

VACANCIES – CITY OF GARFIELD HEIGHTS, OHIO

Noreen M. Kuban, Economic Development Director

216-475-5484 / nkuban@garfieldhts.org

4/12/10

	S O R T	VACANCY ADDRESS	EXIST or FORMER BUSINESS	LEASE or SALE	ZONED	BLDG. SQ.FT.	ACRE	PARCEL #	OWNER OR CONTACT NAME	REALTOR	PRICE (IF KNOWN)	COMMENTS	PHONE	EMAIL
	An	Antenucci Blvd.	Land	Sale			4.00		Fred Christie	CRESCO	\$1,800,000			
	An	10500 One Infinity Ctr. 1st floor	Vacant	Lease	Off/WH	2,600			Thomas West	CRESCO	\$22/SF	First floor	216-520-1200	
	An	Two Infinity Ctr. 1 st & 2 nd floors	Vacant	Lease	Off/WH	33,000 each fl.			Thomas West	CRESCO	\$22/SF	First and second floors.	216-520-1200	
	An	Two Infinity Ctr. 3 rd floor	Vacant	Lease	Off/WH	33,000			Thomas West	CRESCO	\$22/SF	Third floor.	216-520-1200	
	An	Two Infinity Ctr. 4 th floor	Vacant	Lease	Off/WH	33,000			Thomas West	CRESCO	\$22/SF	Fourth Floor.	216-520-1200	
	Br	10000 Broadway	Artic Ice	Sale/ Lease	Off/WH					Global Real Estate			440-255-5552	
	Br	10650 Broadway	Gas Station	Vacant										
	Br	10801 Broadway	Tavens	Sale	WH	37,500			John Wagner David Wagner	Chartwell Group			216-839-2011 216-839-2002	www.chartwellgroup.com
	Br	Broadway	Occupied trailer park	Call owner	WH	0	1.6 acres	546-13-001	Bill Parker			Trailer park by I-480 ramp & adjacent house. Bill Parker: 120 Wheelock Dr., Bedford, 44146.	440-232-7864	
	Br	12601 Broadway	KFC											
	Br.	13003 Broadway	Bartolone's	Sale	Retail								440-646-0784	
	Br	13135 Broadway	Vacant lot	Sale	WH	0	2.8 acres	546-10-003	City of GH Noreen Kuban				216-475-5484	nkuban@garfieldhts.org
	Br	13200 Broadway	Vacant	Lease	WH	5,000	.6 acre	546-22-016	Jay Ross Kathy Farrell			Vacant warehouse for lease.	216-581-8070 716-366-4950	
	Br	13213 Broadway	Gas station	Sale	WH	1,200	.26 acre	546-10-007	Ernest Tisdell			Former gas station. No Further Action letter issued by BUSTR.	216-262-3364	
	Br	13505 Broadway	Trailor Park							Naidaus				
	Br	13590 Broadway	Alliance Printing Co.	Empty										
	Br	13811 Broadway								Grubb Ellis				
	Br	14107 Broadway	Deli	FORE-CLOSE	WH	450		546-16-037	Linda Robinson		OBO	Vacant deli, house re-zoned industrial. Linda Robinson: 4975 E. 141 st St., GH, 44125.	216-376-1609	
	Br	14213 Broadway	Vacant lot	FORE-CLOSE	WH	0	.3 acre	546-16-035	Sandra Hrzuka			City demolished house, lien on property.	216-475-5484	
	Ce	4800 Ceo Dr.	ARC Drilling	Sale	Off/WH	5,000		541-03-008	Chartwell Group			1,200 sq. ft. office – 4,800 warehouse.	216-360-0009	
	Ce	4810 Ceo Dr.		Sale	Off/WH	7,500	0.51 acre		Fred Christie	CRESCO	\$350,000	Office 535 sq. ft. – warehouse 7,000 sq. ft. 2 docks.	216-520-1200	
	Ch	4865 Chaincraft Rd.	Vacant	Lease	WH	3,175	.86 acre	544-18-005		Chaincraft Prop.			216-556-2546	
	E	E. 98 th Street		Lease	Prof. Bldg.								216-581-7400	
	E	5246 E 98 th Street		Sale	Office	1,800			David Stover	Chartwell	\$349,000 or \$13.50/sf			
