

STARK LIVING

A STARK ENTERPRISES COMPANY

2026 Portfolio





Who We Are

Founded in 1982 in Cleveland, Ohio, Stark Living is the residential arm of Stark Enterprises, specializing in the asset management, development, and operations of multifamily communities across the U.S. With marketing powered by its in-house agency, Stark Creative Group, Stark Living delivers innovative strategies that elevate its properties to new heights.

With a portfolio spanning 10+ properties across six states and additional developments underway, Stark Living manages thousands of units, showcasing expertise in mixed-use developments, build-to-rent communities, affordable housing, student housing, conventional apartments, and workforce housing.

Stark Living is driven by an unwavering commitment to its residents, offering vibrant, maintenance-free communities tailored to all stages of life—from first-time renters to those seeking to downsize after retirement. Through its Everywhere USA platform, the company creates modern communities that blend small-town charm with the conveniences of urban living. These thoughtfully designed neighborhoods feature spacious homes, walkable layouts, and beautifully landscaped settings, redefining the rental experience.

At Stark Living, we're redefining the way people live—creating vibrant communities where life truly feels at home.



CROCKER PARK LIVING

⌘ A STARK LIVING COMMUNITY

CROCKER PARK LIVING

Westlake, Ohio

Settled in the most desirable location in Westlake, Ohio, Crocker Park Living offers luxury residential living atop 12 city blocks of the multi-use lifestyle center. Crocker Park Living is made up of three communities: The Residences at Crocker Park, Excelsior, and Ovation. Residents enjoy spacious and functional one to three-bed- room floors plans, an The LinC Social, an exclusive resident only social club and fitness center, along with walkable access to the best in shopping, dining and entertainment within steps from their front door.

Project Size: 535,034 SF - 534 Units

Location: 177 Market Street,
Westlake, OH 44145

Year Opened: Phase 1 -2004
Phase 2 -2008
Phase 3 -2014

THE RESIDENCES

Phase I of Crocker Park Living
158 Units



MIXED-USE



EXCELSIOR

Phase II of Crocker Park Living
58 Units



MIXED-USE



OVATION

Phase III of Crocker Park Living
318 Units



MIXED-USE



THE BEACON
CLEVELAND

A STARK ENTERPRISES AND DESSLER JOINT VENTURE

THE BEACON

Downtown Cleveland, Ohio

The Beacon, located in downtown Cleveland, is the city's first residential high-rise since 1974. With 187 luxury units and exceptional amenities, this striking tower sits atop an eight-story parking garage and features three local eateries, blending convenience and comfort in the lively city.

Project Size: 515,500 GSF - 187 Units

Location: 515 Euclid Avenue,
Downtown Cleveland, OH 44114

Year Opened: 2019



HIGH-RISE



COVINGTON VALLEY ESTATES

Erie, Pennsylvania

Covington Valley Estates, located in Erie, PA, offers 43 one to three-bedroom apartments in a serene, private community setting. Just a few miles away, residents can experience the stunning views of Lake Erie and the Presque Isle freshwater beaches, making it a perfect place to call home.

Project Size: 35,000 SF - 43 Units
Location: 5300 Covington Valley Drive, Erie, PA 16509
Year Opened: 1983

GARDEN APARTMENTS



LOCK POINTE VILLAGE
Canal Winchester, Ohio

Situated in Canal Winchester, Ohio, where the calm rhythm of nature meets the ease of modern living. Set along 26 acres of scenic land near Hill Road NW, this thoughtfully planned neighborhood of 120 rental homes invites residents to live in harmony with their surroundings. Each home—averaging 1,345 square feet—is designed with spacious layouts, refined finishes, and a sense of flow that mirrors the nearby waterways.

Project Size: 535,034 SF - 534 Units
Location: 177 Market Street, Westlake, OH 44145



IN DEVELOPMENT



OAK HARBOR VILLAGE
Bolivia, North Carolina

Oak Harbor Village, located in Bolivia, North Carolina, is a newly developed 130-unit, 23-acre rental community designed to appeal to residents at all stages of life. Catering to families, empty-nesters, and young professionals, Oak Harbor Village addresses the local demand for versatile living options. Each unit is carefully crafted to combine the convenience and ease of apartment living with the aesthetic and comfort of a single-family home.

Project Size: 1,001,880 SF - 130 Units
Location: 1004 Arborside Circle SE, Bolivia, North Carolina 28422
Year Opened: 2025



IN DEVELOPMENT



SUMMER POINTE VILLAGE
Summerfield, Florida

Summer Pointe Village, located in Summerfield, FL, is a 454-unit rental development comprised of ranch-style homes with a focus on providing modern resort style amenities and large, luxuriously designed floor plans with plenty of room for families and individuals to work, play, and live. Residents can enjoy a balanced blend of productivity, leisure, and relaxation in a low-maintenance environment akin to a single-family home.

