



GOODMANREALESTATE.COM
216.381.8200

ANCHOR SPACE

8700 Brookpark Road
Brooklyn, Ohio



HIGHLIGHTS

- **AVAILABLE:** 40,000 to 83,126 SF furniture store with truck dock and warehouse space
- Convenient location for all of Cuyahoga County with easy access to Interstate 480, the main connector highway connecting Cleveland's eastern and western suburbs
- 134,458 vehicles pass the site on Interstate 480 and 18,324 vehicles pass the site on Brookpark Road daily
- 338,154 people live within 5-miles of the site

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 Projection	12,032	137,064	327,046
2018 Estimate	12,330	141,934	338,154
INCOME	1 MILE	3 MILE	5 MILE
2018 Average	\$52,506	\$50,415	\$53,411
2018 Median	\$44,784	\$41,814	\$41,856
DAYTIME POPULATION	1 MILE	3 MILE	5 MILE
2018 Employees	11,266	70,646	156,564

LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

CLEVELAND THE OFFICES AT LEGACY VILLAGE
25333 CEDAR ROAD, SUITE 305
CLEVELAND, OH 44124

COLUMBUS CORPORATE HILL II, SUITE 108
100 W. OLD WILSON BRIDGE ROAD
COLUMBUS, OH 43085

ZACK SOGOLOFF

Senior Vice President

zack@goodmanrealestate.com

SETH MARKS

Senior Associate

seth@goodmanrealestate.com



LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

ZACK SOGOLOFF

Senior Vice President

zack@goodmanrealestate.com

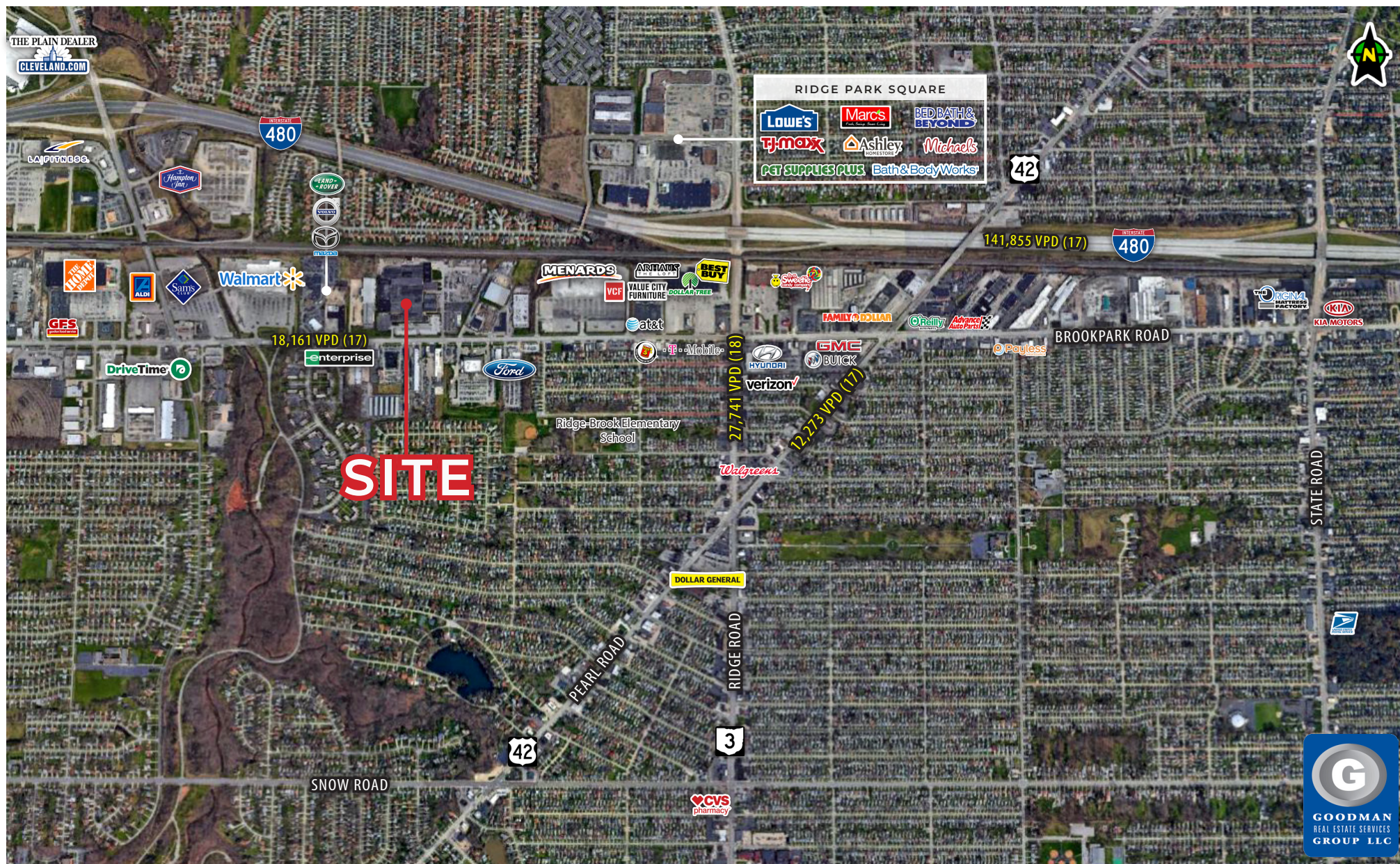
SETH MARKS

Senior Associate

seth@goodmanrealestate.com

ANCHOR SPACE

Brooklyn, Ohio





LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

ZACK SOGOLOFF
Senior Vice President
zack@goodmanrealestate.com
SETH MARKS
Senior Associate
seth@goodmanrealestate.com