	E	E. 131 st St.	Vacant lot	Sale	Retail	0	.25 acre	546-35-125 546-35-126		ERA Rath Realty	\$33,800		440-331-0900	
	E	4514 E. 131 st St.	Vacant	Lease	Retail	1,200	.25 acre	546-35-112	Henry Warren			1 retail unit available.	216-429-0723	

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	E	4507-09 E. 131 st St.	Retail/Apart.		Retail	1,750	.1 acre	546-36-007	Betty Fields			Retail units are vacant.	216-475-5484	
	E	4465 East 131 st St												
	E	4526 East 131 st St	Vacant											
	E	4800 E. 131 st St.	Workers' Comp	Lease	Off/WH	41,000	8 acres	546-05-008	Jason Laver Joe Balog	Dalad Group		1- 6,000 sq. ft. newly renovated office space. 2- Off/WH building – 35,000 sq. ft.	216-447-0070	jlaver@daladgroup.com jbalog@daladgroup.com
	E	5400 E. 96 th St.	Vacant	Lease	Off/WH	22,000	3.8 acres	542-22-018	Jeffrey A. Calig David R. Hexter	Alan R. Daus & Assoc.	\$4.25/SF	4 docks, 16' ceiling, sprinkler system.	216-831-3310	jcalig@naidus.com
	Ea	5422 E. 96 th St.	Vacant	Lease	Off/WH	3,000			Leah Kukulka Thomas West	CRESCO	\$17.50/SF	1 st floor.		
	Ea	5422 E. 96 th St. Upper level	Vacant	Lease	Off/WH	18,596		542-22-022	Leah Kukulka Thomas West	CRESCO	\$17.50/SF	Separate entrance to building; open floor plan. Upper level.	216-525-1475 216-525-1483	lkukulka@crescorealestate.com twest@crescorealestate.com
	Ga	6706 Garfield Bl								Company One Realty			440-333-8700	
	Ga	8508 Garfield Bl.	Vacant	For Sale										
	Ga	8512 Garfield Bl.	Hunter's Pub										330-963-0434	
	Ga	8520 Garfield Bl. 8598 Garfield Bl.	Retail/Apart.	Lease	Retail	5,000	.118 acre	541-15-008	Dennis Gibson			5,000 sq. ft. retail for lease/or building for sale.	216-441-3464	
	Ga	8608 Garfield Bl.	Retail/Apart.	Lease	Retail	1,140	.15 acre	541-15-011	Fedor Rokitskiy					
	Ga	9010 Garfield Bl.	Claus Funeral Home	Sale	Retail		.6	541-16-006	Tony Crea	Assad & Crea Realty Group	\$749,000	Business, real estate and personal property	440-888-8181 X102 Cell: 216-570-1829	
	Ga	9324 Garfield Bl.	Vacant	Lease						Cardinal Realty			216-640-2160	
	Ga	9326 Garfield Bl.	Vacant	Lease	Retail	766	.17 acre	541-16-016	Sandra Cardinal	Cardinal Realty	\$500/mon.	Old Southeast Karate Building	216-640-2160	
X	Ga	9710 Garfield Bl.	Prof. Bldg.	Sale	Office		.5 acre	541-18-001	Dr. Shah Nishan Entrpr.			Located next to new high school.	216-641-0600	
	Gr	Sentinel Center	Office - new	Lease	Office	6,000	3 acres	545-08-007	Mark Snider	The Winbury Grp.		New construction, located on Granger Road.	440-708-2582	msnider@winburygroup.com
	Gr	Overlooke Point	Office	Lease	Off/WH	17,415 5,700 6,857	5 acres	542-23-002 & 003	Mark Snider	The Winbury Grp.		Flex space.	440-708-2582	msnider@winburygroup.com
	Gr	9501 Granger	Warehouse	Sale		121,090	9.01 acres		William Nice Jr. R.M. Biggar	Chartwell	\$1,755,800		216-839-2010 216-839-2020	
