

**FOR LEASE
OR SALE**

25,000 SF Space Available In Desirable Beachwood, Ohio
23330 Commerce Park, Beachwood, OH, 44112



PROPERTY OVERVIEW

- 1st & 2nd floors presently outstanding for video and other media production
- 3rd floor office space with panorama windows equipped with kitchen, atrium, and balcony
- Owner willing to renovate the interior and/or exterior of the building to meet specific business needs of user
- Drive-in loading dock presents opportunity for climate-controlled self-storage or warehouse use
- Close proximity retail, restaurants, hotels
- Join other companies that have selected Beachwood as their home including Eaton Corporate HQ, OMNOVA, Cleveland Clinic, University Hospitals, BASF
- Quick access to I-271 and I-480
- Listed for sale at: **\$2,190,000**



[View in Google Maps](#)

HANNA
COMMERCIAL REAL ESTATE

The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.

Julie I. Sabroff, CCIM

216.839.2029

JulieSabroff@HannaCRE.com

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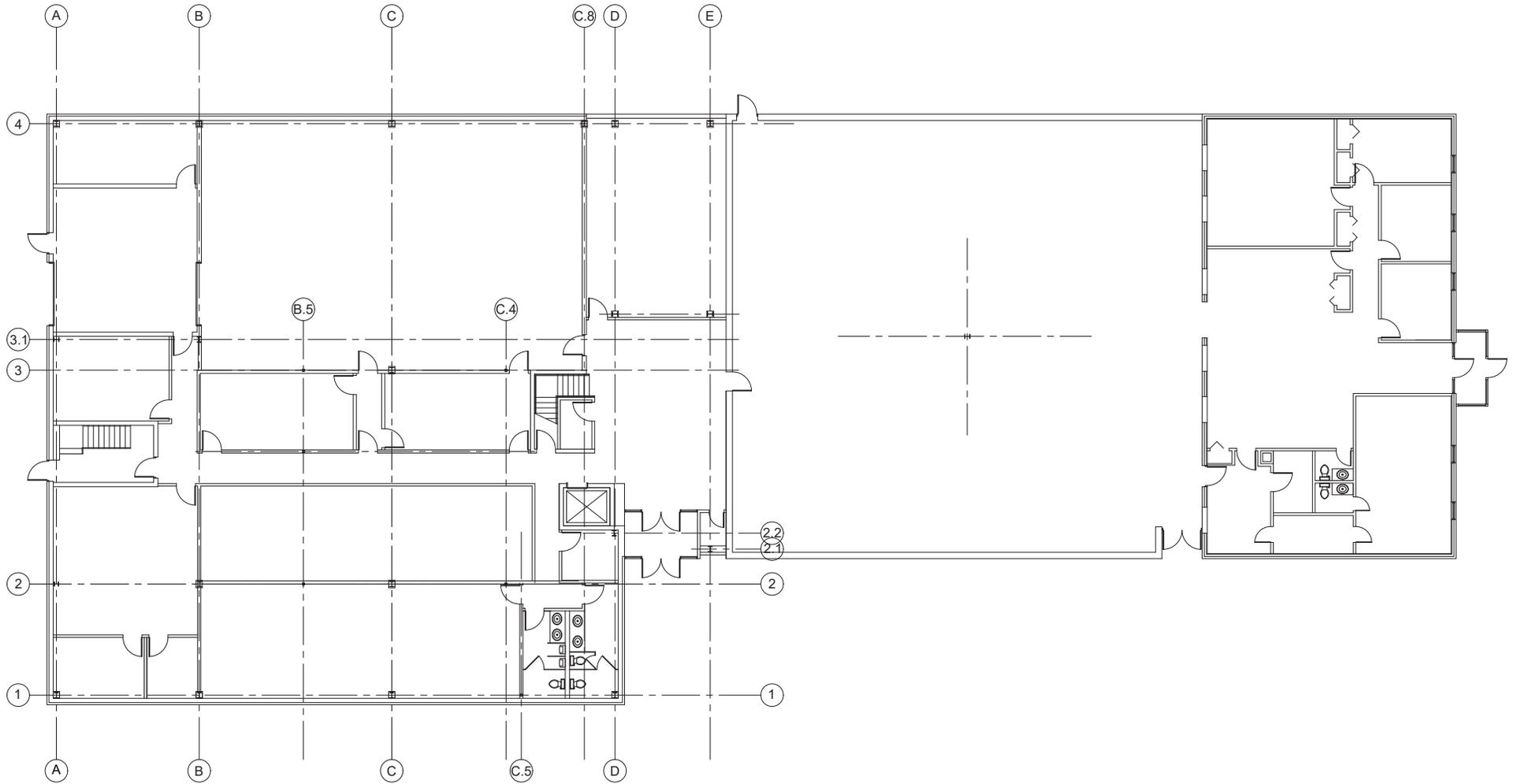
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✉ JulieSabroff@HannaCRE.com

