



Google Maps

STRONGSVILLE TOWNE CENTER

FOR LEASE

Retail

15153 Pearl Rd./ Rt. 42

Strongsville, OH 44136

STRONGSVILLE TOWN CENTER

DiFranco Commercial Real Estate is pleased to present in association with Emmco Corporation a 129,163 SF retail center in the heart of Strongsville.



This property speaks for itself, but some features we love include:

- Shopping center features **11 different food options** which draws enormous daytime and evening traffic
- Centrally located in one of Cleveland's fastest growing suburbs
- 1,600 local businesses with 25,000 local employees
- A traffic count of over 19,000 VPD at the Center's main traffic signal
- High school and post office within a quarter mile of our center
- Regional retail area with over 3.7 million sq ft retail space including South Park Center Mall, Costco, Best Buy, Bed Bath & Beyond, Heinen's, T.J.Maxx, Walmart, Home Depot, Target, Macy's, Dillard's, and a new Giant Eagle Market Place
- Less than two (2) miles from Interstate 71 and Ohio Turnpike
- Multiple Opportunities! 129,163 SF shopping center - inquire for current promotions!
- High quality shopping center located between the regional hub of Southpark Mall, Strongsville High School, and Giant Eagle Market District

SITE PLAN



UNIT	TENANT	SIZE	UNIT	TENANT	SIZE
1	White Flower Cake Shop	- 1,500 SF	16	Hudec Dental	- 3,078 SF
2	WeBuyAnyCar	- 1,500 SF	17	AVAILABLE	- 2,400 SF
3	Mariner Finance	- 3,000 SF	18	Paint with a Twist	- 2,400 SF
4	Ground Zero Comics	- 2,000 SF	19, 20	AVAILABLE	- 4,500 SF (Divis.)
5	Clothes Mentor	- 1,500 SF	21	Johnny J's Pub	- 6,000 SF
6	Clothes Mentor	- 3,500 SF	22	Jimmy Johns	- 1,375 SF
7	AVAIL (RESTAURANT.)	- 6,000 SF	23	Chipotle Mexican Grill	- 2,325 SF
8	Plato's Closet	- 6,000 SF	24	Donut Scene	- 1,875 SF
9	Harbor Freight	- 15,336 SF	25	Bruegger's Bagels	- 1,875 SF
10	Maggie & Ellie's	- 2,000 SF	26	Pulp Smoothie & Juice Bar	- 1,425 SF
11	Dr. Comfort Spa	- 2,000 SF	27	Five Guys	- 2,400 SF
12	Citizen's Bank	- 3,000 SF	28	T-Mobile	- 1,500 SF
13	AVAILABLE	- 29,808 SF	29	Bibibop	- 2,250 SF
14	Spry Health	- 4,800 SF	30	Original Pancake House	- 4,829 SF
15	AVAILABLE	- 8,987 SF			

Pearl Rd
22,702 VPD

DEMOS	3 Miles	5 Miles	7 Miles
Population	49,689	128,406	223,064
Households	20,024	51,770	90,583
Average H.H. Income	\$99,108	\$88,310	\$83,019

