

RETAIL OPPORTUNITY at ARCADIA

**NEW
250,000 SF
MIXED-USE
DEVELOPMENT,
INCLUDING
140 RENTAL
UNITS**



**COMING
SOON**

**RDL
ARCHITECTS
COMING
SOON**

**1,366 SF
AVAILABLE**



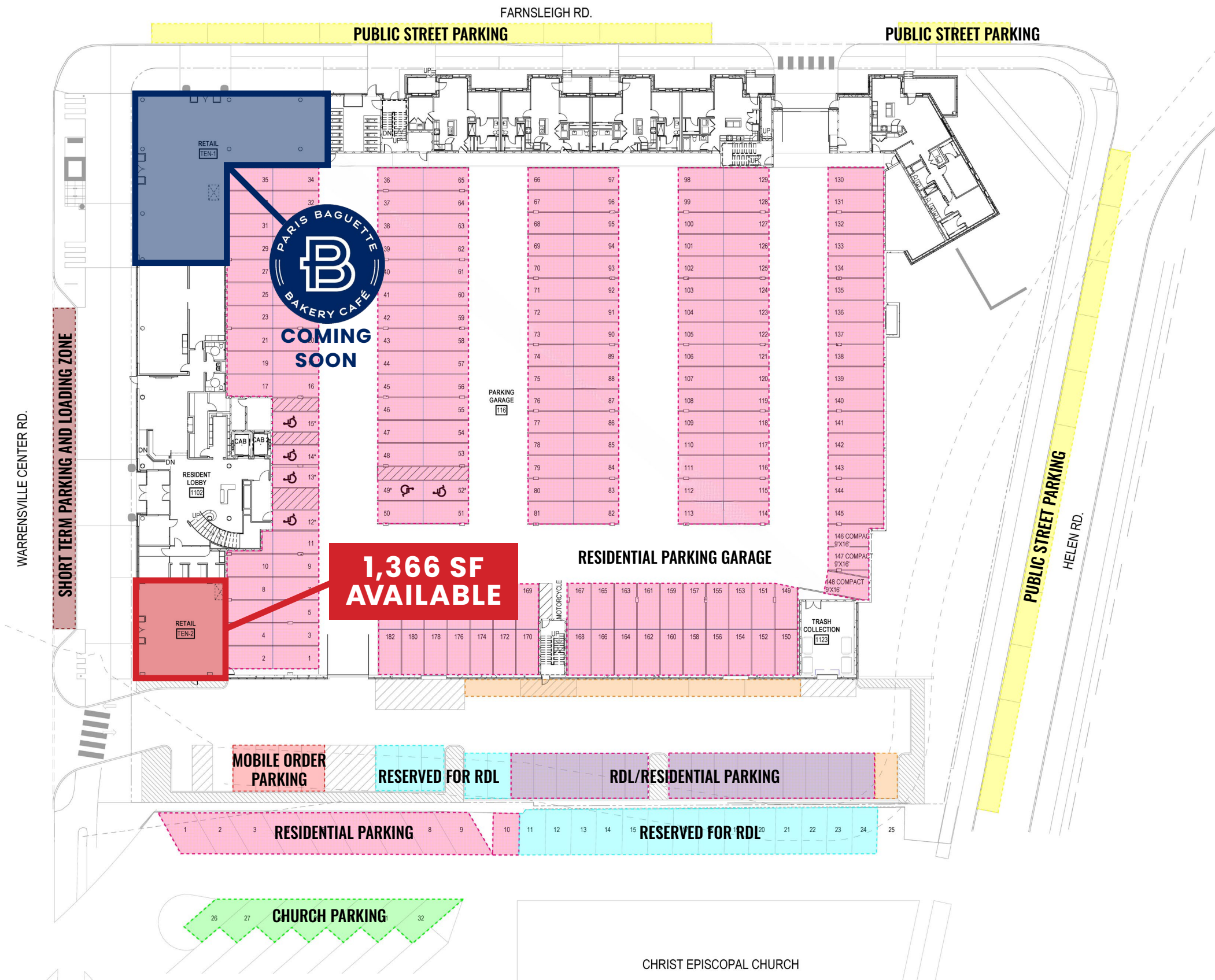
**METROPOLITAN
HOLDINGS**



ARCADIA | Shaker Heights, Ohio

216.381.8200 | WWW.GOODMANREALESTATE.COM

SEEKING: Bank | Restaurant | Retail



PROPERTY DESCRIPTION

Arcadia is a new, mixed-use retail, office, and residential development located in the heart of the Van Aken District. Construction commenced March 2025.

The Van Aken District is a new, vibrant retail, restaurant, and entertainment destination that is home to some of the most unique retail users in Northeast Ohio, including Shinola, Northstar Cafe, Brassica, Van Aken Market Hall (food hall), Mitchell's Ice Cream, Boom's Pizza, Shaker Rocks, Cleveland Clothing Co., Rising Star Coffee Roasters, and more.

One Retail Space is available on the endcap of the building closest to parking. This space is ideal for restaurants, service tenants, and other users synergetic for the community and residents of Arcadia.

- **1,366 SF endcap** faces Warrensville Center Road and provides access to short-term parking for deliveries
- **3,460 SF endcap** leased to Paris Baguette (coming soon) – located on the corner of Warrensville Center and Farnsleigh roads
- **11,000 SF second floor space** leased to RDL Architects



COMING SOON

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1,366 SF AVAILABLE



MAIN RESIDENTIAL ENTRANCE

ENTRANCE



GOODMAN
REAL ESTATE SERVICES
GROUP LLC

MAY 26



FARNSLEIGH RD



NORTHSTAR

WARRENSVILLE CENTER RD



COMING SOON

RDL ARCHITECTS COMING SOON

1,366 SF AVAILABLE

HELEN RD

Kiln



X HIBITION

PRINCIPLE BARBERSHOP

Van Aken DIST.

