

# 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.

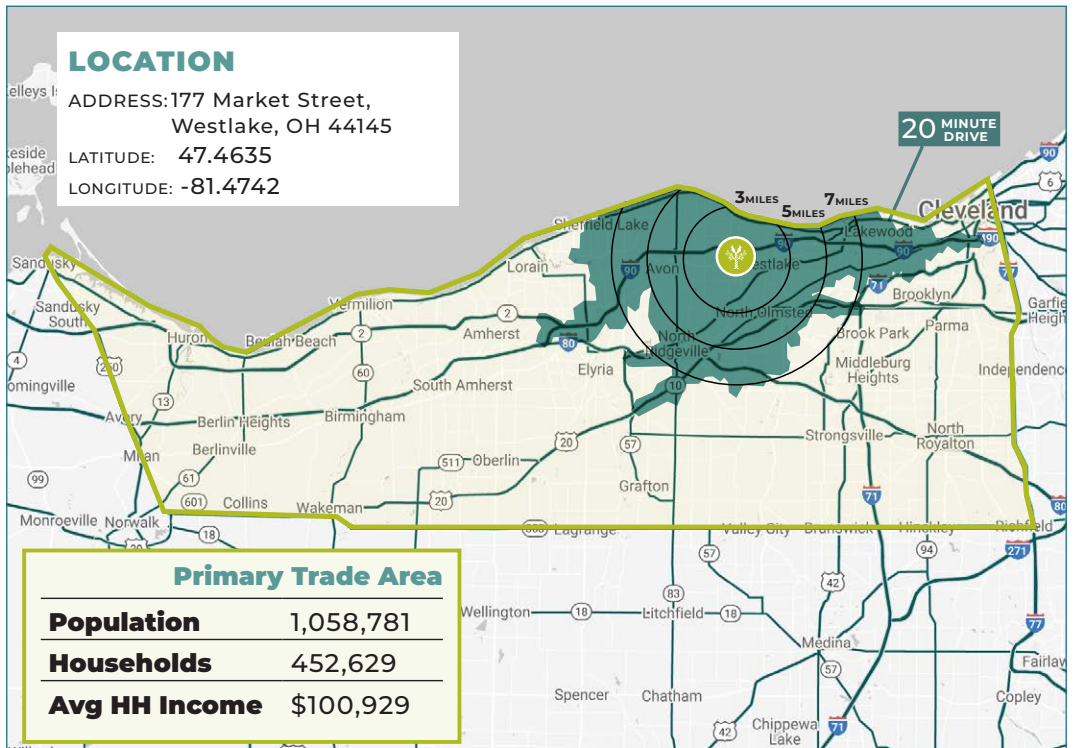
Experience the magic of this one-of-a-kind destination, where every corner exudes a sprinkle of pixie dust. Crocker Park isn't just a place to shop or dine—it is THE place to celebrate, create lasting memories, and embrace the richness of

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



## RECENT AWARDS

### 2023-2025 CROCKER PARK PROPERTY AWARDS

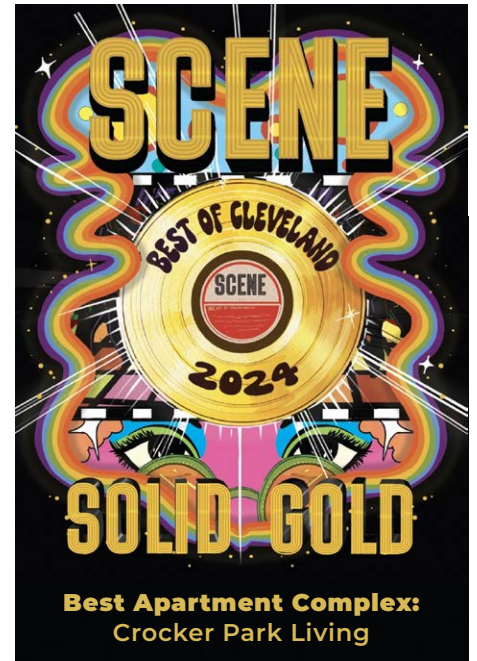


## CROCKER PARK LIVING



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.



