

RETAIL OPPORTUNITY at ARCADIA

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



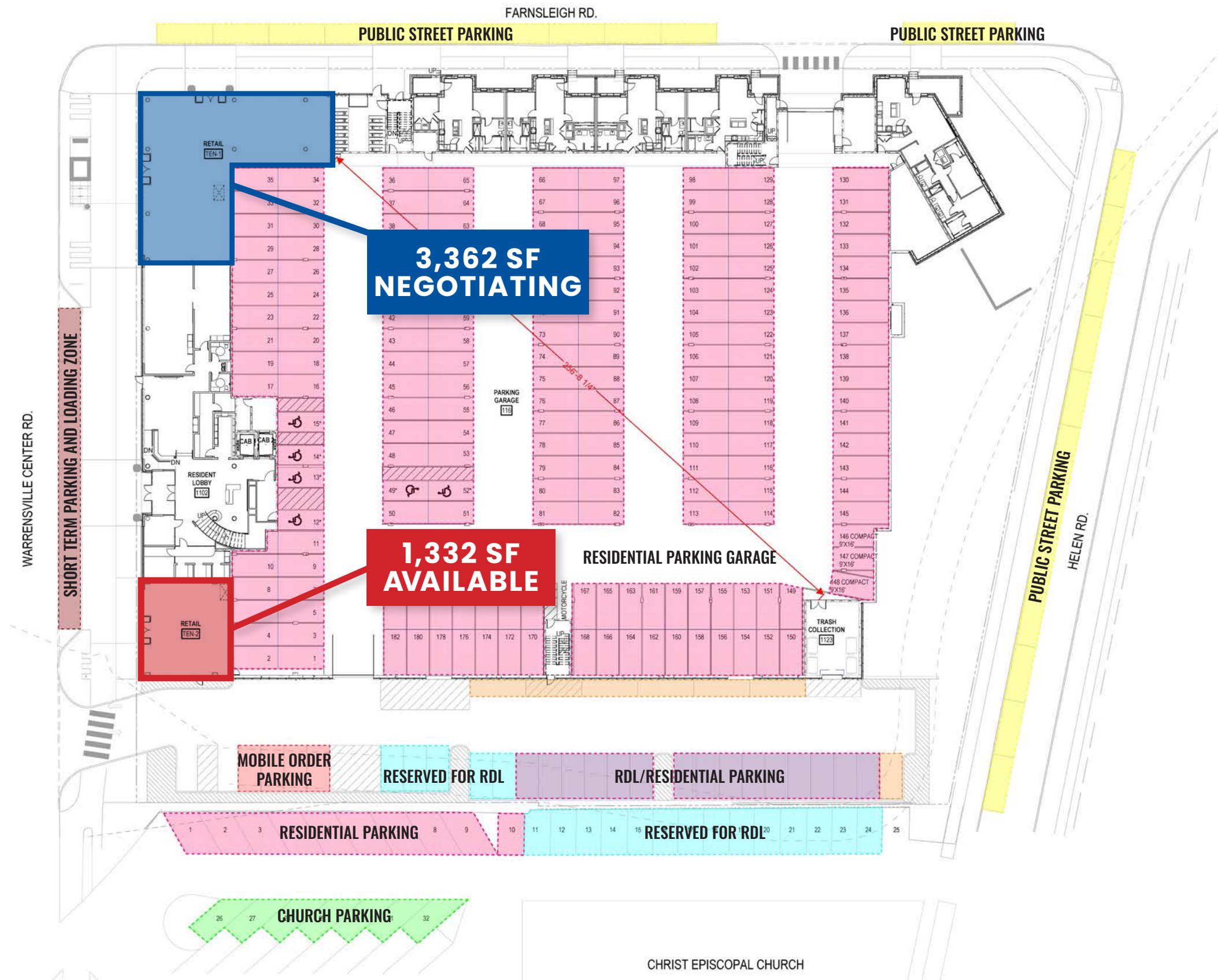
METROPOLITAN
HOLDINGS



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, Nature's Oasis, Shaker Rocks, Cleveland Clothing Co., and more.