DOUBLE RAINBOW MOBILE BOUTIQUE



21,796 VPD (25)



GOODMAN REAL ESTATE SERVICES GROUP LLC

MAY 26



**RAYE APARTMENTS
NOW OPEN (228 UNITS)**



- BluBasil FINE INDIAN CUISINE
- Cilantro Taqueria
- Donatos PIZZA
- 5i FIVE IRON GOLF
- Wendy's
- Walgreens
- BARNONE WINE CAFE
- HEALTH EXPRESS URGENT CARE CENTERS
- MENDEL'S KANSAS CITY BBQ
- CHIPOTLE MEXICAN GRILL
- bp

CHAGRIN BVD

VAN AKEN BLVD

Van Aken DIST.

WARRENSVILLE CENTER RD

ANDREWS COLOUR atelier

Craft Collective DETROIT brassica SANDWICHES & SALADS

Boon's PIZZA

MITCHELL'S LAND CEREAL HOMEMADE

PALOMA Kiln

XHIBITION NORTHSTAR

Flagstar Bank



21,796 VPD (25)

FARNSLEIGH RD

SHAKER ROCKS CLIMB THE HEIGHTS

SITE

ARCADIA

PARIS BAGUETTE BAKERY CAFE

RDL ARCHITECTS

UNDER CONSTRUCTION



MAY 26

UNDER CONSTRUCTION



COMING SOON



COMING SOON

1,366 SF AVAILABLE

FARNSLEIGH RD



21,796 VPD (25)

Van Aken DIST.

WARRENSVILLE CENTER RD



MAY 26



THE VAN AKEN DISTRICT

NORTHSTAR SHINOLA DETROIT PALOMA
 MITCHELL'S LAB CRAFT COLLECTIVE KILN
 brassica BOOM'S RISING STAR
 SANDWICHES & SALADS PIZZA COFFEE ROASTERS
 ANDREWS COLOUR atelier HIBITION

SITE

ARCADIA

PARIS BAGUETTE BAKERY CAFE RDL ARCHITECTS
UNDER CONSTRUCTION

SHAKER SHAKER HEIGHTS COUNTRY CLUB

CANTERBURY GOLF CLUB

Flagstar Bank

SHAKER ROCKS CLIMB THE HEIGHTS

SHAKER PLAZA

Walgreens Cilantro Taqueria
 5i DONATOS DO SUMMERS CLEANERS
 FIVE IRON GOLF PIZZA

PNC

VAN AKEN BLVD 13,112 VPD (25)

CHAGRIN BLVD

22,683 VPD (25)

MENDEL'S BBQ BluBasil FINE INDIAN CUISINE
 BARNONE WINE CAFE HEALTHEXPRESS URGENT CARE CENTERS

Wendy's

CHIPOTLE MEXICAN GRILL

21,796 VPD (25)

UNITED STATES POSTAL SERVICE

HIGHLAND PARK GOLF COURSE

G
 GOODMAN REAL ESTATE SERVICES GROUP LLC

MAY 26

SHAKER HEIGHTS, OHIO

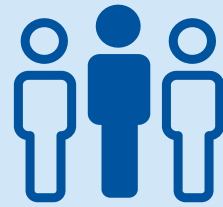


Shaker Heights is an exceptional place that offers its residents outstanding amenities. Shaker Heights is known for its historic architecture, beautiful tree-lined streets and parks, and top-rated schools. A wide variety of quality housing can be found in shaker heights, from modest homes to stately mansions and from historic apartment buildings to modern condominiums. Shaker boasts over 20 parks, playgrounds, and fields and is committed to the maintenance of the green spaces within the community. For more than a century, Shaker schools have been a beacon of educational excellence, providing students with a high-quality education. Located only eight miles southeast of downtown Cleveland, Shaker is an inner-ring suburb with easy access to University Circle, Downtown Cleveland, and major highways. Known as the street car suburb, nearly every house in Shaker is within a quarter mile of a rapid transit stop. Shaker's access to the RTA rapid allows for a quick and easy commute downtown. The community of Shaker Heights is a diverse one, with residents of a variety of different backgrounds, interests, and experiences. Shaker residents have a strong sense of community and come together for block parties, holiday parades, community events and meetings, and more. Living in Shaker Heights is truly a unique and extraordinary experience.* Shaker Heights was rated the best place to live in the state of Ohio in 2023 based on top-rated housing, public schools, and nightlife.**

*shakeronline.com and shaker.life **niche

DEMOGRAPHICS

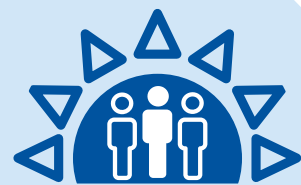
POPULATION	1 MILE	3 MILE	5 MILE
2030 Projection	12,827	107,333	277,215
2025 Estimate	12,990	110,064	285,819



INCOME	1 MILE	3 MILE	5 MILE
2025 Average	\$153,936	\$111,575	\$94,284
2025 Median	\$97,049	\$69,295	\$60,240



DAYTIME POPULATION	1 MILE	3 MILE	5 MILE
2025 Employees	4,317	47,070	152,795





METROPOLITAN
HOLDINGS



**FOR MORE
INFORMATION
OR QUESTIONS ABOUT
THIS PROPERTY, CALL OUR
AGENTS TODAY!**

CLEVELAND

25333 CEDAR ROAD, SUITE 305
CLEVELAND, OHIO 44124

COLUMBUS

100 W OLD WILSON BRIDGE ROAD,
SUITE 207
WORTHINGTON, OHIO 43085

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