

# Chagrin Centre

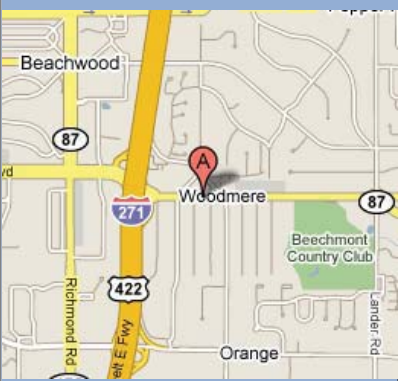
27629 CHAGRIN BLVD \* WOODMERE \* OHIO \* 44122

**LIMITED SPACE AVAILABLE**



LEASING  
CONTACT:  
**NEAL LADER**  
Director of Leasing  
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nlader@azmanagement.com

AZ MANAGEMENT CO.  
3439 West Brainard  
Suite 260  
Woodmere, Ohio  
44122  
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**AZmanagement.com**



OFFICE VERSION

- > TWO-STORY, ART DECO STYLED OFFICE AND RETAIL BUILDING LOCATED IN THE HEART OF THE BEACHWOOD / CHAGRIN BLVD CORRIDOR, CLOSE TO THE MOST AFFLUENT AND DESIREABLE AREAS OF CLEVELAND
- > IMMEDIATE ACCESS TO I-271/CHAGRIN BLVD INTERCHANGE  
HIGH TRAFFIC EXPOSURE ON CHAGRIN BLVD - ADT: 32,550 CARS PER DAY
- > RETAIL - LARGE STOREFRONTS AND SIGNAGE JUST A FEW FEET FROM CHAGRIN BLVD
- > LOCATED AMONG THE REGION'S FINEST SHOPPING, DINING, AND LODGING
- > UNIQUE, TWO-STORY LOFT SPACES WITH VAULTED CEILINGS
- > 35,000 RENTABLE SQUARE FEET / SUITE SIZES FROM 370 SF - 3250 SF
- > FREE 300+ CAR SURFACE PARKING
- > INDIVIDUAL HVAC CONTROLS AND SEPARATELY METERED UTILITIES  
FIRE SPRINKLED
- > 24/7 ACCESS

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## LOCATION AERIAL



**Office Space Available  
on Chagrin Blvd**  
370 to 3250 SF

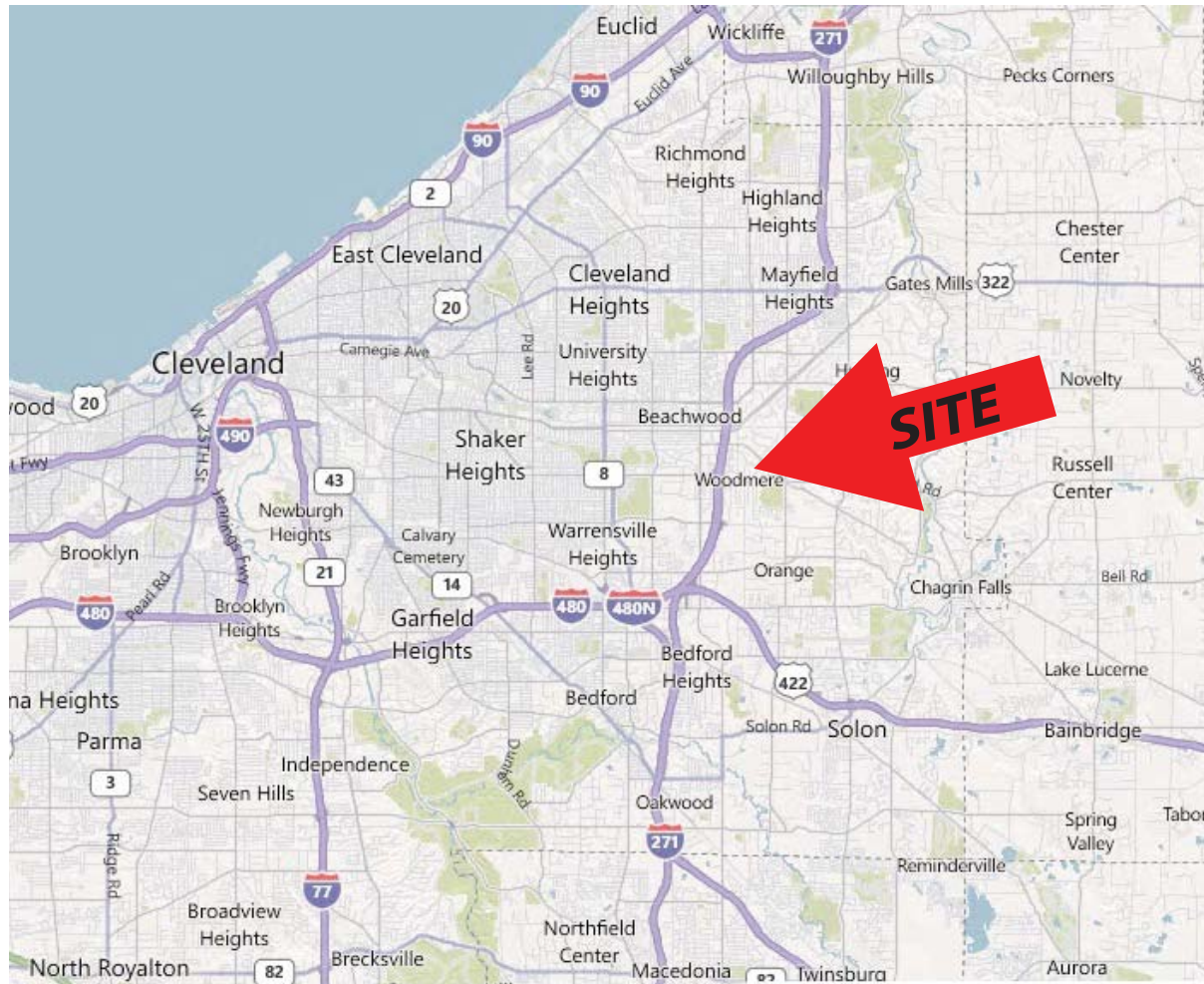
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## CLEVELAND REGIONAL MAP

