

MIXED-USE

CROCKER PARK

Westlake, Ohio

STARK
ENTERPRISES
it's all about the experience®



CROCKER PARK®

A STARK ENTERPRISES PROPERTY



**It's All About
The Experience®**



BY THE NUMBERS

12.9 MILLION
VISITORS ANNUALLY

PROPERTY SIZE

4.5 MILLION SF

RETAIL SPACE

2+
MILLION
SQUARE FEET

OFFICE SPACE

1
MILLION
SQUARE FEET



100+
STORES



40+
RESTAURANTS



15
OFFICES

FOR-RENT APARTMENTS

534
LUXURY UNITS



2,000
RESIDENTS



1.2M
SQ. FT. OF
RESIDENTIAL



7,500
EMPLOYEES
DAILY

ON-PROPERTY HOTEL



110
ROOMS

HYATT PLACE HOTEL

REGAL CINEMA

16-SCREEN
THEATER
WITH IMAX TECHNOLOGY



200+ SPECIAL EVENTS
ANNUALLY

PARKING

8
PARKING
GARAGES

8,000
PARKING
SPACES

ADDED BENEFITS



131
TOWN HOMES



RENTABLE
EVENT CENTER



AMERICAN
GREETING'S
HEADQUARTERS



METROHEALTH



2 FULL-SERVICE
GROCERY STORES



STATE-OF-THE-ART,
ESPORTA FACILITY

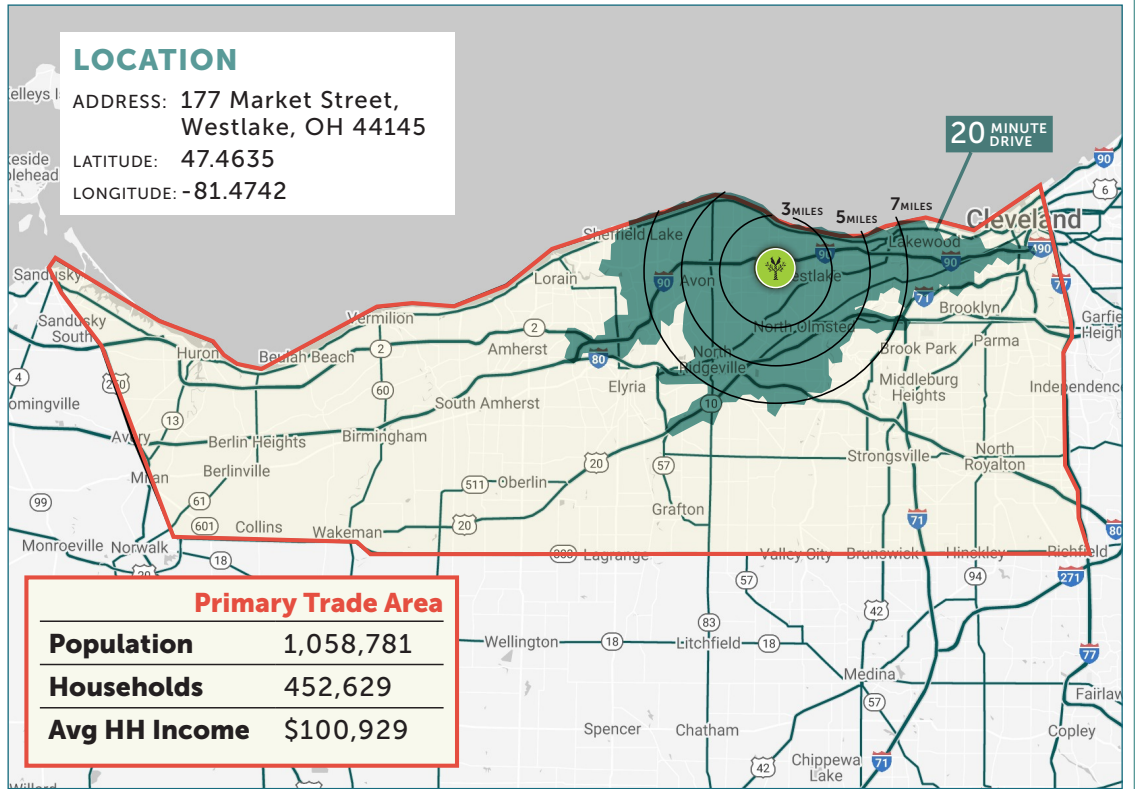
PROPERTY SUMMARY

WELCOME TO CROCKER PARK, an innovative vertically integrated mixed-use destination seamlessly blending retail, dining, office and residential experiences that ignite the imagination and invigorate the senses. Amidst the bustling energy of crowded sidewalks and the allure of window shopping, guests are enveloped in the tantalizing scents of food and the gentle hum of traffic. Grab-and-go eateries coexist with fine dining establishments, while seasonal events infuse the air with joyous celebrations.

Experience the magic of this one-of-a-kind destination, where every corner exudes a sprinkle of pixie dust. Crocker Park isn't just a place to shop or dine—it is THE place to celebrate, create lasting memories, and

embrace the richness of life. Each visit feels like a mini-vacation, as guests return frequently to recharge in our vibrant community, where a palpable sense of belonging permeates every interaction.

Whether craving the excitement of a big city or the charm and convenience of a small town, Crocker Park provides guests with an unparalleled experience that will resonate long after their visit. Our curated mix of shops, restaurants, and cafés, complemented by lush greenery, luxury residences, and Class A office space, creates a warm, unique neighborhood where one can indulge in constant discovery. Shop, dine, play, work, stay, live — Crocker Park offers it all, and as we like to say around here, "It's All About The Experience."



DEMOGRAPHICS

	3 Mile Radius	5 Mile Radius	7 Mile Radius	20 Min. Drive
Population	54,249	143,045	224,251	338,136
Households	23,173	61,894	98,481	145,317
