

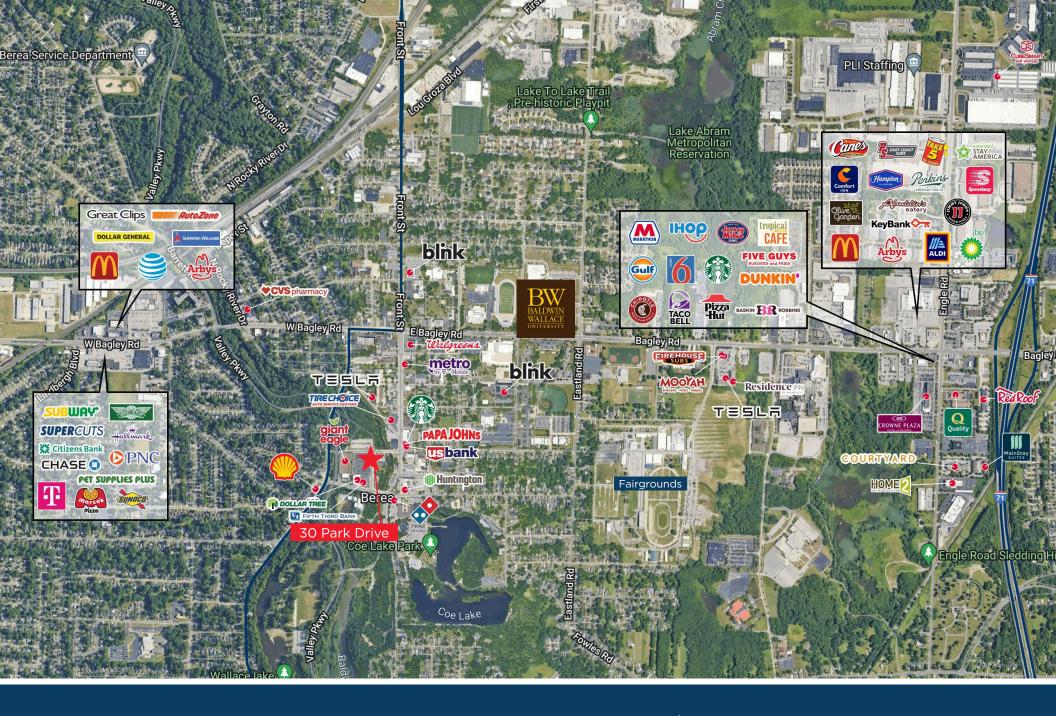
30 Park Drive

- Within Baldwin Wallace Campus
- Open concept with skylight
- Ample, lit parking
- Under new ownership
- Monument signage available
- Common area outside patio access with views of the Rocky River Reservoir
- Garden level excellent use for open studio space

Availability

Second Floor	1,827 SF
Second Floor	350 SF
Garden Level	1,692 SF
Lease Rate	\$15.00/SF





147,172
Population
(2024 | 5 Mile)

44.6Median Age
(2024 | 5 Mile)

64,060 Households (2024 | 5 Mile) **\$105,716**Household Income (2024 | 5 Mile)

5,799Total Businesses (2024 | 5 Mile)

River Park V Bay Village EDGEWATER Lakewood WEST DOVER y River BIRDTOWN Claque Park Rocky" CUDELL WEST Westlake 20 WESTPARK CORNERS 5 mi Radius Fairview Par 10 min Drive Time BELLAIRE-PURITAS Brooklyn HO HOPKINS North Olmsted 3 mi Radius Bradley Woods Rocky River 42 Reservation-Reservation Pa Clevela Hopk rook Park Internatio (237) Airp David Fortier Parma Heights River Park 1 mi Radius Olmsted Falls Ohio Tpke Baea Middleburg Heights (237) WEST WOOD FARMS No Columbia Strongsville Roy Station Stream Run Ohio Tpke 42 Reservation I-71 Parcel Beebetown Bennetts Corners

30 PARK DRIVE BEREA, OHIO 44017

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