

# CROCKER PARK

**STARK**  
ENTERPRISES  
*it's all about the experience®*



# CROCKER PARK®

A STARK ENTERPRISES PROPERTY

WESTLAKE, OHIO

# CROCKER PARK · WESTLAKE, OH

## BY THE NUMBERS

**12.9 MILLION**  
VISITORS ANNUALLY

PROPERTY SIZE

**4.5 MILLION SF**

RETAIL SPACE

OFFICE SPACE

**2+ MILLION**  
SQUARE FEET

**1 MILLION**  
SQUARE FEET

**100+**  
STORES

**30+**  
RESTAURANTS

**15**  
OFFICES

FOR-RENT APARTMENTS

**534**  
LUXURY UNITS

RENT

**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,  
LA FITNESS  
FACILITY

## EXPERIENCE THE PROPERTY

**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.

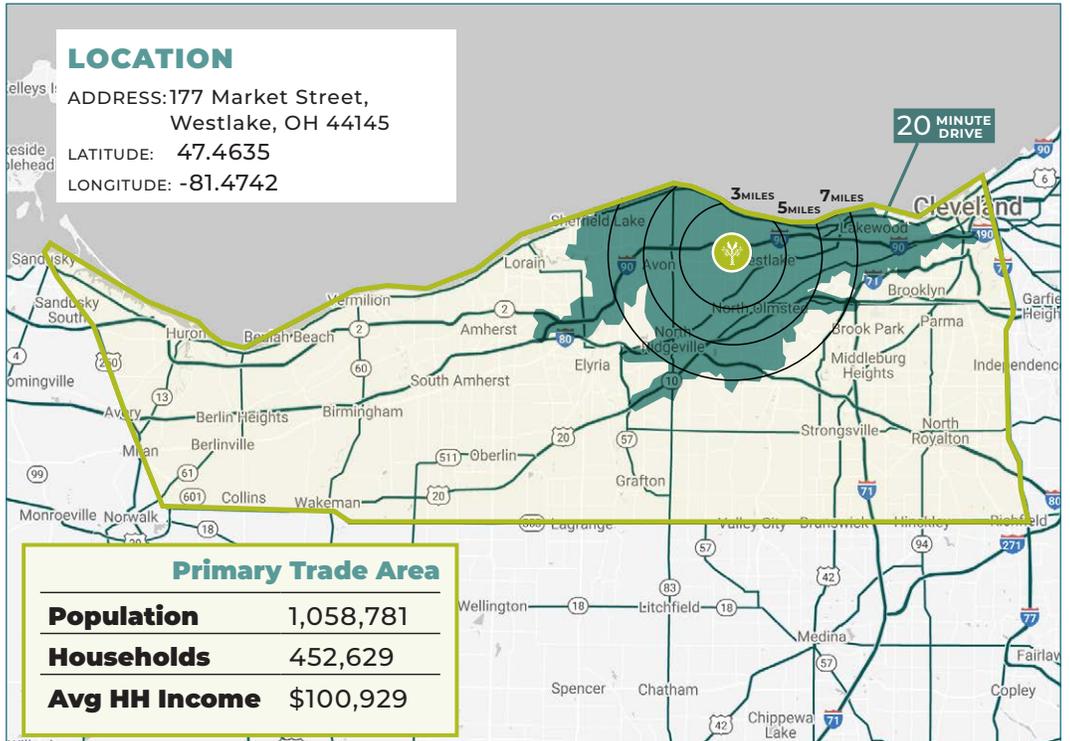
Experience the magic of this one-of-a-kind destination, where every corner exudes a sprinkle of pixie dust. Crocker Park isn't just a place to shop or dine—it is THE place to celebrate, create lasting memories, and embrace the richness of

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."

### LOCATION

ADDRESS: 177 Market Street,  
Westlake, OH 44145  
LATITUDE: 47.4635  
LONGITUDE: -81.4742



### Primary Trade Area

<b>Population</b>	1,058,781
<b>Households</b>	452,629
<b>Avg HH Income</b>	\$100,929

### DEMOGRAPHICS

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

\*2020 Estimates from 2000-2010 Census Results

# CROCKER PARK · WESTLAKE, OH

## 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
- 109 Emily Roggenburk
- 410 Estella Boutique
- 138 Everarbor
- 318 Everage
- 310 Express
- 311 Express Men
- 312 Fabletics
- 411 Fout
- 339 Francesca's Collections
- 322 GAP
- 342 Garage
- 208 The Good Feet Store
- 428 H&M
- 309 J. Crew
- 204 Jos. A. Bank
- 429 L.L.Bean
- 318 LOFT
- 117 Lucky Shoes
- 407 lululemon athletica
- 125 Macy's
- 426 Nike by Crocker Park
- 124 Nordstrom Rack
- 421 Oceanne
- 408 Pandora
- 335 Rally House
- 341 Soma Intimates
- 415 State & Liberty
- 302 Sunglass Hut
- 404 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

- 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
- 427 Hangry Joe's Hot Chicken & Wings
- 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 Cafe)
- 418 Starbucks
- 115 Ten Seconds Yunnan Rice Noodles
- 134 Texas de Brazil
- 325 Wild Mango
- 135 Yard House

## GROCERY

- 108 Market District
- 406 Trader Joe's

## HOME & OFFICE

- 330 Arhaus Furniture
- 340 Lovesac
- 112 Office Depot OfficeMax
- 214 The Print Shop
- 303 Sleep Number
- 424 Sur La Table
- 100 Tide Dry Cleaners
- 422 World Market

