New Ownership & A Return to Class-A

METROPOLITAN PLAZA

FOR LEASE | 22901 Millcreek Boulevard, Highland Hills, OH 44122



CUSHMAN & WAKEFIELD | CRESCO Real Estate







22901 Millcreek Boulevard

Highland Hills, Ohio 44122

Property Highlights

- The property is now owned by Opus Commercial Real Estate and is being professionally managed
- Improvements underway, including:
  - Renovated parking lot
  - Updated auditorium finishes
  - Refreshed common area restrooms and food service area
  - Updated fitness center
  - Renovated patio seating and landscaping
- Prime Location: Situated in Highland Hills in the eastern suburbs of Cleveland, Metropolitan Plaza benefits from proximity to I-271 and major thoroughfares, providing unparalleled connectivity. The area boasts a strong corporate presence and is supported by nearby dining, retail, and fitness options, including Pincrest and The Van Aken District
- Rich Amenity Package: modern tenant lounge, fitness center, conference facilities, on-site food service, covered parking, and scenic courtyard—recently upgraded to provide an exceptional tenant experience
- Class A Construction: Built in 2000 with modern design and recent upgrades

Availability

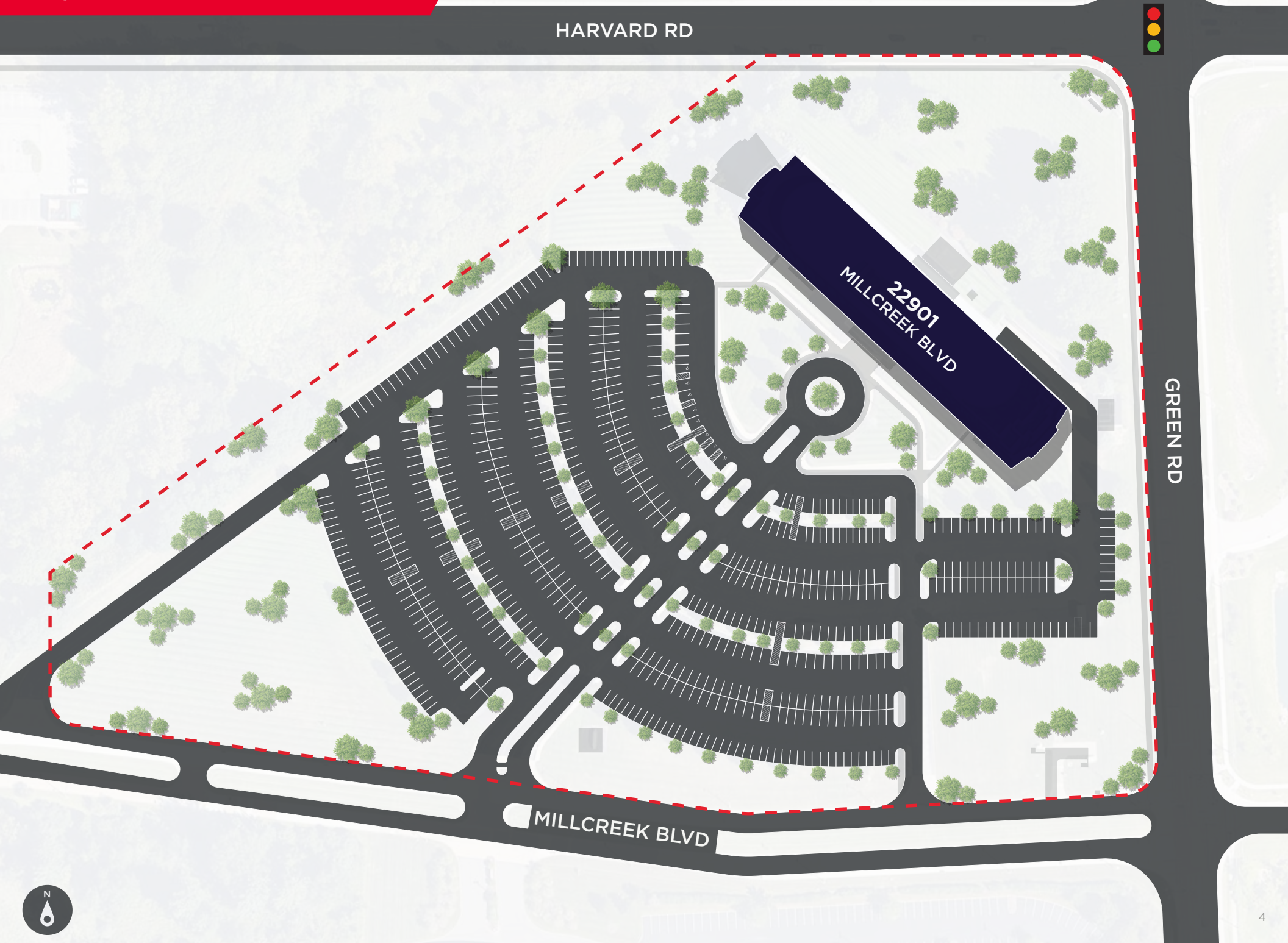
Suite 150:	2,572 SF
Suite 240A:	5,460 SF
Suite 345:	18,318 SF
Suite 400:	34,424 SF
Suite 610:	2,174 SF
LEASE RATE:	**As low as $19/SF**