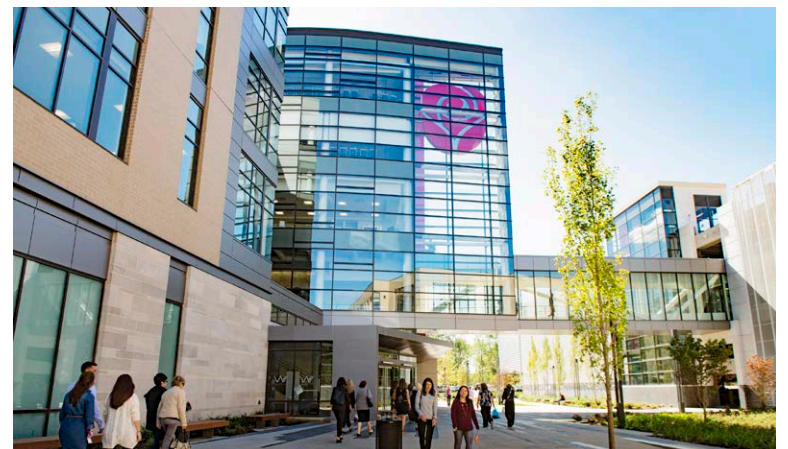
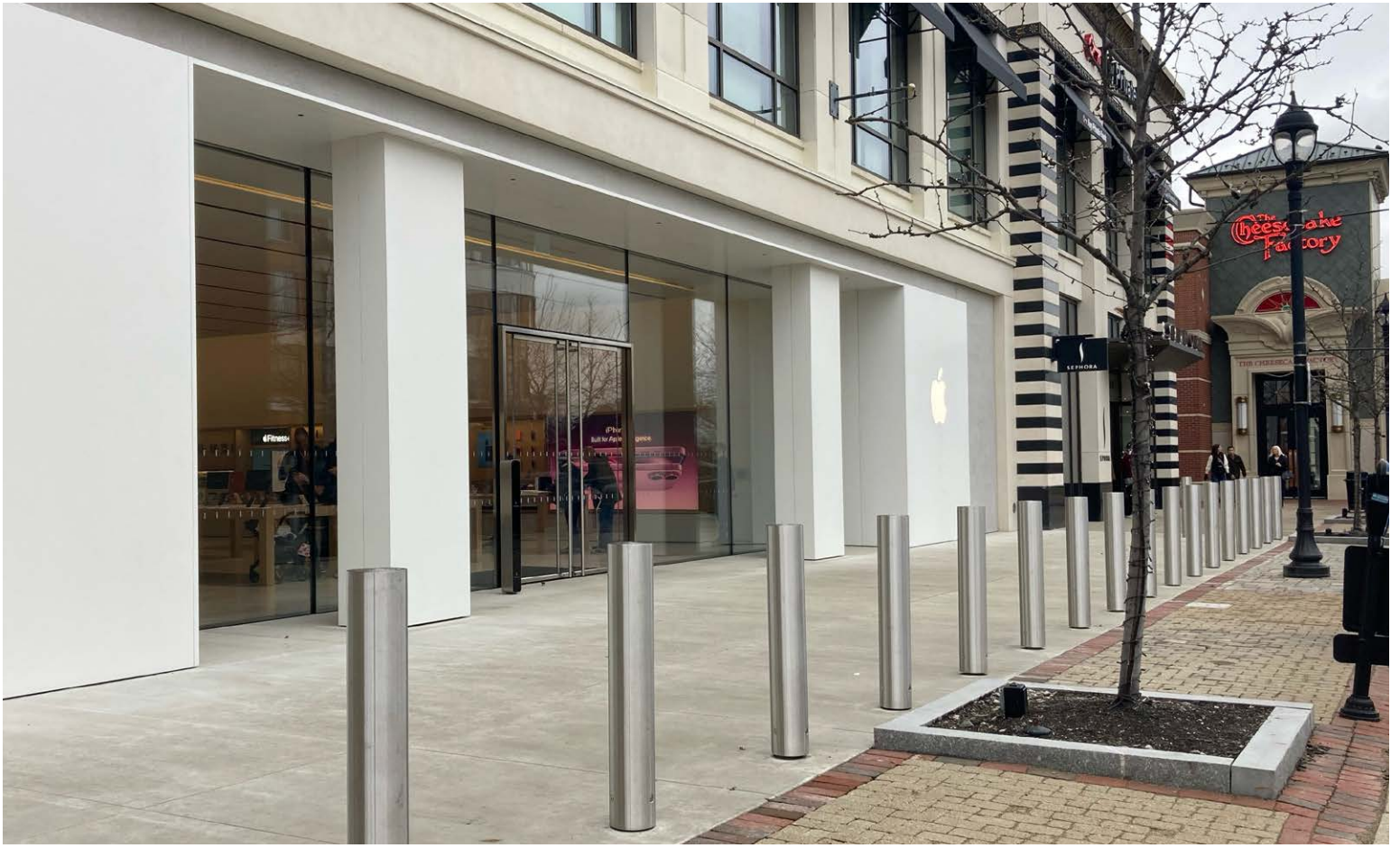
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# STARK ENTERPRISES

*it's all about the experience®*

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

**Lock Pointe Village**  
CANAL WINCHESTER, 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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