	Gr	9601 Granger	Office	Sale or Lease		33,600 s/f	2.01 acres		Barb Levitt	Naidus	\$1,200,000.00		216-831-3310 ext. 190	blevitt@naidus.com
	Gr	9729 Granger	Restaurant/Apt.	Sale or Lease		7,454 s/f			Fabiane Miller	Kowit & Passov Real Estate Group			216-514-5100	www.kowitpassov.com fmiller@kowitpassov.com
	Gr	13201 Granger	Office	Lease	Office	1,481 s/f			Donald Rudy	Pinnacle Real Estate	\$11.50 s/f		216-328-1555	donrudy@sbcglobal.net
	Go	8100 Old Granger	BFI Building	Sale	Off/WH	12,350	1.7 acres	542-10-005	Don Johnson	Colliers Int'l		Kevin Kuczynski.	216-861-7200	
	Jo	Johnston Parkway	Vacant Land	Sale	Comm'l	81,892	1.88 acres	546-27-001	Robert Garber	CRESCO Corfac	\$80,000	J. Tyler Newman.	216-520-1200	tnewman@crescorealestate.com
	Jo	Johnston Parkway	Land	Sale			.58 acres		John Wagner	Chartwell	\$50,000		216-839-2011	
	Mc	McCracken Rd.	Vacant	Sale	Comm'l		20.25 acres	544-23-001, 002 & 003	Ray Schloss		\$70,000 per acre	Ray Schloss 216-375-7031 Raypaver@sbcglobal.net		
	Mc	McCracken Henry Plaza	Dance Studio	Lease	Retail	2,400			Harold Levine	McCracken Henry	\$2,200/mon.	Downstairs.	216-464-4299	
	Mc	McCracken Henry Plaza	Office	Lease	Office Retail	2,500	1 acre	544-14-016 to 026	Harold Levine	McCracken Henry		2 nd floor – set-up as a call center.	216-464-4299	
	Mi	Midwest Ave.	Clarkliff											
	Mi	9505 Midwest Ave.	Comptrol											

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	Mi	9540 Midwest Ave.	Vacant	Lease	Off/WH	17,000	.66 acre	542-17-011	Steve Gerbasi	Midwest Rlty.			216-475-9900	
	Mi	9287 Midwest Ave.	Vacant	Sale	Off/WH	28,900	1.2 acres	542-12-008	By owner		\$1,100,000	18' ceiling, 2,400 sq. ft. office, 3 docks (2 enclosed), sprinkler system, paved parking lot.	216-831-1812	
	Mi	9535 Midwest Ave. 9545 Midwest Ave.	Vacant	Lease	Off/WH	90,000	1.2 acres	542-17-005		Caputo Brothers		2 buildings: 48,000 sq. ft. and 42,000 sq. ft.	216-291-1411	
	Ne	NEO Parkway	Vacant Lot				.5 acres			Chartwell Group			216-360-0090	
	Ne	NEO Parkway	Vacant lot	Sale	Off/WH	0	1.88 acres	546-27-001	Bob Garber Tyler Newman	CRESCO Corfac	\$180,000		216-520-1200 216-525-1470	bgarber@crescorealestate.com tnewman@crescorealestate.com
	Ne	NEO Park Dev'l't.	Vacant	Lease	Off/WH flex	184,710	30 acres	546-27-008	Kenny Coven Mitch Baer	CBRE	\$5-\$11 NNN	Off/WH space. 1,600- 39,000 square feet.	216-687-1800	Kenny.coven@cbre.com www.cbre.com/neopark
	Ne	4894 NEO Parkway	Norber Printing	Sale	WH	10,000	.8 acre	546-26-014	Jeffrey Calig	Naidaus			216-831-3310	
	Ne	4918 NEO Parkway	Vacant	Lease or Sale	WH	6,000		546-25-013	Adam Howe	Grubb-Ellis		Office, warehouse, loading dock, private parking. Available 2-1-05.	216-861-3040	
	Ne	4944 NEO Parkway			WH								330-467-9761	
	Ne	4950 NEO Parkway	Vacant	Sale	Off/WH	6,000	.7 acre	546-25-015	Kenny Coven	CBRE	\$5.25/SF		216-363-6436	Kenny.coven@cbre.com