Property Details

Address	22901 Millcreek Boulevard, Highland Hills, Ohio 44122
Year Built	2000
Square Feet	200,974 SF
Site Size (acres)	15.55 AC
Floors	Six (6) Plus Basement
Average Floorplate	Approx. 34,000 RSF
Parking	26 Garage Spaces and 685 Surface Spaces
Construction	Steel & Masonry
Exterior Finish	Masonry and Glass
Lighting	LED Throughout Building
Elevators	4 passenger elevators rated for 3,500lbs each

SITE PLAN



AMENITIES



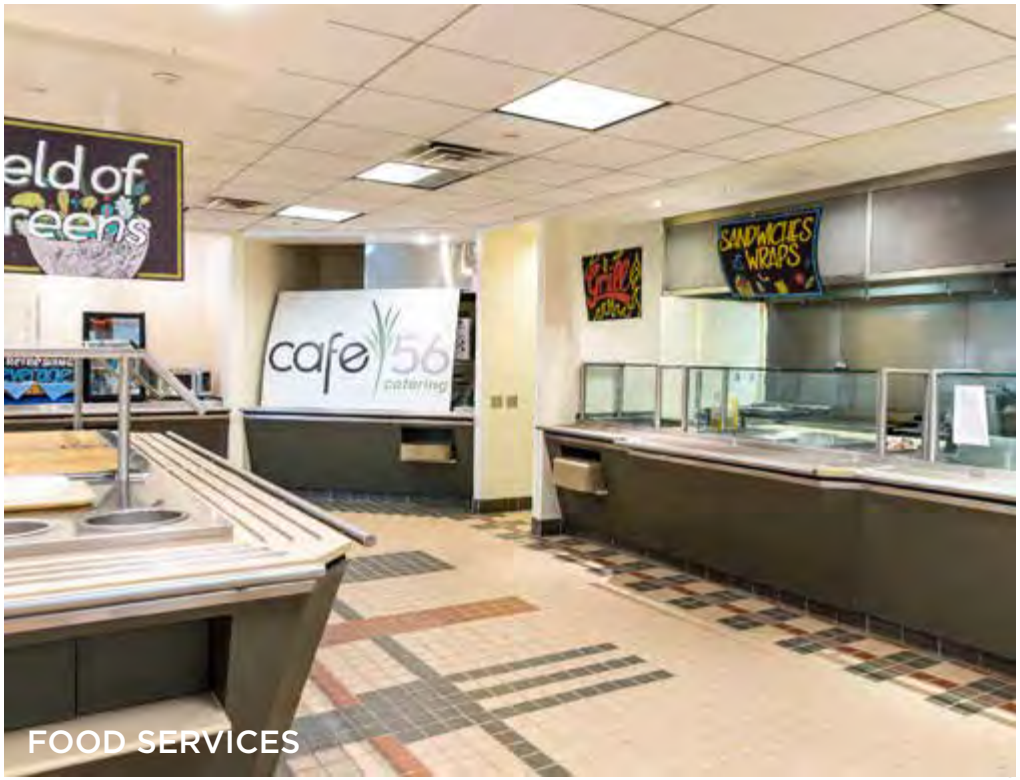
FITNESS CENTER



AMPHITHEATRE

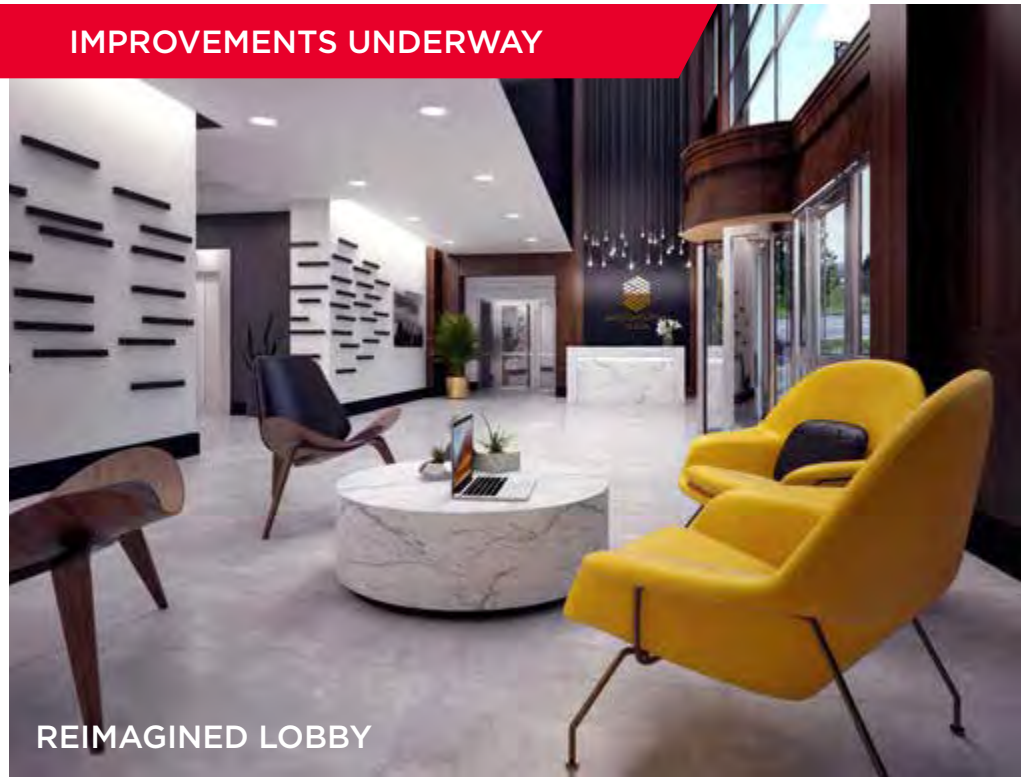


TENANT LOUNGE



FOOD SERVICES

IMPROVEMENTS UNDERWAY


REIMAGINED LOBBY



REIMAGINED CONFERENCE ROOM



REIMAGINED CAFE

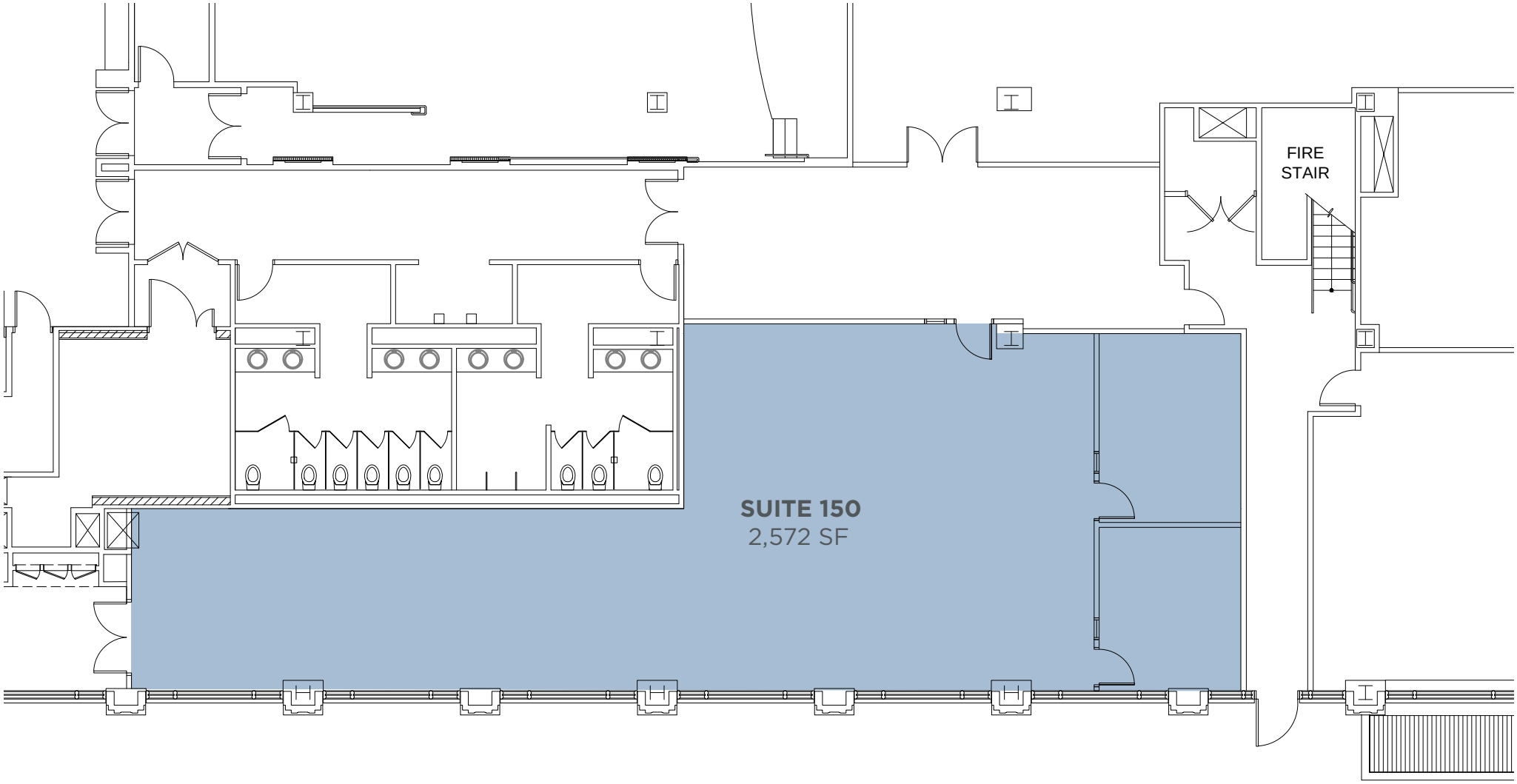

REIMAGINED LOBBY



