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12/1/2025

YELLOW BACKGROUND INDICATES ALL OFFICE SUITES

ALL LEASES ARE MODIFIED GROSS, INCLUDING BASE YEAR R.E. TAX & INSURANCE - EXCEPT WHERE NOTED

ALL BUILDING SITE PLANS & AVAILABLE SPACE FLOOR PLANS ARE ON OUR WEBSITE ON EACH INDIVIDUAL BUILDING PAGE www.coven-goldman.com or www.lee-cleveland.com

	Unit	Total SF.	Office SF.	Loading	Price	Month
BEACHWOOD						
	23632 Mercantile Road Beachwood, Ohio	Suite H / I 3,200 sf.	3,200 sf.	None	\$11.00 MG	\$2,933.33
	Contact Connor Krouse, Lee Cleveland - 216.310.2079					
	23945 Mercantile Road Beachwood, Ohio	Suite I/J/K/L 5,775 sf. to 12,560 sf. * Available With 30 Days Notice	3,185 sf.	2 Docks	\$7.00 NN	\$7,326.67
	Contact Connor Krouse, Lee Cleveland - 216.310.2079					
BRECKSVILLE						
	10200 Brecksville Road Brecksville, Ohio	Unit 10200 * Available on April 1, 2026	4,000 sf.	2,700 sf.	1 Dock	\$10.50 MG \$3,500.00
		10210	1,370 sf.	1,370 sf.	None	\$11.00 MG \$1,256.00
	Contact Connor Krouse, Lee Cleveland - 216.310.2079					
STRONGSVILLE						
	21520 Drake Road Strongsville, Ohio	Unit 21520	2,600 sf.	600 sf.	1 Drive-In	\$7.38 MG \$1,600.00
	Contact Connor Krouse, Lee Cleveland - 216.310.2079					
WESTLAKE						
	29313 Clemens Road Westlake, OH 44145	Unit Suite 2-C * Available on February 1, 2026	1,860 sf.	400 sf.	1 Dock	\$9.00 MG \$1,395.00
	Contact Connor Krouse, Lee Cleveland - 216.310.2079					