Avg HH Income	\$132,694	\$111,271	\$106,290	\$114,593

*2020 Estimates from 2000-2010 Census Results

- APPAREL & ACCESSORIES**
 - 333A Aerie
 - 331 Altar'd State
 - 307 American Eagle
 - 337 Ann Taylor
 - 308 Anthropologie
 - 212 Apricot Lane Boutique
 - 334 Athleta
 - 346 Banana Republic
 - 306 Buckle
 - 127 Carhartt
 - 336 Chico's
 - 332 Claire's
 - 137 CLE Clothing Co.
 - 343 Coach
 - 333 Dry Goods
 - 301 DSW
 - 319 Eddie Bauer
 - 109 Emily Roggenburk
 - 410 Estrella Boutique
 - 138 Everarbor
 - 313 Evereve
 - 310 Express
 - 311 Express Men
 - 312 Fabletics
 - 411 Fount
 - 339 Francesca's Collections
 - 322 GAP
 - 342 Garage
 - 208 The Good Feet Store
 - 428 H&M
 - 309 J. Crew
 - 204 Jos. A. Bank
 - 318 LOFT
 - 117 Lucky Shoes
 - 407 lululemon athletica
 - 125 Macy's
 - 426 Nike by Crocker Park
 - 124 Nordstrom Rack
 - 421 Oceanne
 - 425 Orvis
 - 408 Pandora
 - 335 Rally House
 - 341 Soma Intimates
 - 415 State & Liberty
 - 302 Sunglass Hut
 - 437 Teddy Baldassarre
 - 314 Talbots
 - 315 Talbots Petite
 - 205 Tradehome Shoes
 - 221 Urban Outfitters
 - 317 Vera Bradley
 - 345 White House Black Market
 - 338 Where I'm From
- KIDS, SPORTS & EXPERIENCES**
 - 111 Aqua Tots
 - 320 baby GAP
 - 213 Color Me Mine
 - 324 CycleBar
 - 207 The Escape Game
 - 321 GAP Kids
 - 126 Learning Express Toys
 - 215 The LEGO Store
 - 216 Sandbox VR
 - 431C Sweet Kiddles of Westlake
 - 431B Urban Air
- DINING & EATERIES**
 - 419 3 Palms Pizzeria
 - 115 Ten Seconds Yunnan Rice Noodle
 - 327 Aladdin's Eatery
 - 136 Another Broken Egg
 - 231 Auntie Anne's Pretzels
 - 409 Bahia Bowls
 - 222 Barnes & Noble Café
 - 233 Barroco Arepa Bar
 - 209 Bibibop Asian Grill
 - 141 Blue Sushi Sake Grill
 - 401 Bodhi Express
 - 133 Bonfish Grill
 - 121 Bruegger's Bagel Bakery
 - 225 The Cheesecake Factory
 - 129 Chick-fil-A
 - 423 Condado Tacos
 - 227 Crepes in the City
 - 347 Dave's Cosmic Subs
 - 348 First Watch
 - 107 Five Guys Burgers & Fries
 - 417 Graeter's Ice Cream
 - 219 Hyde Park Prime Steakhouse
 - 206 Leo's Italian Social
 - K Linda's Bee Farm: Honey Gift Shop
 - 230 Mikey's Pizza
 - 232 Nathan's Famous Hot Dogs
 - 101 The Original Steaks and Hoagies
 - 123 Pacific East
 - 229 Pasta Co-Op
 - 103 Robek's Fresh Juices & Smoothies
 - 228 Rocky Mountain Chocolate Factory
 - 108A Starbucks (Market District)
 - 128 Starbucks (Drive-Thru)
 - 222A Starbucks (Barnes & Noble Café)
 - 418 Starbucks
 - 115 Ten Seconds Yunnan Rice Noodles
 - 134 Texas de Brazil
 - 402 Tropical Smoothie Cafe
 - 325 Wild Mango
 - 135 Yard House

