Office Space for Sublease

3711 Chester Avenue, Cleveland, Ohio 44114

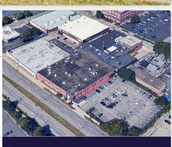


3711 Chester Avenue

- 8,323 SF lower level suite available for sublease within CHN Housing Partners' office space
- Renovated in 2024 with updated finishes and a functional layout
- Available immediately
- Located in Cleveland's Midtown corridor, between Downtown Cleveland and University Circle
- Quick access to I-90 and I-77 and the rest of Greater Cleveland
- Close to Cleveland State University, Cleveland Clinic and University Hospitals
- On-site surface parking
- Fits professional office, administrative and nonprofit users
- Chester Avenue frontage with nearby amenities

Pricing

SUBLEASE: Contact Brokers



Quick Stats

Building SF	95,611 SF
Available SF	8,323 SF | Lower Level
Floors	Three (3)
Year Built	1920 | Renovated 2024
Building Class	Class-A
Land Area	2.17 Acres
Parcel	122-40-014
Parking Ratio	3.63/1,000 SF
Availability	Immediately

Floor Plan | Lower Level | 8,323 SF

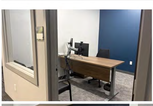


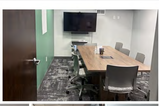
Sublease Area
Lower Level | 8,323 SF

Not included

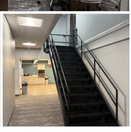
Floor plan not to scale. Layout for illustration only.

Photos

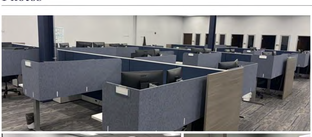


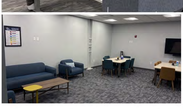




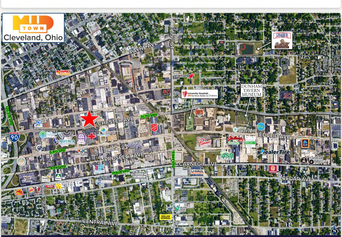


Photos









238,845	35.1	121,730	$70,298	12,530	176,908
Population (2026 | 5-Miles)	Median Age (2026 | 5-Miles)	Households (2026 | 5-Miles)	Avg. Household Income (2026 | 5-Miles)	Total Businesses (2026 | 5-Miles)	Total Employees (2026 | 5-Miles)

MidTown Cleveland

3711 Chester Avenue sits in MidTown, the neighborhood between Downtown Cleveland and University Circle. MidTown is the center of the Cleveland Health-Tech Corridor, a district built to attract health care and technology companies.

Health-Tech Corridor
A three-mile, 1,600-acre district linking Downtown and University Circle, home to more than 180 health-tech and high-tech companies.

RTA HealthLine
Bus rapid transit on Euclid Avenue, about a block south of the property, connecting Public Square to University Circle and East Cleveland.

New Investment
NEOMED invested $2.5 million in a health care innovation hub at the MidTown Collaboration Center, opened in 2026.

Neighbors
The Cleveland Foundation and Dealer Tire both keep their headquarters on Euclid Avenue in MidTown, about a mile east.



Eds & Meds

The property sits between Cleveland's two biggest concentrations of colleges and hospitals. Cleveland State and Tri-C are less than a mile west. Cleveland Clinic, University Hospitals and Case Western Reserve are about two to three miles east.

Colleges & Universities

Cleveland State University — 0.7 MILES
Cleveland's public research university. 13,107 students (Fall 2025).

Cuyahoga Community College — 0.9 MILES
Metropolitan Campus, Tri-C's downtown campus.

Case Western Reserve University — 2.7 MILES
University Circle research university. 12,398 students (Fall 2025). Shares the Health Education Campus with Cleveland Clinic.

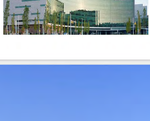
Hospital Systems

Cleveland Clinic — 2.1 MILES
173-acre main campus with nearly 1,300 beds.

University Hospitals Medical Center — 2.8 MILES
Flagship academic medical center of University Hospitals, affiliated with Case Western Reserve.

MetroHealth Medical Center — 3.3 MILES
Cuyahoga County's public health system. Main campus on the near west side.





Distances are straight-line miles from 3711 Chester Avenue.

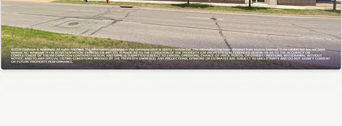
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