

Cooper Group Negotiates Sale of P.F. Chang's-Occupied Property Near Cleveland for \$3.8M

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P.F. Chang's has three years remaining on its lease at the property in Beachwood.

BEACHWOOD, OHIO — The Cooper Commercial Investment Group has negotiated the \$3.8 million sale of a single-tenant property occupied by P.F. Chang's in Beachwood, a suburb of Cleveland. The restaurant's lease expires in 2025. Dan Cooper of Cooper Group represented the seller, a private investment group, and procured the all-cash buyer. The transaction represents a cap rate of 4.62 percent. The property sold for \$543 per square foot and at approximately 98 percent of the list price.