- ATTRACTIONS**
 - Fire Place
 - Fitness Loop
 - Julie Billiard Schools Checkers Park
 - Lake Ridge Academy Splash Pad
 - Hyatt Place Face Boards
 - Horizon ATA Karate Face Boards
 - Green Wall
 - 434 Market Square
 - North Union Farmer's Market OUTDOOR Presented by Westland Heating, Air Conditioning & Plumbing
 - 122 Regal Cinemas Stadium 16 & IMAX
 - Seasonal Express Train
 - East Park Stage
- OFFICES & BANKS**
 - 432 American Greetings Creative Studios
 - 436 Bank of America
 - 323 Bin Bath
 - 120 Citizens Bank
 - 435 Erie Bank
 - 132 Fidelity Investments
 - 130 First National Bank
 - 131 US Bank
 - American Blvd. Building 191 American Blvd
 - 433 Palmer Holland, Inc
 - 433 CKE Financial Services, E&M Consulting, Raymond James
 - 433 Corrigan Krause CPAs & Consultants
 - 433 DMS Management Solutions
 - Argus Building - 177 Market St.
 - 405 Crocker Park Management OFFICE 440.835.9343
 - 406 Crocker Park Living OFFICE 440.658.3135
 - 406 LinC Social 440.250.0505
 - Grantland Building A - 25 Main St.
 - 220 Emily Roggenburk
 - 220 CPL Architecture, Engineering, & Planning
 - Grantland Building B 166 Crocker Park Blvd
 - 224 Key Private Bank
 - Gordon Building 159 Crocker Park Blvd
 - 329 CapWell Financial Advisors - Northwestern Mutual
 - 329 Edelman Financial Engines
 - 329 Highland Consulting
 - 329 Howley & Company
 - 329 Merrill Lynch Wealth Management
 - 329 Morgan Stanley
 - 329 Oxford Harriman & Company
 - 329 Paradigm Wealth Management
 - 329 Raymond James
 - 329 Regus
 - Marietta Building - 238 Market St.
 - 324A The Szarek Team - Howard Hanna Realty Office
 - Whitlock Building - 38 Main Street
 - 209 Huron Corporate Park
 - 209 MetroHealth
 - 209 Wells Fargo Advisors
 - 209 Westlake Plastic Surgery & Medical Spa - Dr. Steven Goldman, Plastic Surgeon
 - VIP Valet Offices
- GROCERY**
 - 108 Market District
 - 406 Trader Joe's
- HOME & OFFICE**
 - 330 Arhaus Furniture
 - 340 Lovesac
 - 112 Office Depot OfficeMax
 - 303 Sleep Number
 - 424 Sur La Table
 - 100 Tide Dry Cleaners
 - 214 Whimsy Willow
 - 422 World Market
- BOOKS & ELECTRONICS**
 - 404 AT&T
 - 223 The Apple Store
 - 222 Barnes & Noble
- TRAVEL & LODGING**
 - 403 AAA
 - 304 Canary Travel
 - 140 Hyatt Place Hotel
- HEALTH & BEAUTY**
 - 210 Bath & Body Works
 - 416 Dino Palmieri
 - 113 European Wax Centers
 - 105 Eye Candy Optical
 - 118 Face to Face Spa
 - 344 Headquarters Salon and Spa by Aveda
 - 328 Ideal Image
 - 102 Karwell, Premium CBD House
 - 405 LA Fitness
 - 211 The Lash Lounge
 - 413 LensCrafters
 - 412 LUSH
 - 106 Massage Envy
 - 326 Massage Heights
 - 116 Nails-A-Holic
 - 114 Options Medical Weight Loss Clinic
 - 420 Privé Nail Spa
 - 224 Sephora
 - 104 Supercuts
 - 316 Warby Parker

