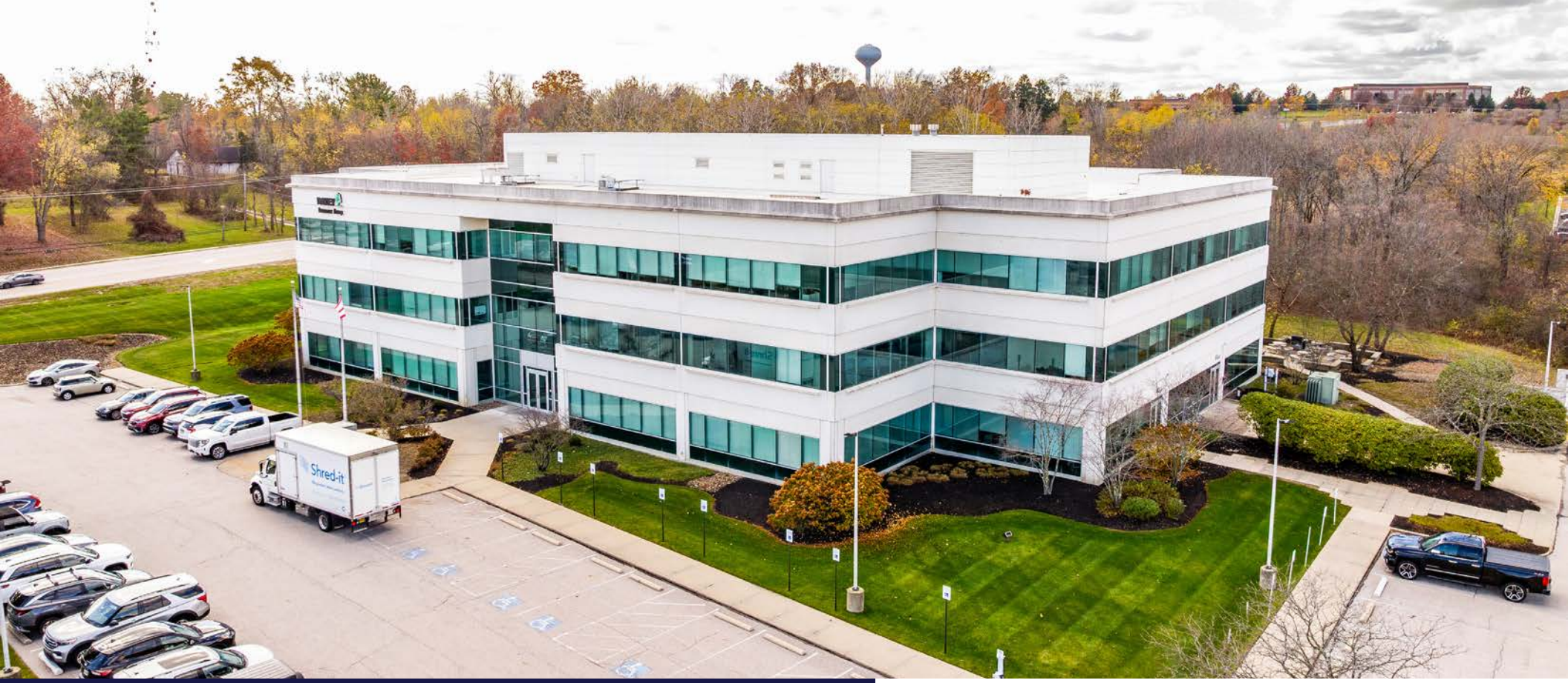
Signature Class A Opportunity for Lease

3900 Kinross Lakes Parkway, Richfield, Ohio 44286



CUSHMAN & WAKEFIELD | CRESCO Real Estate



3900 KINROSS LAKES PKWY
RICHFIELD, OHIO 44286

- **Modern Class A Office Space:** Professionally built-out office space offering flexible layouts to accommodate a variety of tenant needs, with updated improvements and furniture available on the second floor.
- **Flexible Leasing Opportunities:** Full-floor availability with the flexibility to accommodate a variety of tenant requirements, including potential demising for the right tenant and lease terms.
- **Amenity-Rich Workplace:** On-site conference center, outdoor courtyard, basketball court, and ample surface parking at a ratio of 4 spaces per 1,000 SF.
- **Prominent Building-Top Signage Opportunity:** Highly visible building-top signage available to tenants with a substantial space commitment, offering an opportunity to establish a strong corporate presence within the Kinross Lakes business corridor.