	Or	4860 Orchard Rd.	Vacant lot	Lease	Off/WH	0	20+ acres	546-17-025	Mark Leone Chaney Cement	Marlboro Corp.		Marlboro Enterprises, Ltd. – P.O. Box 31747, Independence, OH 44131.	216-389-3670 216-475-5979	
	Ro	Rockside Road – Vacant Land	Vacant Lot	Sale	Retail		6.97 8.55	543-13-001	George Stevens		\$2,265,250	Vacant land on Rockside Road – at intersection of Transportation Boulevard extension.	216-453-3018	www.grubb-ellis.com
	Ro	Rockside Rd. Land	Land	Sale		2,178,000	50.00 acres		Fred Christie	CRESCO	\$18,750,000		216-520-1200	
	Ro	Garfield Mall			Retail	1,660- 19,500 s/f			Greg Slyman	Kelly & Visconsi Associates			216-831-0300 ext.236	gslyman@kelly-visconsi.com
	Ro	12555 Rockside	Christine's Home Buffet	Sale or Lease		6,448s/f	1.9 acres			Goodman Real Estate			216-381-8200	
	Ro	12575 Rockside	Pataka Dentist	Lease										
	Sh	12006 Shady Oak	Vacant	Lease	Retail								440-781-3140	
	Tr	Transportation Bl.	Vacant	Lease	Office	1M+			John McGill	McGill Property Group			440-914-4300	jmcgill@mcgillpropertygroup.com
	Tr	Transportation Blvd	Vacant Land	Sale		1,306,800	30.00		Fred Christie	CRESCO	\$12,000,000		216-520-1200	
	Tr	5299 Transportation		Sale	Office	9,360 s/f			Fabiane Miller	Kowit & Passov Real Estate Group			216-514-5100	fmiller@kowitpassov.com www.kowitpassov.com
	Tu	5350 Transportation		Lease	Office	1,000- 4,211 s/f			Brian Roddy	Coakley Real Estate	\$10.00- \$12.00 s/f		216-772-4700	
	Tr	5400 Transportation		Lease	Off/Comm	4,095	3.32		Thomas West	CRESCO	\$12.50		216-520-1200	
	Tr	5410 Transportation	Vacant	Lease	Off/WH	1,218			Thomas West	CRESCO	\$11.50/SF	8 th floor		
	Tr	5410 Transportation	Vacant	Lease	Off/WH	1,200			Thomas West	CRESCO	\$11.50SF		216-525-1477	mbeeseley@crescorealestate.com
	Tr	5410 Transportation	Vacant	Lease	Off/WH	5,684		542-23-004	Thomas West	CRESCO	\$11.50/SF.	1 ST Floor	216-520-1200	
	Tr	5595 Transportation	Vacant	Lease	Off/WH	8532		542-27-005	Leah Kukulka Thomas West	CRESCO	\$13.50/SF		216-520-1200 216-587-0900	
X	Tu	Eastwood Multi-Tenant Building	Retail	Sale	Retail	7,100			Dave Mrachko	Snider-Cannata		Fully leased - 4 tenants.	216-587-0900	dmrachko@snider-cannata.com
	Tu	Turneytown	Retail	Lease	Retail	1,500- 14,000 s/f			Mike Herzfeld	Reisenfeld & Company			216-765-8080 ext. 232	mherzfeld@reisenfeld.com

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X	Tu	4606 Turney Rd.		Rent								Patricia's Alterations/Dry Cleaner	216-641-8471	
X	Tu	4667 Turney Rd.	1 retail unit & 2 family house	Sale	Retail Resident	600	.17 acre	544-03-006	Lou Londrico			1 vacant retail space, 2 family house at 9702 Robinson Ave. attached, + extra lot.	216-524-7614 216-244-0746	
X	Tu	4691 Turney Rd.	Town & Country Bev.	Sale	Retail		.6	544-03-009,10,11	John O'Connell	DePiero & Assoc.		Assessed value is \$72,000.	216-346-2900	
X	Tu	4707-17 Turney Rd.	Theater	Sale	Retail				Joyce Porozhanski			In foreclosure.		