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SITE PLAN – FIRST FLOOR

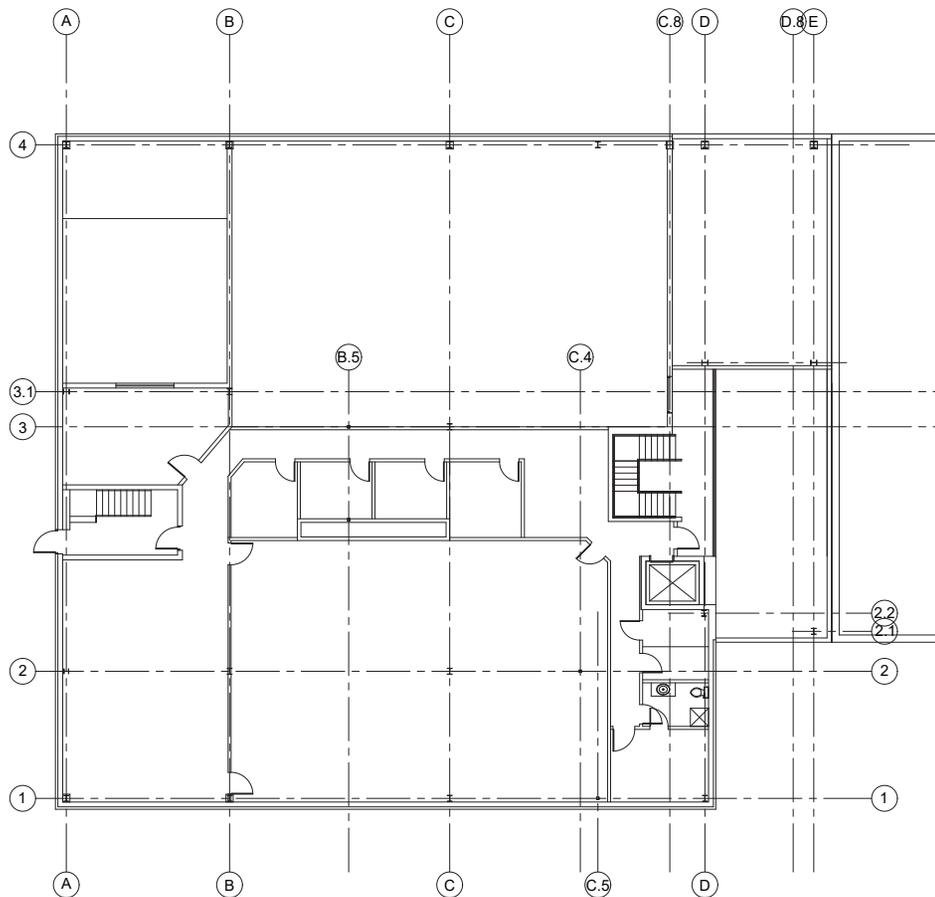


FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"