ANCHOR SPACE

Brooklyn, Ohio





LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

ZACK SOGOLOFF

Senior Vice President

zack@goodmanrealestate.com

SETH MARKS

Senior Associate

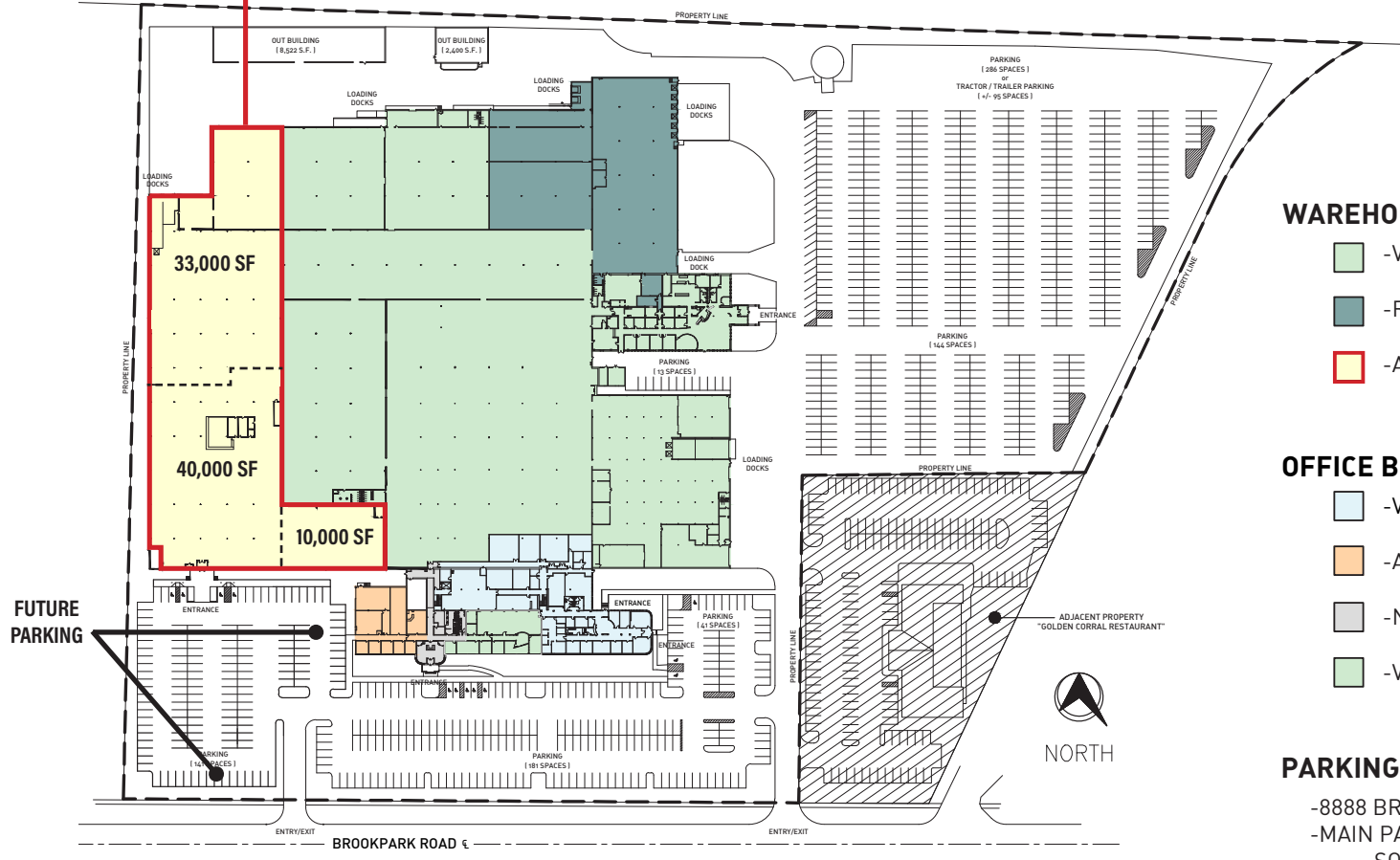
seth@goodmanrealestate.com

ANCHOR SPACE

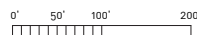
Brooklyn, Ohio

SITE PLAN

**40,000 - 83,126 SF
AVAILABLE**



SITE PLAN/FLOOR PLAN:: SCALE: 1" = 200'-0"



WAREHOUSE BUILDING::

- VENDORS EXCHANGE (218,898 S.F.)
- RELIABLE APPLIANCE (42,065 S.F.)
- AVAILABLE (83,126 S.F.)

OFFICE BUILDING::

- VALLEY TRAINING CENTER (28,714 S.F.)
- AVAILABLE (5,853 S.F.)
- NON-EXCLUSIVE (3,616 S.F.)
- VENDORS EXCHANGE (4,962 S.F.)

PARKING::

- 8888 BROOKPARK - 95 SPACES
- MAIN PARKING LOT
 - SOUTH OF BUILDING - 222 SPACES
 - EAST PARKING LOT - 430 SPACES
 - WEST PARKING LOT - 141 SPACES
- VENDORS EXCHANGE EXECUTIVE PARKING - 13 SPACES