

9528 Diamond Centre Drive - *Mentor Brewing Company*
2,992± SF Restaurant - Bar - Retail Site For Sale
Mentor, Ohio 44060 (Lake County)

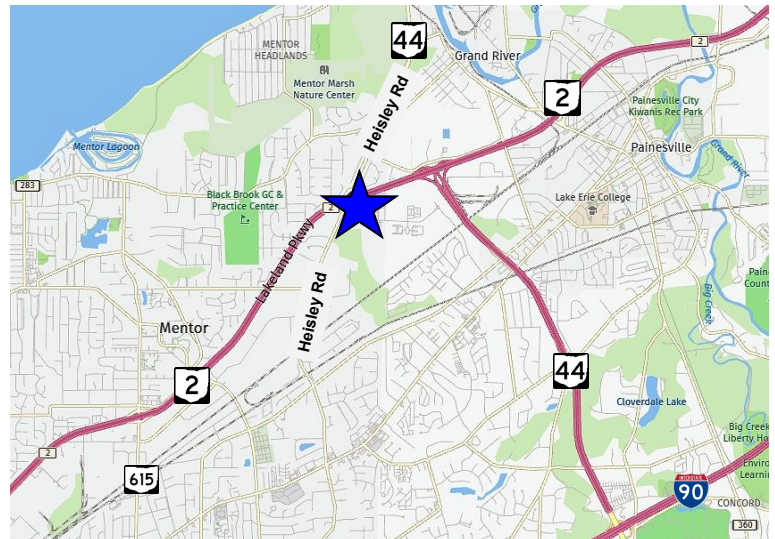


Property Features:

- 2,992± SF Restaurant/Bar Area
- .4962± Acre
- Zoned B-2, General Business
- Signalized Ingress and Egress
- Private Events Room
- Outdoor Patio
- Two ADA Restrooms
- Craft Brewing and Wine Making in Lower Level
- 29 Parking Spaces including 2 Handicapped
- Completely Renovated in 2016, Expanded in 2021
- Great Site for National Food Service Operators
- Nearby Retailers Include Sam's Club, Menards and Home Depot
- Easy Access to Heisley Road and State Route 2
- Business is also available For Sale, Separate from the Real Estate

Sale Price \$995,000.00

Contact:
David Sigg, CCIM, Broker
BRKP.2014005061
440-255-5552 x14 Office
440-668-3300 Cell
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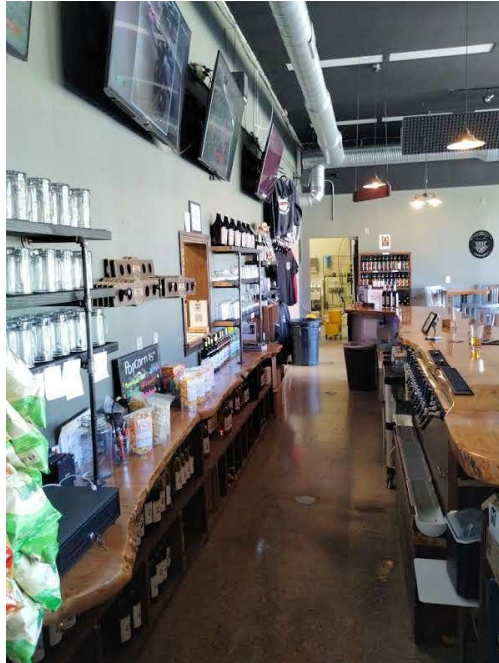
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www.GlobalCommercialRE.com
440-255-5552



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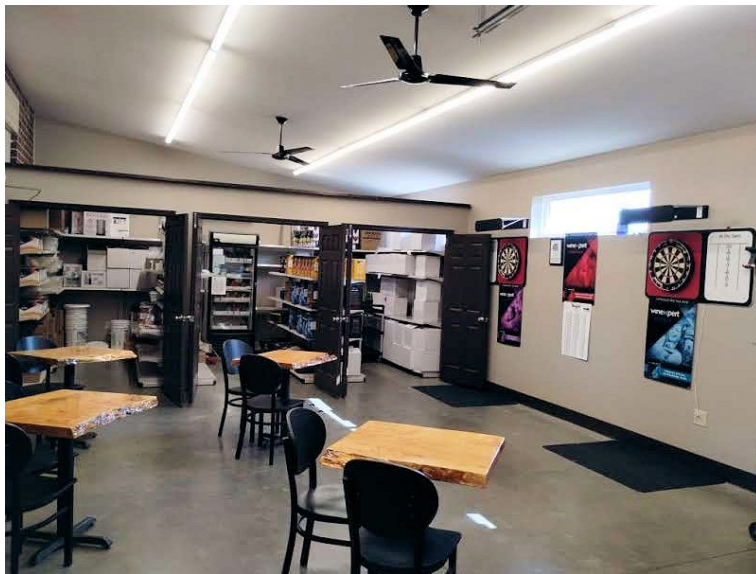


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***This is "Mentor Brewing Company" Site
(Business is also available For Sale, Separate from the Real Estate);
Business Assets Including Name, License, Recipes, FFE and Inventory
\$275,000.00***



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2025 Demographics by STDB	1 Mile	3 Mile	5 Mile
Population	4,562	48,787	97,569
Households	1,832	20,905	41,988
Average Household Income	\$118,412	\$96,655	\$106,661
Total Housing Units	1,972	22,032	44,064

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