

OFFICE SPACE AVAILABLE FOR LEASE



OFFICE SPACE AVAILABLE FOR LEASE
24400 Highpoint Rd, Beachwood, OH 44122

Greg West
GregoryWest@HannaCRE.com
440.668.2117

Anthony DiLallo
AnthonyDiLallo@HannaCRE.com
440.539.4394

CONTACT:
Austin Pay
AustinPay@HannaCRE.com
216.970.3328

OFFICE SPACE AVAILABLE FOR LEASE

24400 Highpoint Rd, Beachwood, OH 44112

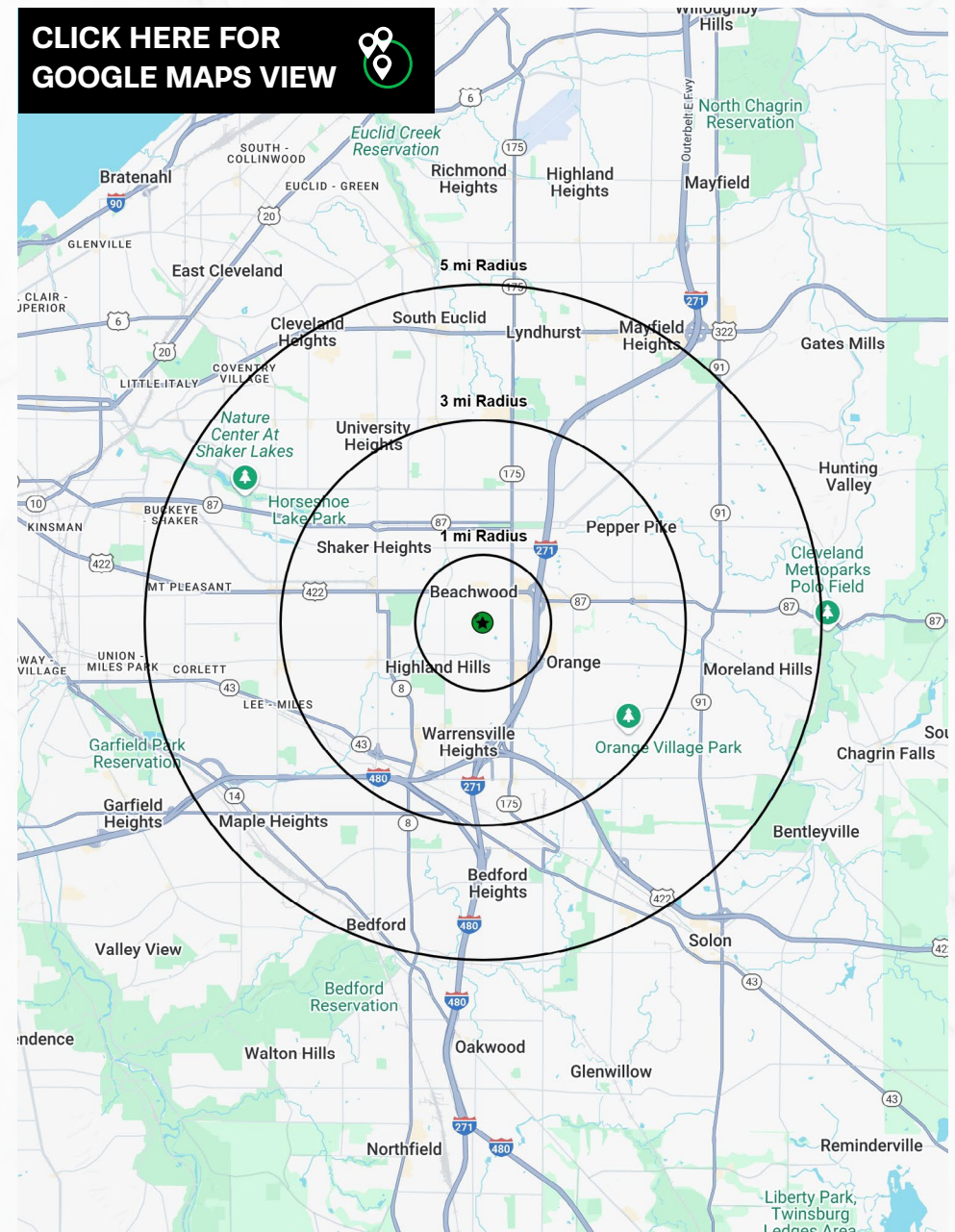
PROPERTY OVERVIEW

PROPERTY SUMMARY

- Total Building size 14,357
- Parking 4.00/ 1,000 SF
- Flexible Spaces range from 570–2410 with additional availability in April and May of 2025
- Strong Tenant Mix: Professional and medical service providers
- Location: Convenient access to I-271
- Nearby amenities like Pinecrest and Beachwood Place
- Lease Rate \$12 NNN with nets being \$6.50
- **Available Spaces:**
 - Suite 2: 2,077 SF (Vacant)
 - Suite 8: 1,100 SF (Vacant)
 - Suite 10: 2,410 SF (Vacant)

DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	3,408	70,454	224,242
HOUSEHOLDS	1,599	29,672	98,153
AVERAGE HH INCOME	\$164,835	\$157,384	\$119,226
MEDIAN HH INCOME	\$102,704	\$102,279	\$81,419
DAYTIME POPULATION	21,268	81,746	203,287

CLICK HERE FOR
GOOGLE MAPS VIEW



OFFICE SPACE AVAILABLE FOR LEASE

24400 Highpoint Rd, Beachwood, OH 44112

PICTURES



OFFICE SPACE AVAILABLE FOR LEASE

24400 Highpoint Rd, Beachwood, OH 44112

MICRO AERIAL



OFFICE SPACE AVAILABLE FOR LEASE

24400 Highpoint Rd, Beachwood, OH 44112

MACRO AERIAL

