

HARBOR FREIGHT TOOL NOW OPEN!

2253 Mentor Avenue, Painsville Township, OH 44060



PROPERTY HIGHLIGHTS

- · Harbor Freight Tools To open in March 2024
- Fully furnished office space available including: Conference room, kitchenette, and 2 private offices. Move-in Ready!
- National Tenants include: Harbor Freight Tools, Lumber Liquidators, Massage Envy, Hertz, Crumbl Cookies, and Moe's SW Grill
- Great Location for Home Furnishings, Home Accessories, Remodeling and Repair
- Full-service traffic signal at entrance to Towne Centre and Target with other points of ingress and egress.

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	797	3,261	6,016
Total Population	1,715	6,995	13,392
Average HH Income	\$80,605	\$80,850	\$84,652
Total Businesses	388	4,011	7,894
Total Employees	4,303	58,227	211,689



Sherrie Mendenhall

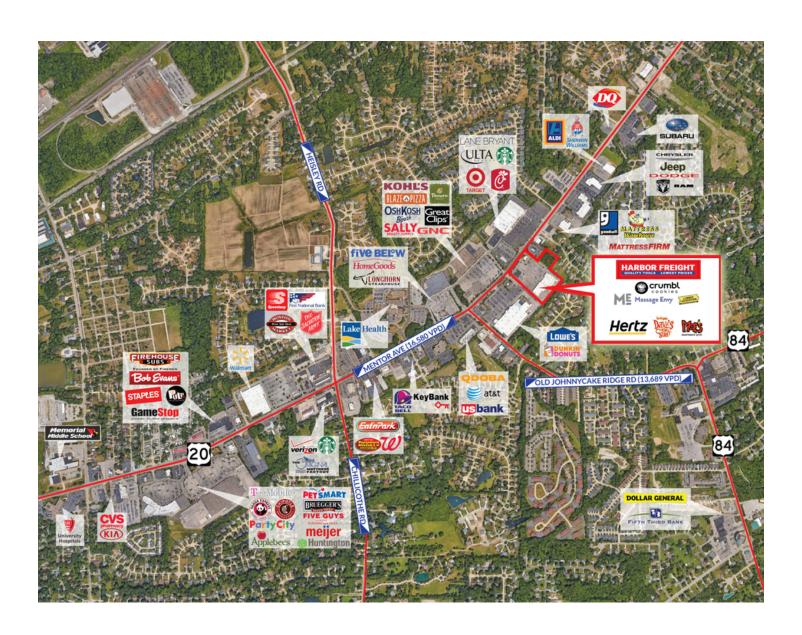
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LEASE MOVE-IN READY OFFICE SPACE AT MENTOR TOWNE CENTRE

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AVAILABLE SPACES

	SUITE	TENANT	SIZE (SF)
-	1	Harbor Freight Tool	25,020 SF
	2	The Beauty and the Beard Salon & Spa	2,193 SF
	3	Available	1,425 SF
	4	Window Nation	1,664 SF
	5	Available	2,500 SF
	6	Lumber Liquidators	7,200 SF
	7	Ember's Custom Fireplace	3,500 SF
	8	Available	1,500 - 4,000 SF
	9	Available	2,500 - 4,000 SF
	10	Hertz Rent a Car	2,500 SF
	11	Moe's Southwest Grill	3,054 SF
	12	Massage Envy	3,011 SF
	13	Dave's Cosmic Sub's	1,465 SF
-	14	Crumbl Cookies	1,495 SF

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