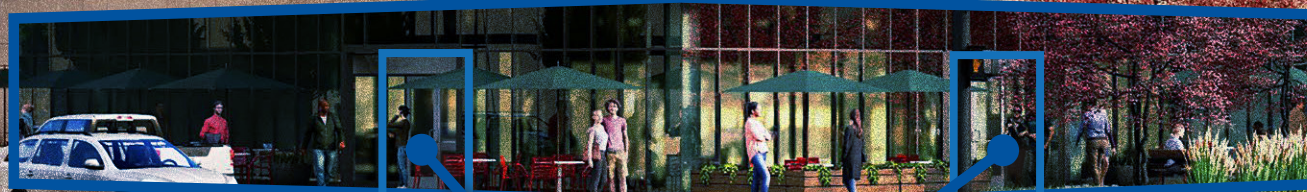
Retail spaces are available for up to three tenants in the endcaps of the building. These spaces are ideal for restaurants, service tenants, and other users synergetic for the community and residents of Arcadia.

- **3,362 SF endcap**, located on the corner of Warrensville Center and Farnsleigh roads, can be leased to one or split for two users (under negotiation)
- **1,332 SF endcap** faces Warrensville Center Road and provides access to short-term parking for deliveries



**3,362 SF
NEGOTIATING**

**1,332 SF
AVAILABLE**



ENTRANCES

**MAIN
RESIDENTIAL
ENTRANCE**

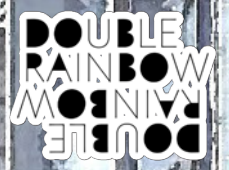
ENTRANCE





NORTHSTAR

Kiln



FARNSLEIGH RD

21,495 VPD (24)

WARRENSVILLE CENTER RD

3,362 SF
NEGOTIATING

1,332 SF
AVAILABLE

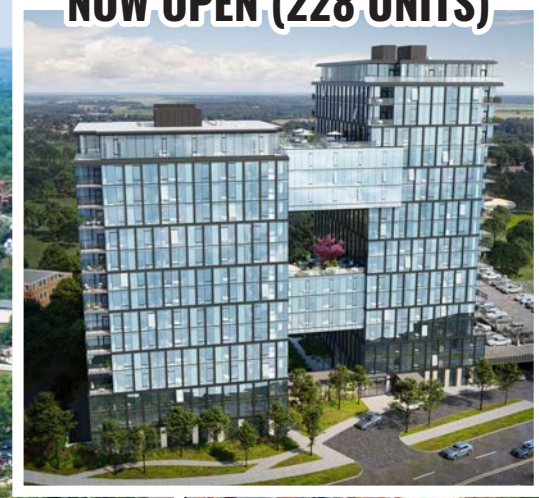
HELEN RD



JUL 25



RAYE APARTMENTS
NOW OPEN (228 UNITS)



SITE
ARCADIA



JUL 25



RAYE APARTMENTS
NOW OPEN (228 UNITS)

Flagstar[®]
Bank



The Nest
SCHOOLS

SHAKER
ROCKS
CLIMB THE HEIGHTS

NORTHSTAR

Van Aken
DIST.

21,495 VPD (24)

WARRENSVILLE CENTER RD

FARNSLEIGH RD

SITE
ARCADIA



JUL 25



THE VAN AKEN DISTRICT

NORTHSTAR **SHINOLA** 
DETROIT PALOMA

 **Craft Collective**  **Kiln**

brassica **ANDREWS COLOUR**
SANDWICHES • SALADS atelier

 **HIBITION** **Boon's**
coffee roasters PIZZA

SITE

ARCADIA



 **VAN AKEN BLVD** **13,021 VPD (24)**

SHAKER PLAZA

Walgreens 

Cilantro Taqueria **DONATOS**
Every piece is important.

21,495 VPD (24)



22,525 VPD (24)

CHAGRIN BLVD

BARNONE WINE GAFE **wellnow**
URGENT CARE



WARRENSVILLE CENTER RD



JUL 25

SHAKER HEIGHTS, OHIO

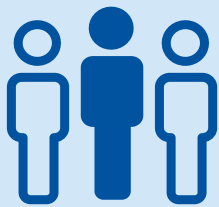


Shaker Heights is an exceptional place that offers its residents outstanding amenities. Shaker Heights is known for its historic architecture, beautiful tree-lined streets and parks, and top-rated schools. A wide variety of quality housing can be found in shaker heights, from modest homes to stately 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**

WWW.GOODMANREALESTATE.COM

P: 216.381.8200 | F: 216.381.8211



ZACK SOGOLOFF
EXECUTIVE VICE PRESIDENT

zack@goodmanrealestate.com
216.381.8200 x207



TRISTAN PALMIERI
SALES ASSOCIATE

tristan@goodmanrealestate.com
216.381.8200 x217