Project Size: 4,791,599 SF
Phase I : 252 Units
Phase II : 202 Units
Location: 16152 SE 77th Court Road, Summerfield, FL 34491
Year Opened: 2026



IN DEVELOPMENT



A STARK LIVING COMMUNITY

TEAL RIDGE VILLAGE

Gretna, Nebraska

Teal Ridge Village is located on a thoughtfully selected 43.7-acre site in Gretna, Nebraska, a fast-growing suburb within the Omaha MSA. Teal Ridge Village will feature 244 beautifully designed 1-, 2-, and 3-bedroom ranch-style homes. These single-level residences are built to offer the ease and convenience of apartment living, combined with the comfort, space, and privacy of a single-family home.

Project Size: 1,903,572 SF - 244 Units
Location: Intersection of Schram Road and 186th Street
Year Opened: 2026



IN DEVELOPMENT



A STARK LIVING COMMUNITY

THE TERRACES AT NORTHRIDGE

Brooklyn, Ohio

The Terraces at Northridge, located in Brooklyn, Ohio, features 256 beautifully crafted apartment homes surrounded by excellent retailers, dining options, public parks, entertainment, and more. Just minutes from Cleveland's major highways, this centrally located community is perfect for any lifestyle.

Project Size: 230,400 SF - 256 Units
Location: 256 Northridge Oval, Brooklyn, OH 44144
Year Opened: 1997



GARDEN APARTMENTS



A STARK LIVING COMMUNITY

THE TERRACES ON THE GREEN

Green, Ohio

The Terraces on the Green, located in downtown Akron, is situated within the city's top shopping, dining, and entertainment districts. This community offers 280 units in one- and two-bedroom floor plans. Each home features fully equipped kitchens, patios or balconies, private storage lockers, and more.

Project Size: 252,400 SF - 280 Units
Location: 3049 Chenoweth Road, Akron, Ohio 44312
Year Opened: 1997



GARDEN APARTMENTS



A STARK LIVING COMMUNITY

WEST SHIRE VILLAGE

Ocala, Florida

West Shire Village is a 416-unit horizontal rental community located in Ocala, FL designed to attract residents in all stages of their life. This innovative community is comprised of both ranch-style and townhome units and will provide residents the walkable convenience of a city with modern amenities and large, luxuriously spacious floor plans with plenty of room to work, play and relax.

Project Size: 1,785,960 SF
Phase 1: 230 Units
Phase 2: 186 Units
Location: 7120 SW HWY 200 Ocala, Florida 34476
Year Opened: 2025