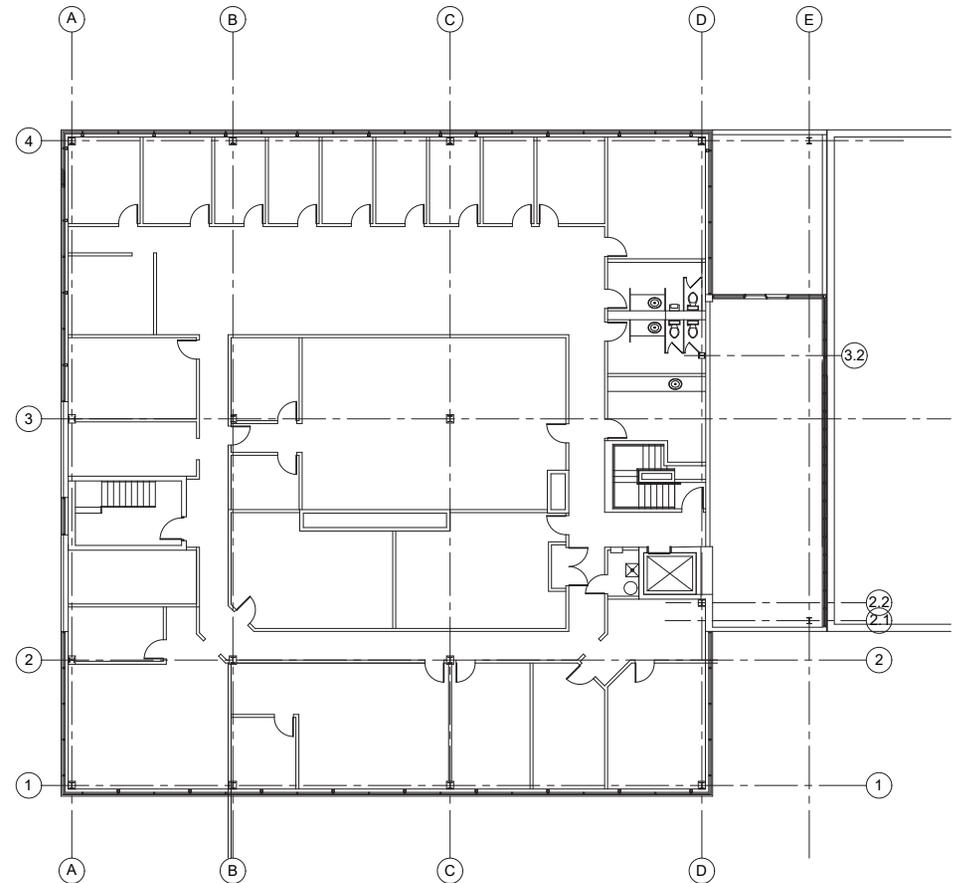
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SITE PLAN – SECOND & THIRD FLOOR



MEZZANINE/SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0"



THIRD FLOOR PLAN
SCALE: 1/8" = 1'-0"

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**23330 Commerce Park
Beachwood, OH 44122**

**83,690 Southbound
84,385 Northbound**

32,279

11,061

13,276

31,918

usbank

NTB

POTTERY BARN

Residence Inn

DOUBLE TREE

EMBASSY SUITES

HOME2

IHG

Clarion

PF. CHIANG'S

LIFETIME

aloft

Sprint

PNC

FIFTH THIRD BANK

Citizens Bank

New York Community Bank

BARNES & NOBLE

ANTHROPOLOGIE

LUCKY BRAND

SUNOCO

TJ-maxx

RITE AID

CVS pharmacy

the Vitamin Shoppe

Sus la table

TRADER JOE'S

STAY AMERICA

HAND & STONE

ME

sleep

number

EUROPEAN MASS CENTER

Message Envy

TEXAS de BRAZIL

Starbucks

McDonald's

T

Sprint

J. CREW

URBAN OUTFITTERS

THEATRES

Orangetheory

WILLIAMS-SONOMA

west elm

WHOLE FOODS MARKET

SEPHORA

FAIRFIELD

Hampton

COURTYARD

extended STAY AMERICA

Marriott

DRURY HOTELS

Bob Evans

RED LOBSTER

FirstWatch

SHAKE SHACK

BIB|BOP

aslan grill

AI COOP

verizon

Slyman's Tavern

CONDADO