AVAILABLE SPACE FOR LEASE

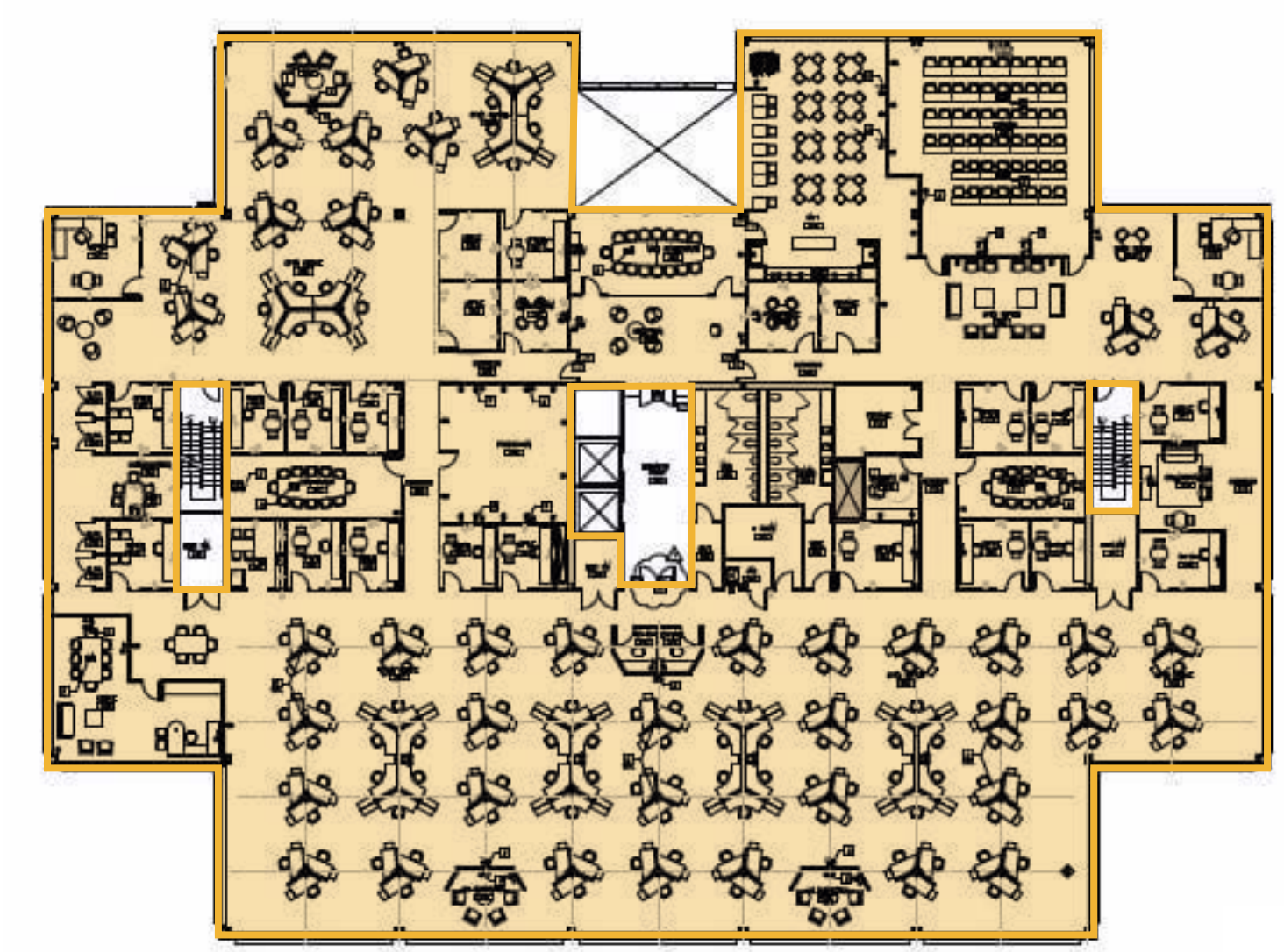
Second Floor	
Full Floor	*29,032 RSF*

Third Floor	
Third Floor Vacancy	*6,885 RSF*

LEASE RATE:

Contact Broker

Floor Plan | Second Floor — 29,032 RSF



AVAILABLE — 29,032 SF

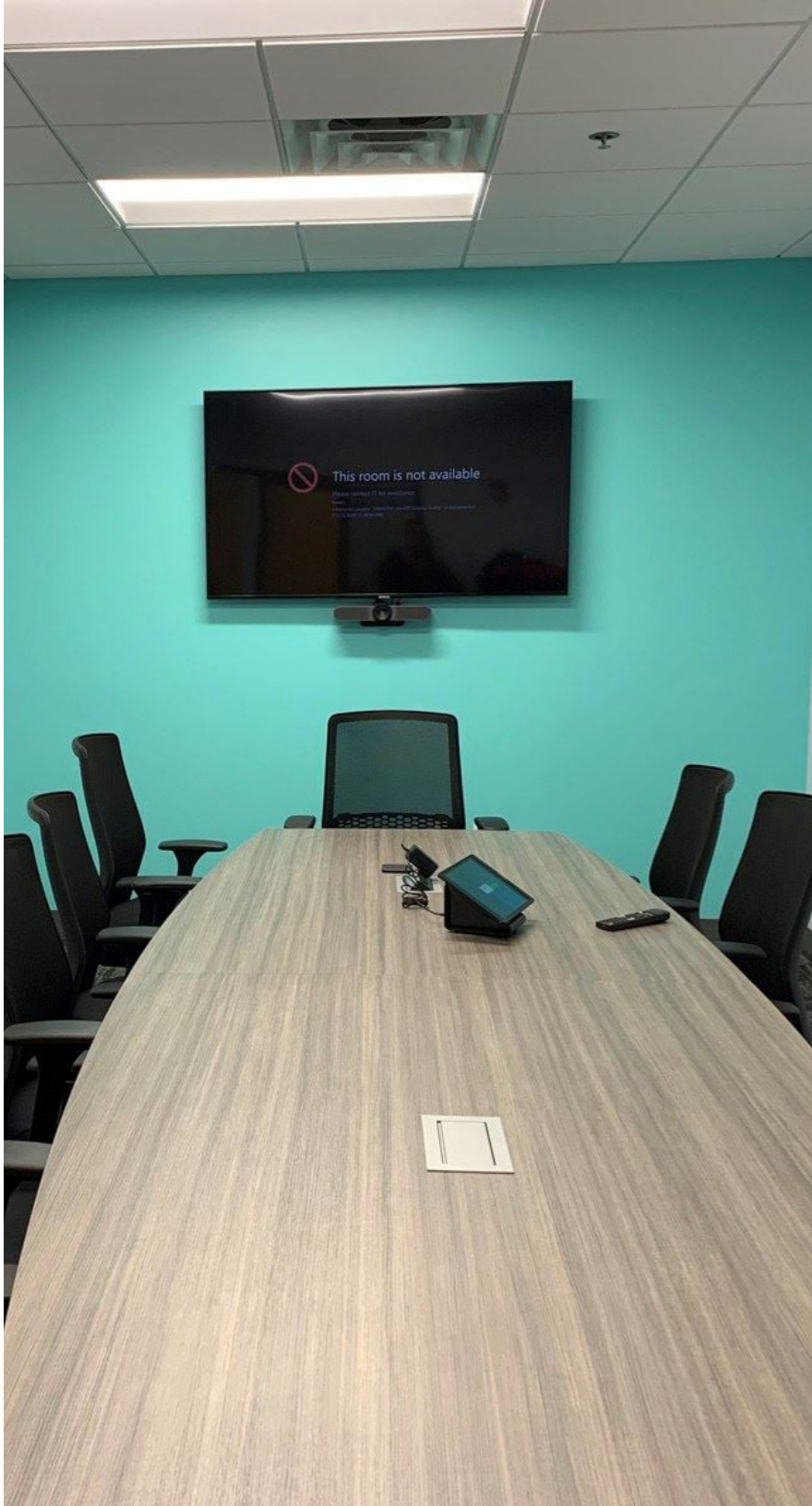
Floor Plan | Third Floor — 25,155 RSF



LEASED — 18,213 SF
AVAILABLE — 6,885 SF




Navigate360
Navigate360


This room is not available


Navigate360
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RICHFIELD, OHIO

Richfield is a village located southeast of Cleveland, known for its small-town charm and tight-knit community. The city has many parks and recreational areas, and offers a variety of social activities and events for residents to enjoy. For example, the Richfield Community Band holds free concerts in the summer, while the Richfield Art Guild holds art shows and workshops throughout the year. The village also has a community center that offers various classes and activities for people of all ages, including fitness classes, dance classes, and art classes.

There are also a few community-oriented annual events such as the Richfield Heritage Festival which is an annual summer event featuring live music, food vendors, and a parade, also the Richfield Farmers Market takes place on Sundays during the summer months and offers fresh produce, baked goods, and other locally made products.

In addition, Richfield is located near several other cities and towns that offer a wide range of activities, such as shopping, dining, and entertainment. The nearby city of Akron has several museums and performing arts venues, while the city of Cleveland offers professional sports teams, world-class museums, and a vibrant nightlife scene. So residents of Richfield can easily enjoy the perks of city life while still maintaining the community feel of a small town.

CROSSROADS DISTRICT

The Village of Richfield's Crossroads District is defined as the 550 acres intersected by Wheatley Road and Brecksville Road and bounded by I-271, I-77, and the southern boundary of parcels on the south side of Congress Parkway.

While the Crossroads District Design Guidelines shall apply to all developments and improvements within the entire 550 acres defined above, the "South Wheatley" Area outlined below shall be a primary focal area for these guidelines. This district is defined as the area bounded by Brecksville Road on the west, Wheatley Road on the north, I-77 on the east, and the southern boundary of the FedEx property parcel on the south. The Village of Richfield intends for the architecture of this study area to be consistent with the surrounding development of the broader Crossroads District.

The Village's intent is to promote mixed-use development of the subject area with a focus towards corporate business development. Further, such development shall support a unified branding strategy to improve public awareness of the Village and its economic opportunities. The composition of building types in the South Wheatley District is intended to be largely dominated by office buildings, although some service-oriented uses (retail, hospitality, etc.) are also desired.



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For Lease | 3900 Kinross Lakes Parkway, Richfield, Ohio 44286

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