	Tu	4747 Turney												
X	Tu	4790 Turney Rd.	Medic Drug	Lease	Retail	14,000			Arnold Eisenbegel		\$6/SF		216-831-6773	
X	Tu	4797 Turney Rd.	Wal-Tam's	Lease	Retail	2,600			Robert Wilhelm		\$1,875/mon		216-271-0955	
	Tu	4804-4812		Sale	Retail	5,475	.31		Joseph Solkiewicz	CRESCO	\$325,000		216-520-1200	
X	Tu	4808 Turney Rd.	Vacant	Lease	Retail	1,000	.3 acre	541-18-011	Chuck Ricco			Renovated in 2002.	216-441-5479 216-215-8482	
	Tu	4827-4835 Turney (2 parcels)		Lease	Office	15,410 s/f	.09 acres	544-06-077	Julie Iselin Kevin Riley	Colliers	\$10/sf/year		216-861-7200 216-861-5294	
X	Tu	4841 Turney Rd.												
X	Tu	4851 Turney Rd. 4853 Turney Rd.	Retail/Apart.	Lease	Retail	8,750	.21 acre	544-06-075	Chris Fovozzo			2 retail units being renovated.	216-346-7804	
	Tu	4917 Turney Road	Karate school	Lease	Retail	1,100			Joe Caniglia		\$750/mon		216-642-5599	
X	Tu	4929 Turney Rd.	Vacant	Lease	Retail	800+	.12 acre	544-07-034	Ronald Bare				440-946-8909	
	Tu	5017 Turney Rd											216-559-1999	
X	Tu	5021 Turney Rd												
	Tu	5130 Turney Rd		Sale	Office	3,346	.16		David Stover	Chartwell	\$199,000		216-8392012	
X	Tu	5350 Turney Rd.	Conte bldg.	Lease	Retail	1,500	.1 acre	542-30-006	Ferne Conte				440-439-3277	
	Tu	5627 Turney Rd	Chapple Salon											
X	Tu	5641 Turney Rd.	Vacant lot	Sale	Retail	18,087		545-26-025	Gloria Brightman				216-451-5928	
	Tu	5706 Turney Rd.	Derby Bldg.	Lease	Office									
	Tu	5706 Turney Rd.		Lease	Office								216-475-0725	
	Tu	5833 Turney Rd		Lease									440-526-2068	
X	Tu	5837 Turney Rd.	USA Realty	Lease	Retail		.15 acre	543-23-002	Gerald Broski			Storefront.	440-526-2068	
	Wa	Warner Road	Pesano's	Sale	Office				Terry Coyne	Grubb Ellis			216-861-3040	
	Wa	4666 Warner Rd		Sale					Ron Casella	Howard Hanna			1-877-888-8600	
	Wa	5000 Warner Rd.	General Chemical	Sale	Off/WH		55 acres	522-20-017 541-33-001 542-01-001	GenTek			Site is a brownfield. Contact General Chemical.		
	Wa	5151 Warner Rd.	Dalad Group	Sale	Off/WH		42 acres		Joe Balog	Dalad Group			216-524-3121	jbalog@daladgroup.com