

EASTGATE PLAZA

2100 HARDING HIGHWAY, LIMA, OH 45804

WARREN TERRACE

248.352.5000

WTERRACE@FIRSTCOMMERCIAL.NET



OFFERING SUMMARY

Lease Rate:	\$5.00 - 14.00 SF/yr (NNN)
Number Of Units:	23
Available SF:	785 - 82,223 SF
Year Built:	1974
Building Size:	194,937 SF
Zoning:	C3
Parking:	926
Occupancy:	Immediate

LOCATION OVERVIEW

Eastgate Plaza is located in a regional shopping area at the southeast quadrant of I-75 and Harding Highway in Lima, Ohio. Lima's central location within Allen County has allowed the city to become a strategic regional center for northwest-central Ohio. On average, 17,000 vehicles per day pass through this area, which draws from local populations as well as surrounding communities. Join Big Lots, Harbor Freight, and Goodwill.

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	578	21,694	41,883
Total Population	1,550	56,927	108,949
Average HH Income	\$42,569	\$41,781	\$52,611



FOR LEASE



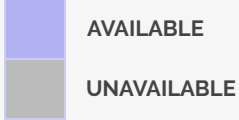
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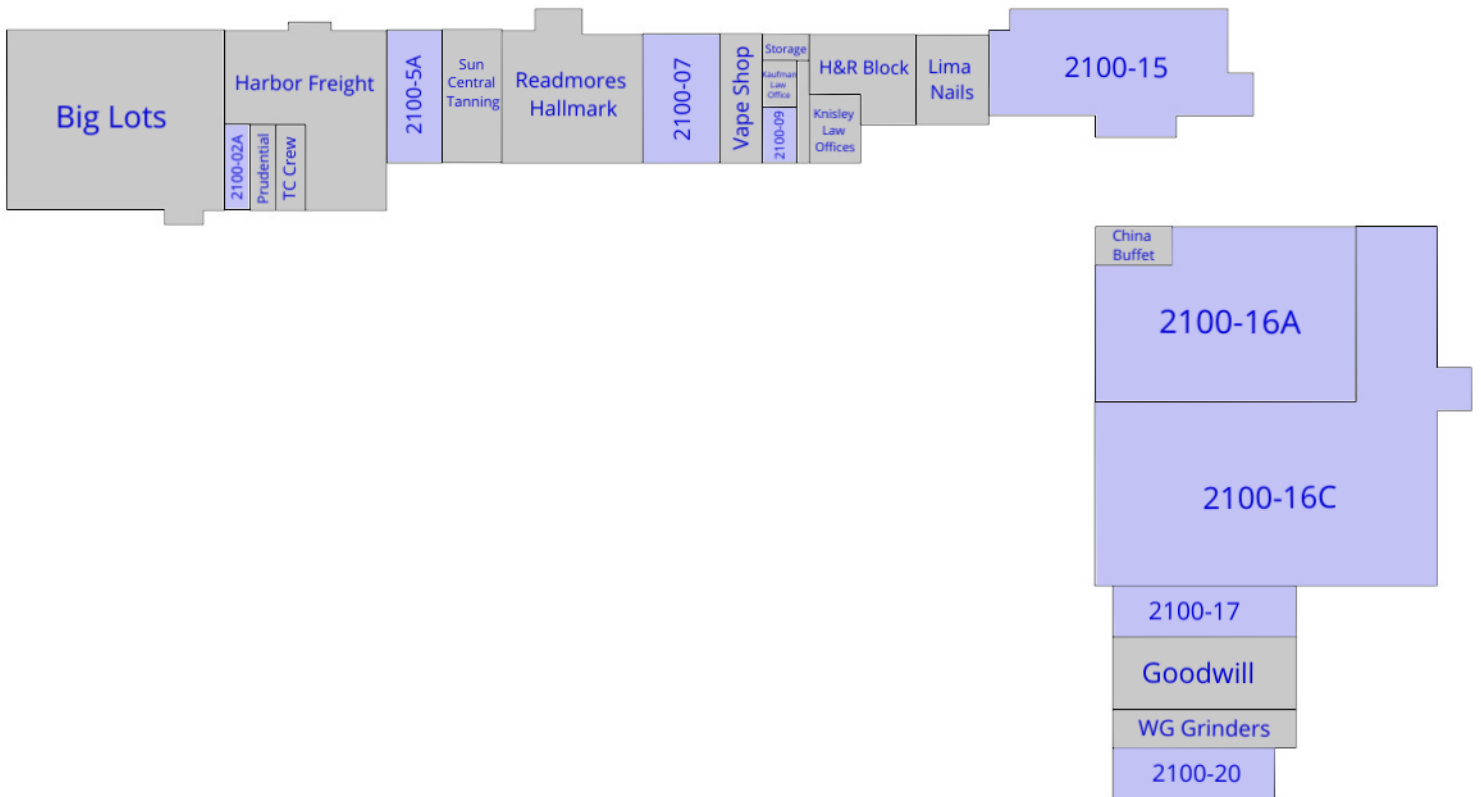
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LEASE TYPE	NNN
AVAILABLE SPACE	785 - 82,223 SF
LEASE TERM	Negotiable
LEASE RATE	\$5.00 - \$14.00 SF/yr



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SUITE	TENANT	SIZE	RATE
2100-01	Big Lots	32,165 SF	-
2100-02A	Available	1,200 SF	\$10.00 - \$14.00 SF/yr
2100-02B	Prudential	1,200 SF	-
2100-03	TC Crew	1,200 SF	-
2100-04	Harbor Freight	14,000 SF	-
2100-05A	Available	3,173 SF	\$10.00 - \$14.00 SF/yr
2100-05B	Sun Central Tanning	3,000 SF	-
2100-06	Readmores Hallmark	7,947 SF	-
2100-07	Available	4,000 SF	\$10.00 - \$14.00 SF/yr
2100-08	Vape Shop	2,100 SF	-
2100-09	Available	785 SF	\$10.00 - \$14.00 SF/yr
2100-10	Kurt Kaufman Law Offices	700 SF	-
2100-12	Knisley Law Offices	637 SF	-
2100-13	H&R Block	1,875 SF	-
2100-14	Lima Nails	800 SF	-
2100-15	Available	11,982 SF	\$5.00 - \$8.00 SF/yr
2100-16A	Available	19,150 - 82,223 SF	\$5.00 - \$8.00 SF/yr
2100-16C	Available	63,073 - 82,223 SF	\$5.00 - \$8.00 SF/yr
2100-16B	China Buffet	6,958 SF	-
2100-17	Available	4,484 SF	\$10.00 - \$14.00 SF/yr
2100-18	Goodwill	7,150 SF	-
2100-19	WG Grinders	2,400 SF	-
2100-20	Available	4,200 SF	\$10.00 - \$14.00 SF/yr

FOR LEASE