EAGLE CREST Galloway, OH



OVERBROOK APARTMENTS Louisville, KY



THE LAKES AT WEST CHESTER VILLAGE
West Chester, Ohio



BIG SKY PARK Wadsworth, OH



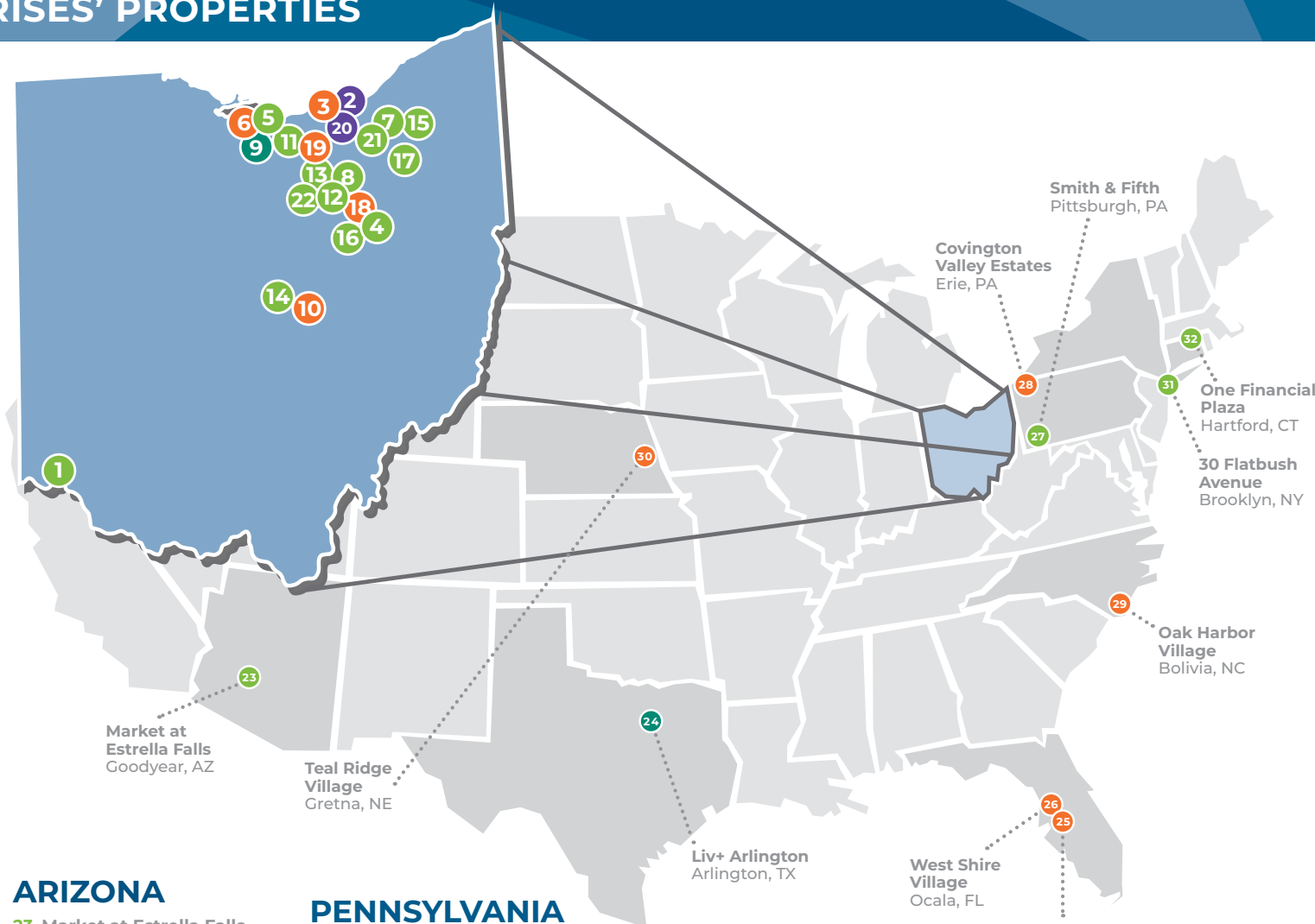
WHITEHALL TERRACE Kent, OH



STARK ENTERPRISES' PROPERTIES

OHIO

- 1** 32 East
Cincinnati, OH
- 2** The 515 Garage
Downtown Cleveland, OH
- 3** The Beacon
Downtown Cleveland, OH
- 4** Belden Park Crossings
Jackson Township, OH
- 5** Crocker Park
Westlake, OH
- 6** Crocker Park Living
Westlake, OH
- 7** Eton Chagrin Boulevard
Woodmere, OH
- 8** Golf Galaxy Shopping Plaza
Fairlawn, OH
- 9** Hyatt Place
Westlake, OH
- 10** Lock Pointe Village
Canal Winchester, OH
- 11** The Promenade
Westlake, OH
- 12** Rosemont Commons
Fairlawn, OH
- 13** The Shops of Fairlawn
Fairlawn, OH
- 14** The Shoppes at Stonecreek
Pickerington, OH
- 15** SOM Center Plaza
Mayfield Heights, OH
- 16** The Strip
Jackson Township, OH
- 17** Tanglewood Professional Center
Chagrin Falls, OH
- 18** The Terraces on the Green
Akron, OH
- 19** The Terraces at Northridge
Cleveland, OH
- 20** West 9th Parking Lot
Downtown Cleveland, OH
- 21** West End
Woodmere, OH
- 22** West Market Plaza
Fairlawn, OH



ARIZONA

- 23** Market at Estrella Falls
Goodyear, AZ

TEXAS

- 24** Liv+ Arlington
Arlington, TX

FLORIDA

- 25** Summer Pointe Village
Summerfield, FL
- 26** West Shire Village
Ocala, FL

PENNSYLVANIA

- 27** Smith & Fifth
Pittsburgh, PA
- 28** Covington Valley Estates
Erie, PA

NORTH CAROLINA

- 29** Oak Harbor Village
Bolivia, NC

NEBRASKA

- 30** Teal Ridge Village
Gretna, NE

NEW YORK

- 31** 30 Flatbush Avenue
Brooklyn, NY

CONNECTICUT

- 32** One Financial Plaza
Hartford, CT



- MIXED-USE / RETAIL
- RESIDENTIAL
- HOTEL/STUDENT HOUSING
- PARKING FACILITY

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StarkLiving.com

629 Euclid Avenue, Suite 1300
Cleveland, OH 44114