PHOTOS

EXTERIOR



PHOTOS

EXTERIOR



SHOPPING CENTER AERIAL

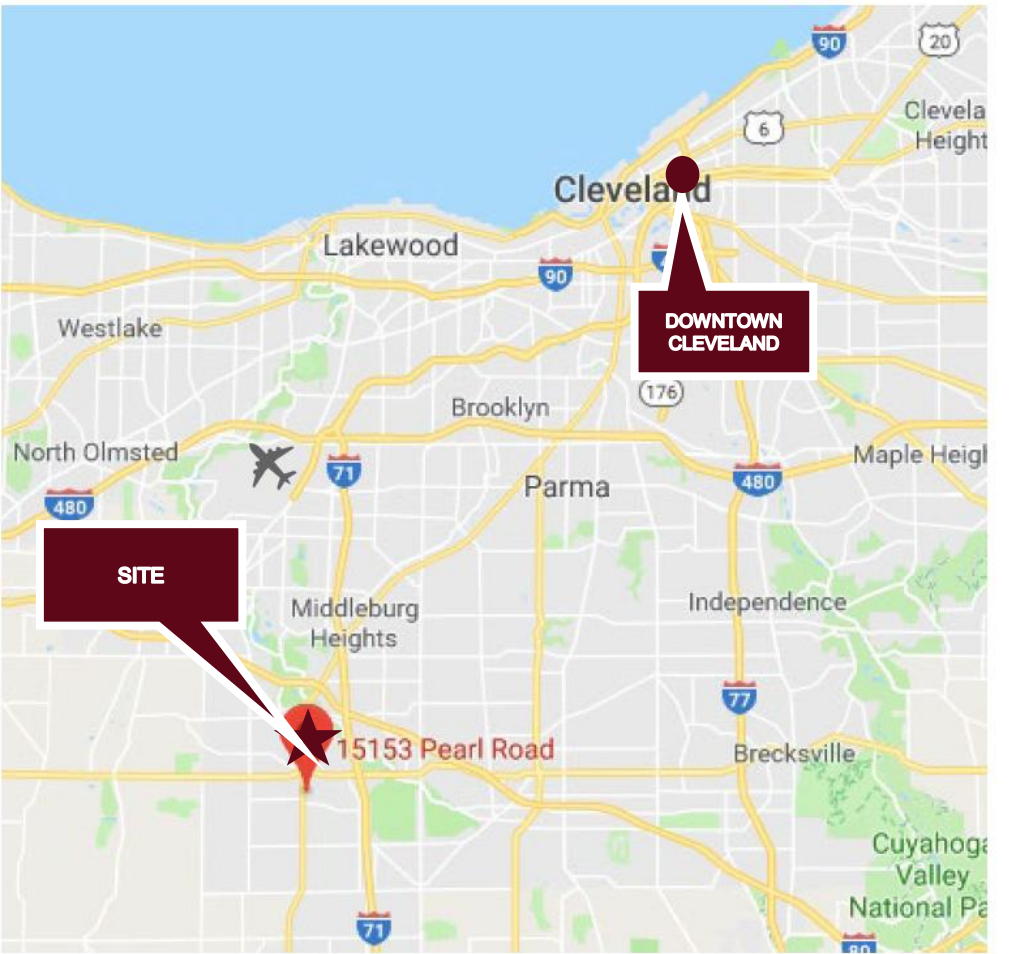


TRADE AERIAL



- Visit

LOCATION MAPPING



VACANT

UNIT 13 | 15177

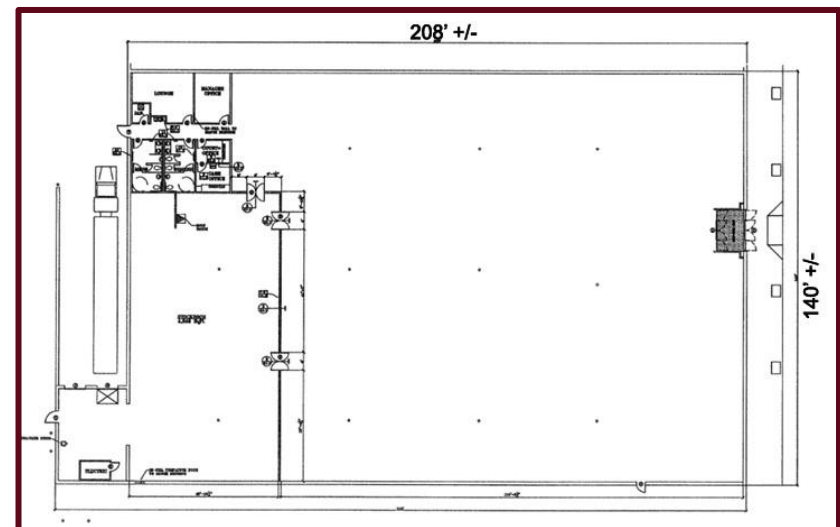
Size: 29,808 SF

Dimensions: 140' frontage x 208'

Space Condition: This space is in great condition and has a wideopen concept. This is an anchor space with a 140' frontage available. M/W restroom(s) and other facilities for staff.

NNN charges: Tax: \$2.41; Ins: \$.17; CAM; \$2.25; Storm: \$.07 **TOTAL; \$4.90**

Ideal for: retail, apparel, and specialty grocery



VACANT

UNIT 7 | 15147

Size: 6,000 SF

Space Condition: Space is updated and includes most fixtures: 50 seats at the bar and 116 seats in the dining room, 16' hood system, dishwashing equipment, three compartment sinks, hand washing station, misc. Kitchen equipment, a walk-in cooler, and separate beer cooler, and two fully improved M/W restrooms

Bathrooms: 2 fully improved M/W restrooms

NNN charges: Tax: \$2.41; Ins: \$.17; CAM; \$2.25; Storm: \$.07 **TOTAL; \$4.90**