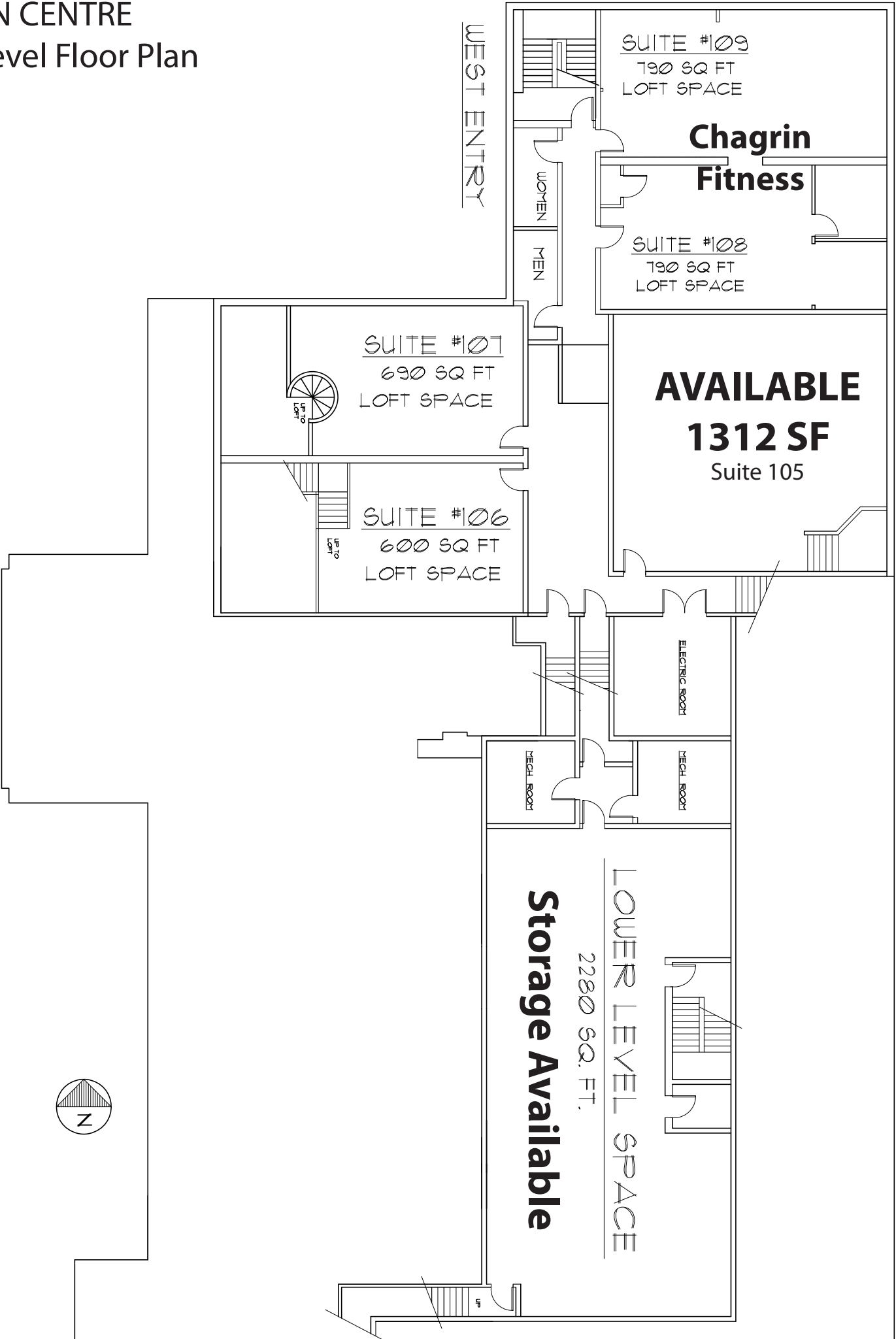


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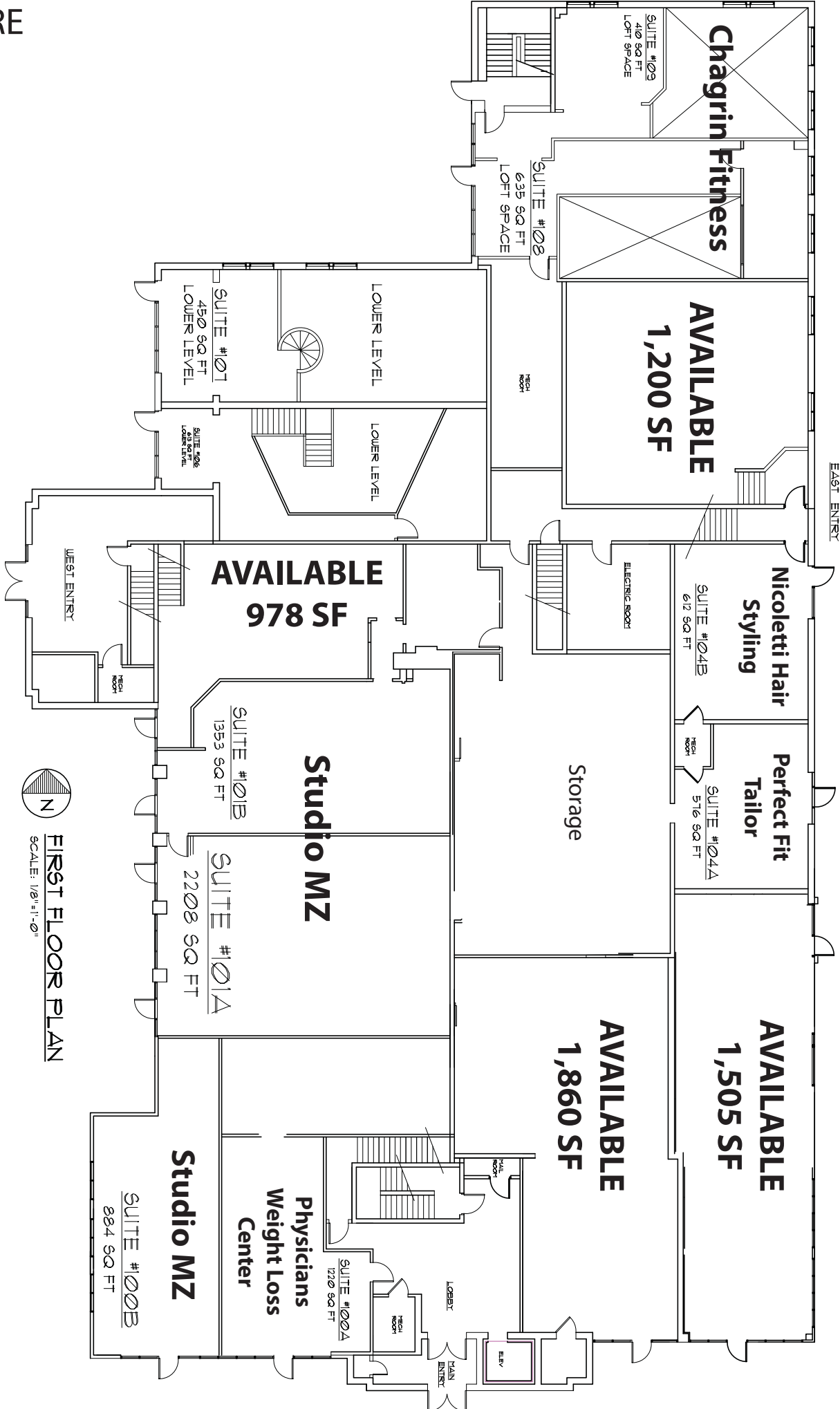
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# CHAGRIN CENTRE Lower Level Floor Plan



# CHAGRIN CENTRE First Floor Plan



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

**Chagrin Blvd - 32,500 cars per day**

# CHAGRIN CENTRE Second Floor Plan