## BOOKS & ELECTRONICS

- 119 AT&T
- 223 The Apple Store
- 222 Barnes & Noble

## TRAVEL & LODGING

- 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
- 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

## KIDS, SPORTS & EXPERIENCES

- 111 Aqua Tots
- 320 baby GAP
- 213 Color Me Mine
- 324 CycleBar
- 207 The Escape Game
- 321 GAP Kids
- 305 JD Sports
- 126 Learning Express Toys
- 215 The LEGO Store
- 216 Sandbox VR
- 431C Sweet Kiddles of Westlake
- 319 Toys"R"Us
- 431B Urban Air

## DINING & EATERIES

- 327 Aladdin's Eatery
- 136 Another Broken Egg
- 231 Auntie Anne's Pretzels
- 222 Barnes & Noble Café
- 209 Bibibop Asian Grill
- 141 Blue Sushi Sake Grill
- 401 Bodhi Express

## ATTRACTIONS

- Fire Place
- Fitness Loop
- Julie Billart Schools Checkers Park
- Sweet Kiddles Splash Pad
- Hyatt Place Face Boards
- Horizon ATA Karate Face Boards
- Green Wall
- Prayers From Maria Mural
- 434 Market Square
- North Union Farmer's Market INDOOR 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.

Palmer Holland, Inc

CKE Financial Services, E&M Consulting, Raymond James

Corrigan Krause CPAs & Consultants

DMS Management Solutions

Argus Building - 177 Market St.

Crocker Park Management Office 440.835.9343

Crocker Park Living Office 440.658.3135

LinC Social 440.250.0505

Grantland Building A - 25 Main St.

Emily Roggenburk

CPL Architecture, Engineering, & Planning

Grantland Building B 165 Crocker Park Blvd

Key Private Bank

Gordon Building 159 Crocker Park Blvd

CapWell Financial Advisors - Northwestern Mutual

Edelman Financial Engines

Highland Consulting

Howley & Company

Merrill Lynch Wealth Management

Morgan Stanley

Oxford Harriman & Company

Paradigm Wealth Management

Raymond James

Regus

Marietta Building - 238 Market St.

The Szarek Team - Howard Hanna Realty Office

Whitlock Building - 38 Main Street

Huron Corporate Park

MetroHealth

Wells Fargo Advisors

Westlake Plastic Surgery & Medical Spa - Dr. Steven Goldman, Plastic Surgeon

**MAJOR RETAILERS**

american greetings ecard app

Apple

BANANA REPUBLIC

**BARNES & NOBLE BOOKSELLERS**

Chick-fil-A

**COACH**

**DSW**

**H&M**

**LEGO**

**lululemon**

**Market DISTRICT**

**Nike BY CROCKER PARK**

**NORDSTROM rack**

**OfficeMax**

**STARBUCKS COFFEE**

**TRADER JOE'S**

**urbanAir**

**WORLD MARKET**



**LEGEND**

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

## RECENT AWARDS

### 2023-2025 CROCKER PARK PROPERTY AWARDS

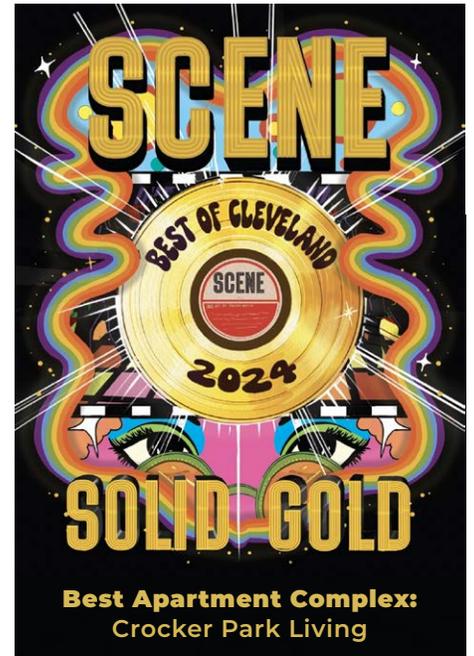


## CROCKER PARK LIVING



Crocker Park is not just a shopping and dining destination; it's a community that promises to provide residents with the best that life has to offer. Nestled right above the retail spaces are our award-winning apartments, where life is about more than just living; it's about thriving in a place where everything you need is just steps away.

Crocker Park Living has won the Platinum Key Award and 100% Club Award at the Northern Ohio Apartment Association Key Awards in 2023 and 2024. They were also awarded the Northern Ohio Apartment Association Top 10 award in 2023.



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# STARK ENTERPRISES

*it's all about the experience<sup>®</sup>*

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 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  
**9**  
STATES

OVER  
**\$1**  
BILLION  
UNDER  
DEVELOPMENT

MULTI-  
BILLION  
DOLLAR  
PORTFOLIO

OVER  
**12.5**  
MILLION  
SQUARE FEET  
DEVELOPED

## PORTFOLIO

### ARIZONA

**Market at Estrella Falls**  
GOODYEAR, AZ

### CONNECTICUT

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

### FLORIDA

**Summer Pointe Village**  
SUMMERFIELD, FL

**West Shire Village**  
OCALA, FL

### NEBRASKA

**Teal Ridge Village**  
GRETNA, NE

### 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**  
JACKSON TOWNSHIP, 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

**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**  
JACKSON TOWNSHIP, OH

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

**The Terraces  
on the Green**  
GREEN, 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**

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