

An aerial photograph of the Van Aken South development in Downtown Shaker Heights. The image shows a mix of modern and traditional architecture, including a prominent white church with a steeple on the left, a large modern glass and brick building in the center, and various smaller commercial and residential structures. The area is surrounded by trees and parking lots.

Van Aken DIST.

SOUTH

DOWNTOWN SHAKER HEIGHTS

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Van Aken SOUTH

- ~ New phase development of a 100,000 SF Class A office building
- ~ Office floor plates of roughly 25,000 SF
- ~ 25,000 SF of retail and amenity space
- ~ Attached parking garage connected to the new development
- ~ Marquee building signage
- ~ Largest block of first generation office space on Cleveland's east side

- ~ Located at corner of Chagrin Boulevard and Warrensville Center Road just south of Van Aken Boulevard & Farnsleigh Road
- ~ Warrensville Center Road carries 21,098 VPD (Source: ODOT TMS)
- ~ Public Private Partnership between the City of Shaker Heights and RMS Investment Corporation



JOIN YOUR NEIGHBORS IN AN OPPORTUNITY TO MAKE SOMETHING UNIQUE



RMS INVESTMENT CORPORATION



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ABOUT **Van Aken District**

- ~ 18 acres of total site control in Downtown Shaker Heights at the corner of Chagrin Boulevard and Warrensville Center Road
- ~ \$100 Million Phase I Mixed-Use Development completed in 2018
- ~ Phase I included 75,000 SF of new retail, 65,000 SF of new Class A office space, and 103 contemporary apartments
- ~ RTA Blue Line starts and ends at the Van Aken District, connecting riders to Terminal Tower downtown in 26 minutes.

- ~ Van Aken District has teamed with Jonathon Sawyer and Michael Schwartz, both James Beard Award Winning Chefs, each opening a new restaurant in the district
- ~ Van Aken Market Hall is a unique 22,000 SF food hall, the first of its kind in Northeast Ohio, featuring Rising Star Coffee, On The Rise Bakery, and other best of local retail and food vendors





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