

Retail For Lease



Cleveland Corner Shops

52991 State Road 933, South Bend, IN, 46635

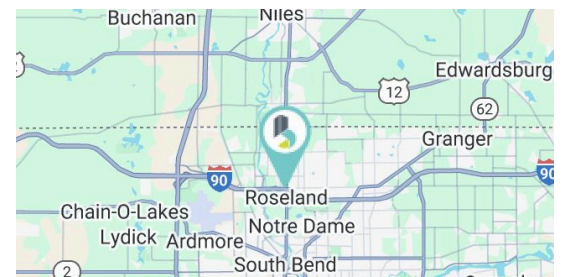
Property Overview

Cleveland Corner Shops offers prime retail or commercial space in a high-visibility location at the intersection of Cleveland Rd. and SR 933, a major thoroughfare connecting to Downtown South Bend. Situated minutes from the University of Notre Dame, student housing developments, and Exit 77 of the Indiana Toll Road, this property benefits from strong traffic counts and established retail corridor anchored by nationally recognized brands.

Property Highlights

- 1,400 SF of end-cap retail space available for lease
- Minutes away from the University of Notre Dame and several student-housing developments
- Estimated Operating Expenses = \$11.00/SF

Lease Rate	\$24.75 (NNN)
Leasable	1,400 SF
Building Size (SF)	6,164 SF
Zoning	Commercial
Traffic Count	ADT 18,601 (SR 23)



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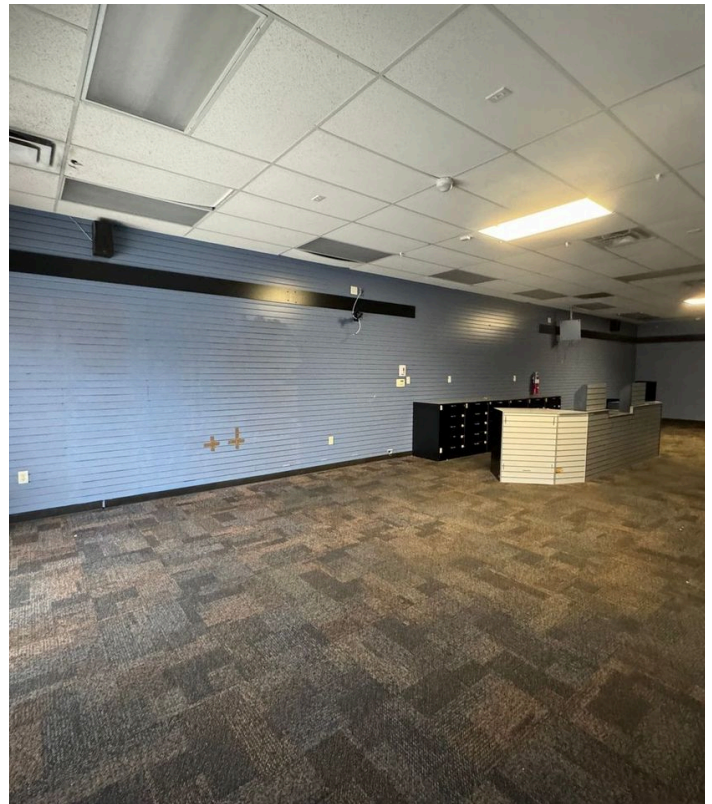
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Additional Photos

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Retailer Map



Demographics	1 Mile	3 Miles	5 Miles
Total Population	5,023	56,559	142,776
Total Households	1,201	17,747	51,304
Average HH Income	\$57,035	\$54,537	\$51,816