Ideal for: Bar or Restaurant



VIDEO TOUR LINK



VACANT

UNIT 15 | 15205

Size: 9,000 SF

Dimensions: 50' x 120' + rear warehouse

Space Condition: Updated and ready for move in, 2 ADA bathrooms and changing stalls, rear storage and mezzanine can be used as warehouse or opened up for retail space, also includes

Bathrooms: 2, ADA Bathrooms

NNN charges: Tax: \$2.41; Ins: \$.17; CAM; \$2.25; Storm: \$.07 **TOTAL; \$4.90**

Ideal for: show room, offices, retail



[VIDEO WALK THROUGH](#)
CLICK HERE

VACANT

UNIT 17 | 15209

Size: 2,400 SF

Dimensions: 20' x 120' (ceiling height: 16' to deck, 13' 11" to bottom of joist)

Space Condition: Raw space ready for buildout

Bathrooms: None existing, but all plumbing sanitary lines are present

NNN charges: Tax: \$2.41; Ins: \$.17; CAM: \$2.25; Storm: \$.07 **TOTAL; \$4.90**

Ideal for: cell, hair, financial, fitness, nutrition, weight loss, show room, offices, nail



AVAILABLE



VACANT

UNIT 19+20 | 15247

Size: 4,500 SF

Dimensions: 45' x 100'

Space Condition: 7 offices, large reception, small warehouse storage in rear

Bathrooms: 2, ADA Bathrooms

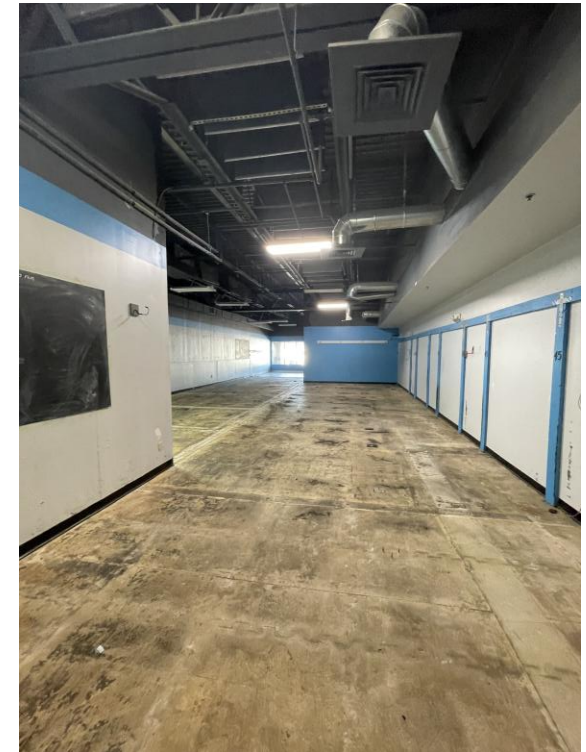
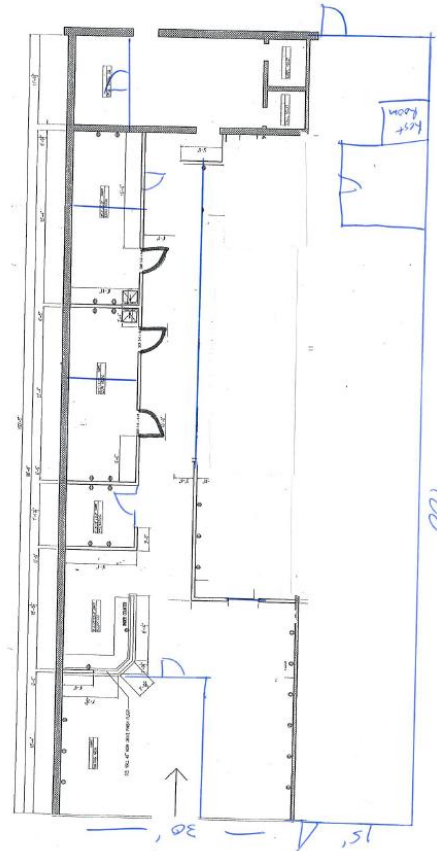
NNN charges: Tax: \$2.41; Ins: \$.17; CAM; \$2.25; Storm: \$.07 **TOTAL; \$4.90**

Ideal for: financial, medical, fitness, nutrition, weight loss, show room, offices

Notes: 13' to bottom of joist; 15' 7" to deck



Side A: [VIDEO LINK](#)



Side B: [VIDEO LINK](#)

FOR MORE INFO

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