- MAJOR RETAILERS**
 - american greetings ecard app
 - Apple
 - BANANA REPUBLIC
 - BARNES & NOBLE BOOKSELLERS
 - Chick-fil-A
 - COACH
 - DSW
 - H&M
 - LEGO
 - lululemon
 - macy's
 - Market DISTRICT
 - NIKE BY CROCKER PARK
 - OfficeMax
 - TRADER JOE'S
 - WORLD MARKET
 - urbanAir



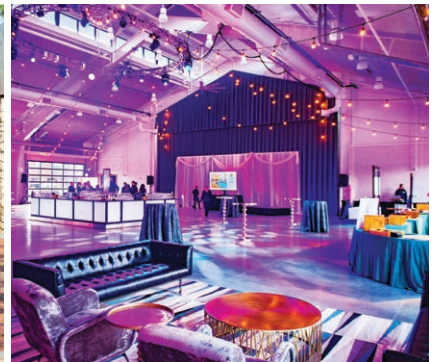
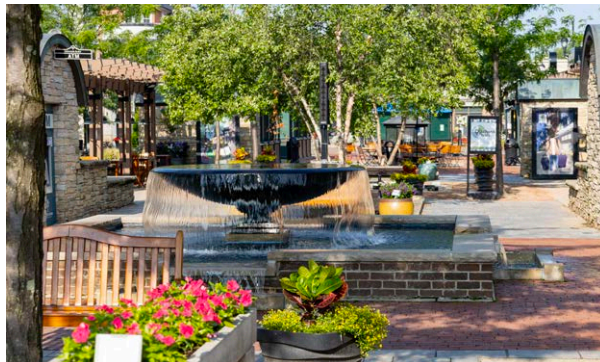
LEGEND

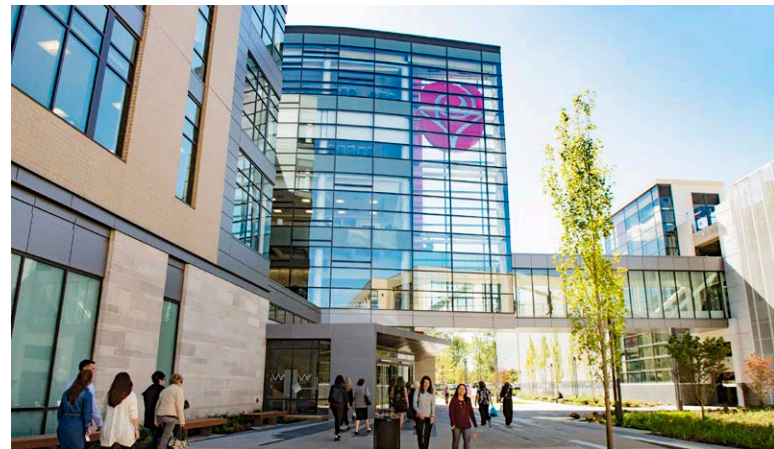
FREE PARKING	ATM	SECURITY OFFICE
VIP VALET PARKING	ELEVATOR	CROCKER PARK MANAGEMENT OFFICE
PAID SURFACE PARKING	RESTROOMS	OFFICE BUILDING ENTRY
BUS STOP	RESIDENTIAL ENTRY	OFFICE BUILDING
BIKE RACK	ELECTRIC VEHICLE CHARGING STATION	RESIDENTIAL OFFICE

