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# Cooper Commercial sells shopping strip in Ohio community

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The **Cooper Commercial Investment Group** has closed the sale of the two-tenant Southgate Plaza Outlot Center in Heath, Ohio.

The center includes Five Guys Burger and Fries and Great Clips. The investment is shadow-anchored by major retailers Hobby Lobby and Best Buy.

Ownership recently renovated the center in 2017 and executed new long-term leases with both national tenants, both of which are on NNN leases with upcoming rental increases.

Dan Cooper of Cooper Commercial Investment Group represented the seller, a private investment group based in Cleveland. The buyer, a private investment group based in the Midwest, was located within the first week of the property being listed for sale.

The asset sold for \$1.65 million, representing a 6.93 percent CAP rate.