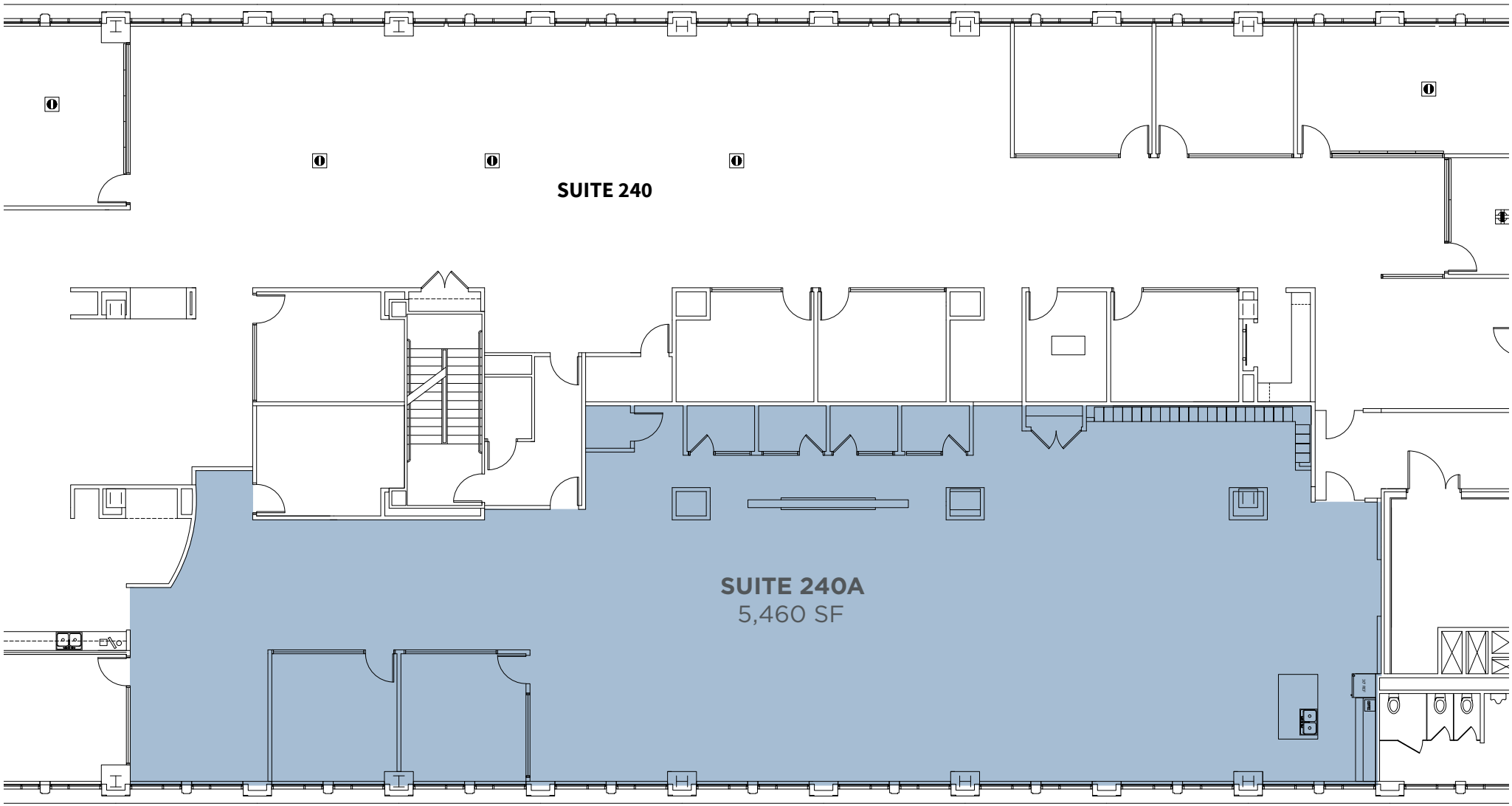




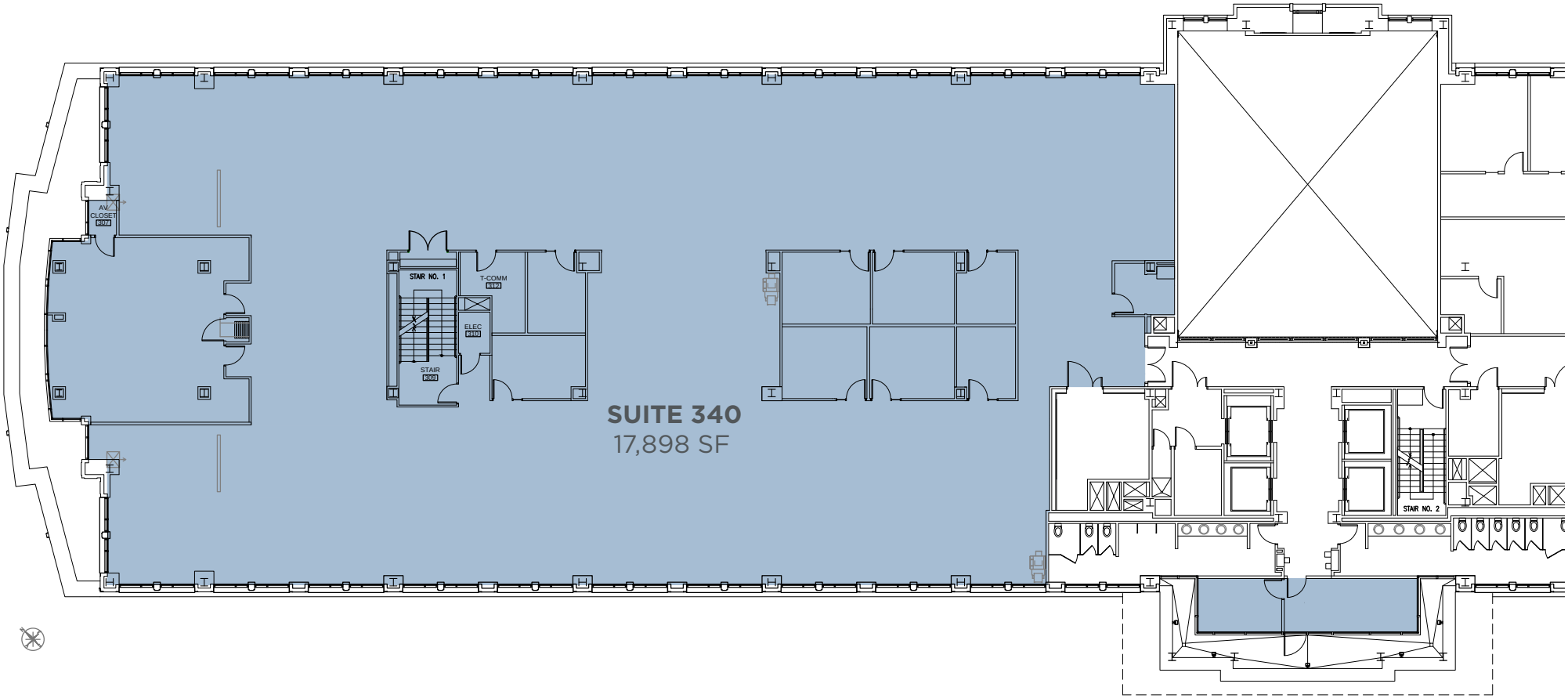
FLOOR PLANS | FIRST FLOOR



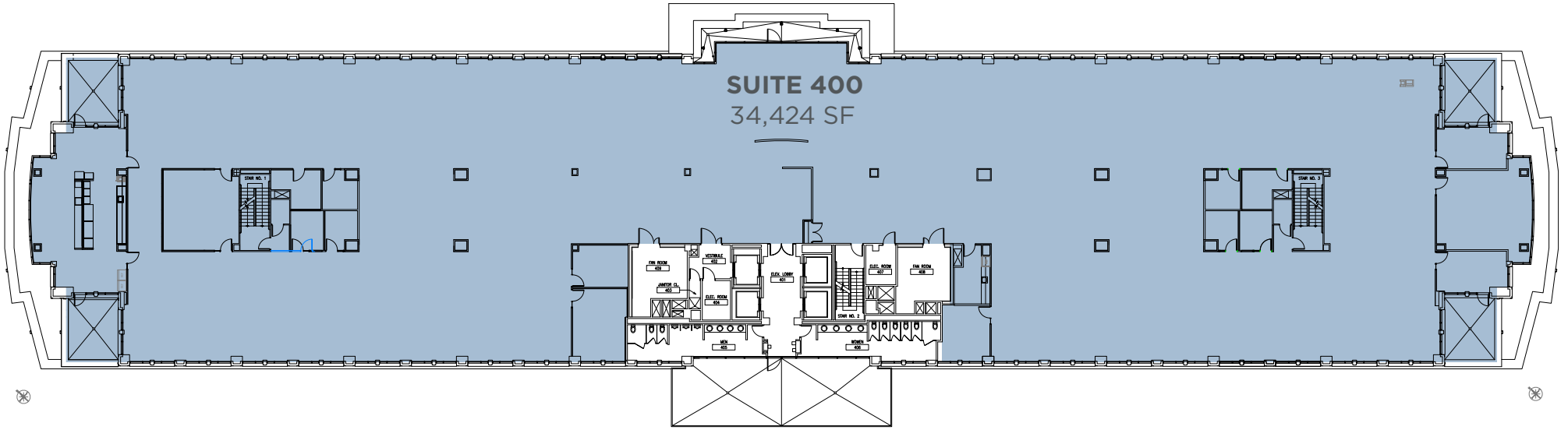
FLOOR PLANS | SECOND FLOOR



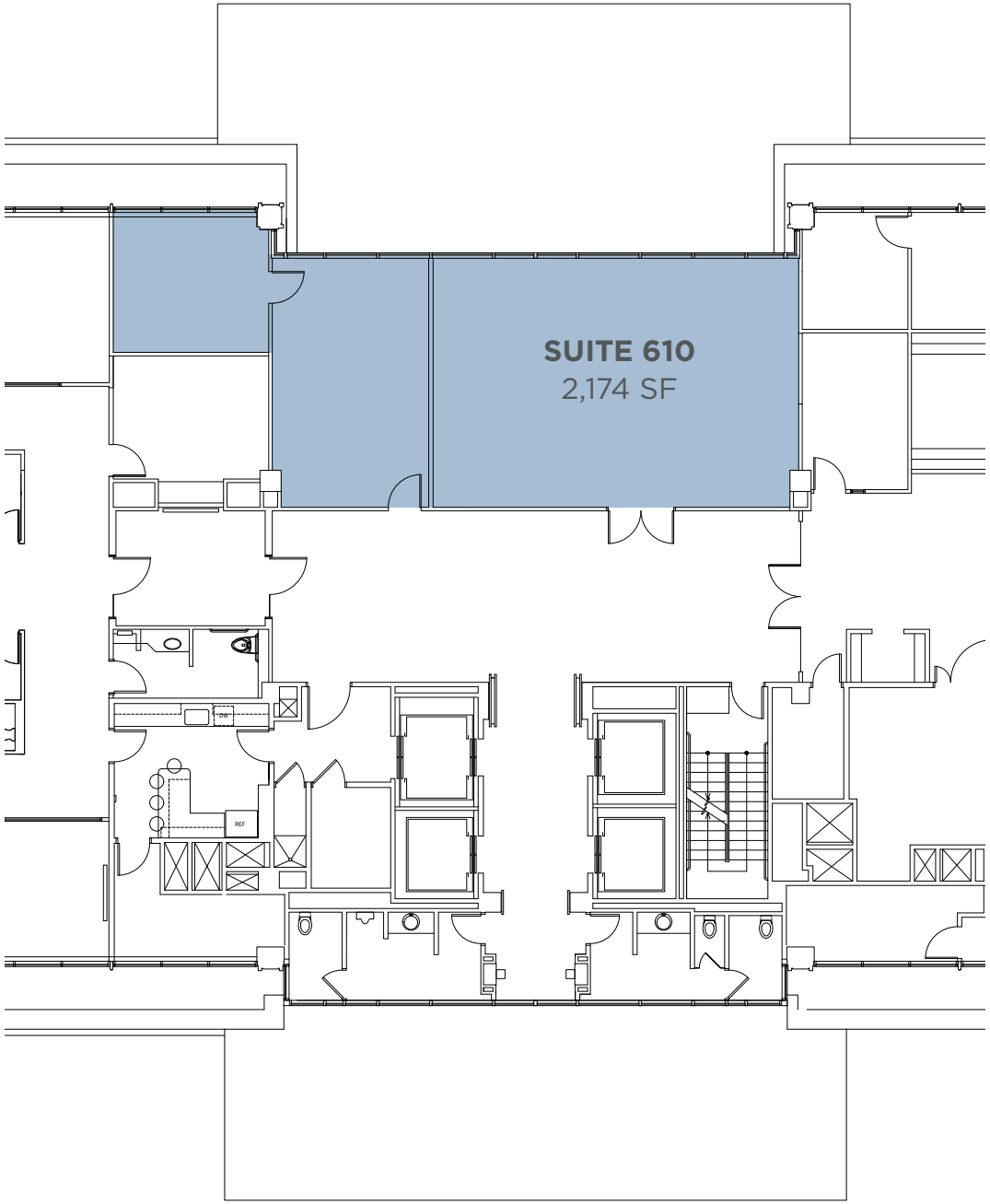
FLOOR PLANS | THIRD FLOOR



FLOOR PLANS | FOURTH FLOOR



FLOOR PLANS | SIXTH FLOOR




The Pavilion
giant eagle
BIG LOTS!
SALLY BEAUTY
