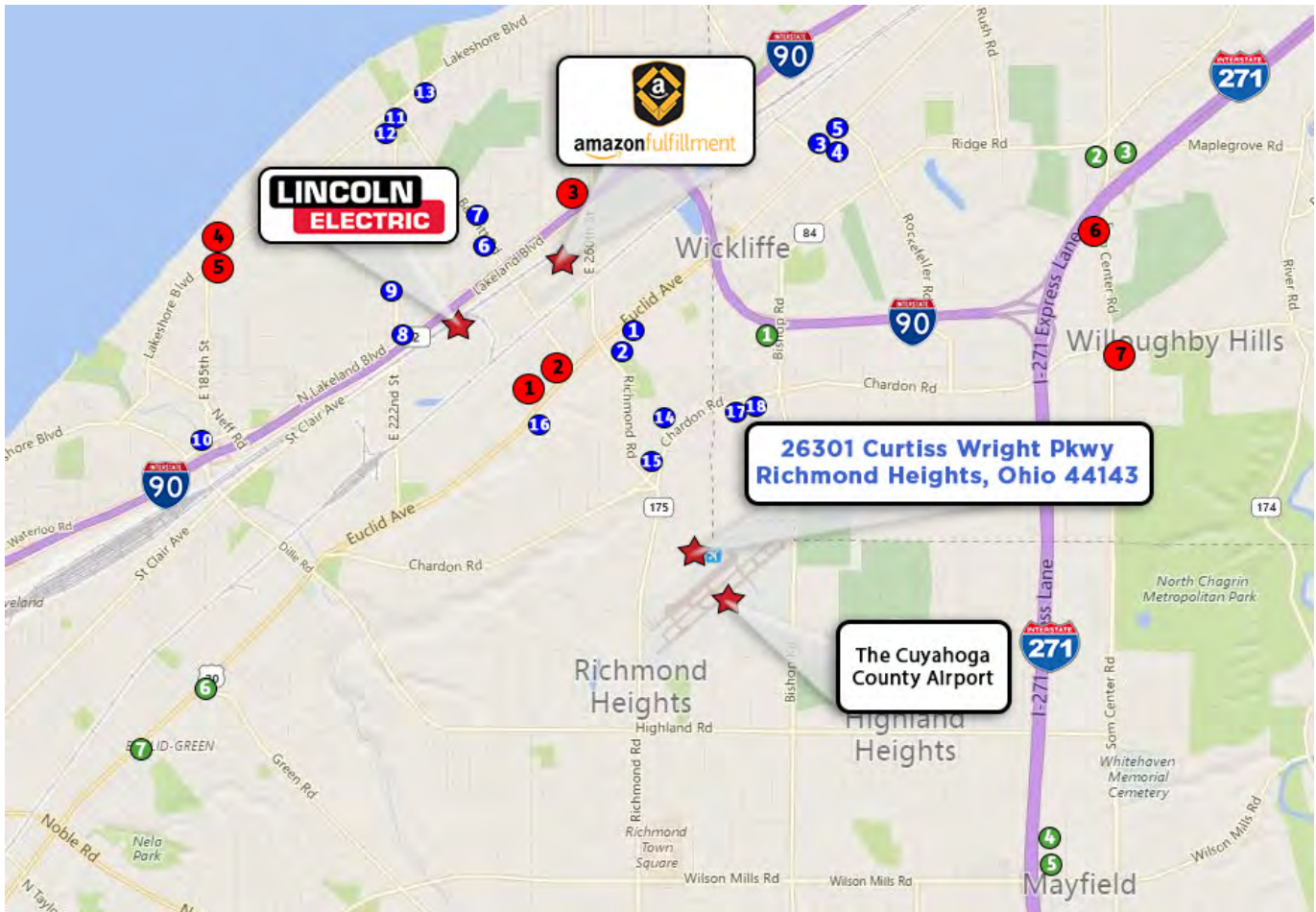
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Medical

1. University Primary Care
2. Center for Dialysis Care
3. Resilience Health Systems
4. Cleveland Clinic - Euclid Hospital
5. University Hospital
6. Cleveland Clinic - Family Health Center
7. Willoughby Hills Internal Medicine

Hotels

1. Fairbridge Hotel Cleveland East
2. Travelodge Cleveland/Willoughby
3. Courtyard by Marriott Cleveland Willoughby
4. Hilton Garden Inn Cleveland East
5. Holiday Inn Cleveland-Mayfield
6. Comfort Inn Mayfield Heights Cleveland East
7. American Motel

Restaurants

- | | |
|--------------------------------|--------------------------------|
| 1. Popeyes Louisiana Kitchen | 15. Vern's BBQ |
| 2. Arby's | 16. Mitchel's Ultra Lounge |
| 3. Petti's | 17. Golden Mountain Restaurant |
| 4. Sussex Seafood & Grille | 18. Becky's Bistro |
| 5. The Greek House Grille | |
| 6. Paradise Restaurant and Pub | |
| 7. Mama Catena | |
| 8. Euclid Paninis | |
| 9. Marta's Restaurant | |
| 10. Muldoon's Saloon & Eatery | |
| 11. Beach Club Bistro | |
| 12. Paragon | |
| 13. Marco's Pizza | |
| 14. Jubilee | |

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