RECENT AWARDS









STARK ENTERPRISES

it's all about the experience®

STARK ENTERPRISES, headquartered in Cleveland, Ohio, is a full-service real estate development company with the highest level of expertise in acquisition, development, leasing, property management, construction, architectural design, landscape architecture and marketing. Balancing new urbanist principles and sustainability practices with economic viability, Stark Enterprises delivers remarkably progressive, next generation mixed-use properties.

For over 45 years, Stark Enterprises has been developing and managing generational assets that leave visitors with lasting impressions. Stark's multi-billion dollar portfolio consists of retail, entertainment, office, residential, hotel and student housing environments, totaling approximately 12.5 million square feet.

With over \$1 billion under development, Stark properties are always managed with the company's long-term investment strategy in mind and are continually recognized by customers and industry leaders as among the most beautiful, well operated and maintained properties in the nation.

45+
YEARS
OF
EXPERIENCE

DEVELOPED IN
8
STATES

OVER
\$1
BILLION
UNDER
DEVELOPMENT

MULTI-
BILLION
DOLLAR
PORTFOLIO

OVER
12.5
MILLION
SQUARE FEET
DEVELOPED

PORTFOLIO

ARIZONA

The Market at Estrella Falls
GOODYEAR, AZ

CONNECTICUT

**One Financial Plaza:
The Gold Building**
HARTFORD, CT

FLORIDA

Lyons Corner
GAINESVILLE, FL

Summer Pointe Village
SUMMERFIELD, FL

West Shire Village
OCALA, FL

NEW YORK

30 Flatbush Avenue
BROOKLYN, NY

NORTH CAROLINA

Oak Harbor Village
BOLIVIA, NC

PENNSYLVANIA

Covington Valley Estates
ERIE, PA

Smith & Fifth
PITTSBURGH, PA

TEXAS

Liv+ Arlington
ARLINGTON, TX

OHIO

32 East
CINCINNATI, OH

**515 Euclid Parking
Garage**
DOWNTOWN CLEVELAND, OH

The Beacon
DOWNTOWN CLEVELAND, OH

Belden Park Crossings
NORTH CANTON, OH

Brecksville Center
BRECKSVILLE, OH

- Brecksville Associates
- Miller 21 Associates
- Snowville I Associates
- Snowville II Associates

Crocker Park
WESTLAKE, OH

Crocker Park Living
WESTLAKE, OH

- The Residences
- Excelsior
- Ovation

Eton Chagrin Boulevard
WOODMERE, OH

**Golf Galaxy Shopping
Center**
FAIRLAWN, OH

Portage Crossing
CUYAHOGA FALLS, OH

The Promenade
WESTLAKE, OH

Rosemont Commons
FAIRLAWN, OH

The Shops of Fairlawn
FAIRLAWN, OH

**The Shoppes
at Stonecreek**
PICKERINGTON, OH

SOM Center Plaza
MAYFIELD HEIGHTS, OH

The Strip
NORTH CANTON, OH

**Tanglewood Professional
Center, LLC**
CHAGRIN FALLS, OH

**The Terraces on the
Green**
AKRON, OH

**The Terraces at
Northridge**
CLEVELAND, OH

West End
WOODMERE, OH

West Market Plaza
FAIRLAWN, OH

West 9th Parking Lot
DOWNTOWN CLEVELAND, OH

FOR LEASING INFORMATION: 216.464.2860

STARK ENTERPRISES STARKENTERPRISES.COM
629 EUCLID AVENUE, SUITE 1300, CLEVELAND, OH 44114