petco
Michaels
City BARBEQUE
Huntington
BUICK
INFINITI
GMC
Village Square
Pet People
PNC
DXL
TJ maxx
ETON
Tiffany & Co.
Barnes & Noble
Mitchell's Fish Market
Chico's
The North Face
Anthropologie
Landerwood Plaza North
heinen's
ups
SUBWAY
FLEET FEET
Chagrin Blvd 19,478 VPD
MASTER BUILDERS
TREMCO
LIFETIME
ONE & TWO CHAGRIN HIGHLANDS
EATON
Corp Headquarters
Green Rd 11,061 VPD
168, 765 VPD
Harvard Rd 27,708 VPD
Richmond Rd 12,454 VPD
Alson
CVS pharmacy
RITE AID
PINECREST
REI
Whole Foods
Pottery Barn
Restoration Hardware
Silver Fern
west elm
Williams Sonoma
AC Hotels
University Hospitals
MetroHealth
Cadillac
Kinder Care
Synthomer
Bentwood
ABB
Metropolitan Plaza
Cuyahoga Community College
Harvard Park
VCF
buy buy BABY
Office Max
Marshalls
DSW
La-Z-Boy
FIVE GUYS
FAMOUS
Mellow Mushroom
five BELOW
BJ's
1. Homewood Suites by Hilton
2. hotel INDIGO
3. Clarion
4. Home2
5. Residence Inn
6. DoubleTree by Hilton
7. Embassy Suites
8. aloft
9. Marriott
10. Staybridge Suites
11. Courtyard
12. Fairfield
13. Hampton Inn & Suites
14. Staybridge Suites
15. Drury Hotels
1. Starbucks Coffee
2. Shuhei
3. Benihana
4. Yours Truly
5.
6.
7.
8. Archie's Hough Bakeries
9. P.F. Chang's
10.
11. Hyde Park
12. Chelaah
13. Taste of Kerala
14. Pie-O-Mine
15. Wendy's
16.
17. Red Lobster
18. Bob Evans
19.
20. Styman's
21. Piada
22.
23. Buffalo Wild Wings
24. Chick-fil-A
25.
26.
27.
28. Davis Bakery
29. Geraci's
30. Cooper's Hawk
31.

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