

 CUSHMAN &  
WAKEFIELD

 CRESCO  
Real Estate



Tenant Representation

# RETAIL TEAM

Commercial Real Estate Services

6100 Rockside Woods Blvd, Suite 200 Cleveland, OH 44131

| +1 216 520 1200

| [www.crescorealestate.com](http://www.crescorealestate.com)

# PROCESS

Whether working directly with the retailer or through a preferred developer, the Retail Team has the resources and experience to manage all facets of site selection, acquisition and market roll-out for national, regional and local tenants throughout Ohio.

## MARKET ANALYSIS

- Communicate market strategy - evaluate site and demographic criteria to identify target submarkets for new locations or relocations
- Model trade areas, create customized site criteria
- Identify trends and new developments in target trade areas

## SITE SELECTION

- Identify locations that fit site and demographic criteria
- Analyze zoning and communicate with local municipalities
- Facilitate market tours
- Review current space conditions
- Prepare site approval packages

## LEASE & CONTRACT NEGOTIATIONS

- Submit initial proposals and negotiate with owners and brokers
- Coordinate execution of final contract documents
- Monitor construction process and alert on timing of possessions/commencement dates

## CLIENT TESTIMONY

Alex and Ryan have been a great asset to our extended team. The amount of time and effort they put into our prospective sites is a big part of the overall success of our final developments. Upfront due diligence from brokerage teams is an uncommon, but very critical, step of investigating possible development sites; Alex and Ryan do a great job it and it's very much appreciated!

- Josh Allen  
Senior Vice President  
Cross Development

# CLIENTS SERVED

## TENANTS



## DEVELOPERS



## RECENT TRANSACTIONS



### Dunkin'

*Strongsville, Ohio*

The CRESCO Retail Team represented Dunkin' corporate on the acquisition of a former motel in the center of the highly trafficked Pearl Road corridor in northern Strongsville. With limited options in the market, the team sourced the property off-market, and facilitated a successful redevelopment to a brand-new Dunkin' location, their third in Strongsville, that opened in late 2024.



### Amazon One Medical

*Van Aken District | Shaker Heights, Ohio*

CRESCO Retail represented Amazon One Medical in securing their first location in the Cleveland market, at the high-end Van Aken District development in Shaker Heights. Amazon One Medical will be opening in the 3,892 SF space in late 2025



### SWTHZ

*INTRO | Ohio City, Cleveland, Ohio*

CRESCO Retail represented Health & Recovery 88, Inc, a franchisee for the new-to-market brand, SWTHZ, a cold plunge and infrared sauna concept, in the lease of 1,996 SF at the high-profile mixed-use development, INTRO Cleveland, in Ohio City. SWTHZ will be opening Summer 2025.



### Dunkin'

*Brimfield, Ohio*

CRESCO Retail represented Dimension Development Partners on the acquisition of a 1.07 acre site in the burgeoning Brimfield Twp retail corridor, and represented Dunkin' corporate in the ground lease of the property from the developer. Dunkin's brand-new location, and 34th corporately owned location in Northeast Ohio, opened in early 2025.



### McDonald's

*Olmsted Township, Ohio*

CRESCO Retail represented McDonald's corporate in the ground lease of a 1.02 acre pad in a new, mixed-use development in suburban Olmsted Township. The site was sourced prior to the public announcement of the development, and McDonald's is expected to open in 2026.



### CRUNCH

*The Shops at Brunswick Place | Brunswick, Ohio*

CRESCO Retail represented Fit Fusion, LLC, a Crunch Fitness franchisee, in the 15-year lease of a 23,812 SF box at The Shops at Brunswick Place, a redeveloped K-Mart turned power center immediately off of I-71 in the highly trafficked State Route 303 in Brunswick. Crunch Fitness' first Northeast Ohio location is expected to open in late 2025.

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**RYAN FISHER**

Senior Vice President

+1 216 525 1497

rfisher@crescorealestate.com

**ALEX SMITH**

Senior Associate

+1 216 525 1490

asmith@crescorealestate.com

**CAMERON CALLAHAN**

Associate

+1 216 232 4101

ccallahan@crescorealestate.com

**crescorealestate.com**



6100 Rockside Woods Blvd Drive, #200  
Cleveland, Ohio 44131  
+1 216 520 1200

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