



## Cleveland Corner Shops - 52991 State Road 933

South Bend, IN 46637

Lease Rate:	\$26.50 NNN
Available SF:	1,400 SF
Lot Size:	2.39 Acres
Building Size:	6,164 SF
Zoning:	Commercial

### Property Highlights

- 1,400 SF of end-cap retail space available for lease
- Cleveland Rd. (AADT: 17,528) and SR 933 Hwy. (AADT: 18,601)
- Co-tenants include Starbucks and FedEx
- Minutes away from the University of Notre Dame and several student-housing developments
- Estimated Operating Expenses = \$11.00/SF

### Property Overview

52991 State Road 933, South Bend, IN 46637, offers prime retail or commercial space in a high-visibility location along SR 933, a major thoroughfare connecting Niles and 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 an established retail corridor anchored by nationally recognized brands.

### John Jessen

Managing Director

[jjessen@bradleyco.com](mailto:jjessen@bradleyco.com)

574.968.9270

### Gage Hudak, CCIM

Vice President

[ghudak@bradleyco.com](mailto:ghudak@bradleyco.com)

574.855.5706







