

HEARTLAND REAL ESTATE BUSINESS[®]

The Midwest's Real Estate Source

COOPER GROUP BROKERS \$7.1 MILLION SALE OF KRUSE COMMONS RETAIL PROPERTY

SOLON, OHIO — The Cooper Commercial Investment Group has brokered the \$7.1 million sale of Kruse Commons in Solon, a suburb of Cleveland. The two-building retail property

is anchored by Panera Bread and ice cream shop Mitchell's Homemade. Dan Cooper of Cooper Group represented the seller, a private investment group out of the Cleveland area. A Midwest-based fund purchased the asset at full price, representing a cap rate of 6.75 percent and \$276 per square foot. Kruse Commons was 78 percent leased at the time of sale.