



OTHERS PROPERTY FOR LEASE

5222 Ridge

5222 RIDGE RD
PARMA, OH 44129



OFFERING SUMMARY

Building SqFt	1,718 SqFt
Year Built	1967
Lot Size (acres)	0.11
Parcel ID	442-17-037
Zoning Type	Commercial
County	Cuyahoga
Frontage	39.00 Ft
Coordinates	41.417920,-81.734850

PROPERTY OVERVIEW

5222 Ridge , conveniently located in Parma, OH. 5222 Ridge is strategically located on the busy intersection of Brookpark and Ridge roads. The corner local offers dual access points, perfect for a drive through and comes with 16 additional 16 parking spaces. 5222 Ridge is located in a high traffic area with over 24,000+ Vehicles driving past per day and is surrounded by many national retail brands including Lowes, Starbucks, Cinemark, Crumbl, 5 below, Best Buy, Walmart and many others.

PROPERTY HIGHLIGHTS

- High-performing intersection with excellent visibility.
- Signage opportunities visible along a high-traffic street.
- Property is strategically located on the Parma / Cleveland border with direct frontage on Ridge Rd, visible to all exiting the I-480 highway
- Two Ingress/Egress Points.
- Excellent Visibility and Access.



KW Commercial

2569 Snowberry Ln

Pepper Pike, OH 44124

Office: 440-670-2300

Erin Thomas

Contact me for more info!

Mobile: 440-670-2300

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SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE(SF)	TERM
#5222 Ridge	--	Negotiable	NNN	1,718 SF	Negotiable



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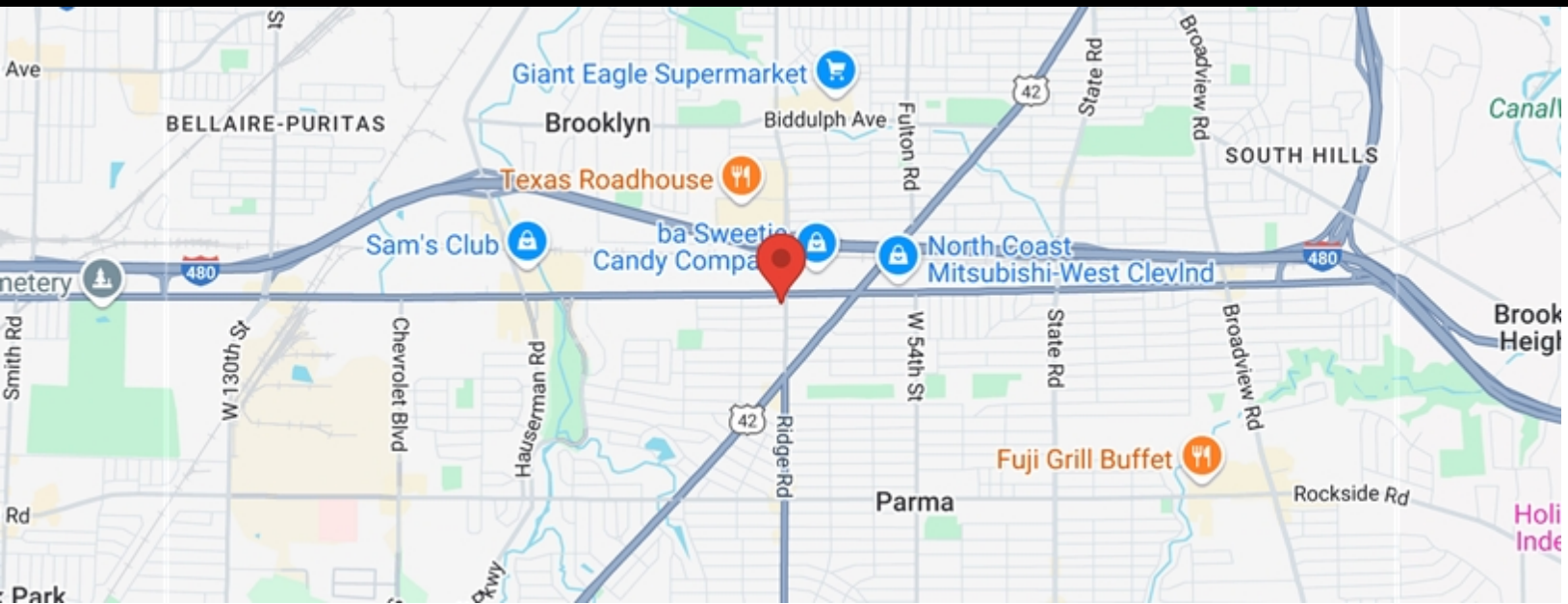
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POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	18,623	146,318	358,245
2010 Population	17,988	138,543	330,750
2024 Population	17,215	134,877	318,471
2029 Population	16,742	131,425	311,666
2024-2029 Growth Rate	-0.56 %	-0.52 %	-0.43 %
2024 Daytime Population	14,477	116,435	292,358

2024 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15000	660	6,447	16,969
\$15000-24999	538	5,227	11,773
\$25000-34999	620	6,240	13,993
\$35000-49999	834	8,342	17,818
\$50000-74999	1,726	12,566	27,576
\$75000-99999	1,120	8,132	18,848
\$100000-149999	1,460	8,741	20,882
\$150000-199999	460	3,102	8,301
\$200000 or greater	205	1,611	5,730
Median HH Income	\$ 64,362	\$ 55,734	\$ 57,162
Average HH Income	\$ 79,408	\$ 72,537	\$ 77,223

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Households	7,931	62,969	147,464
2010 Total Households	7,754	60,123	139,808
2024 Total Households	7,623	60,408	141,893
2029 Total Households	7,546	59,996	141,694
2024 Average Household Size	2.25	2.22	2.22
2024 Owner Occupied Housing	5,255	36,035	83,713
2029 Owner Occupied Housing	5,315	36,714	85,540
2024 Renter Occupied Housing	2,368	24,373	58,180
2029 Renter Occupied Housing	2,231	23,282	56,154
2024 Vacant Housing	497	5,017	13,661
2024 Total Housing	8,120	65,425	155,554



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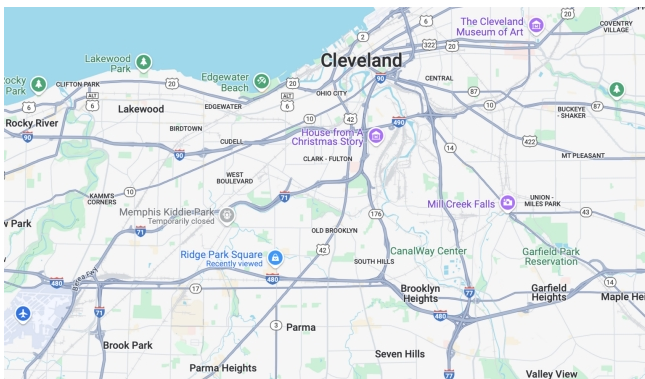
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ABOUT PARMA

Parma is a city in Cuyahoga County, Ohio, United States, located on the southern edge of Cleveland. As of the 2020 census, its population was 81,146. Parma is the seventh largest city in the state of Ohio, the largest suburb in the state, and the second largest city in Cuyahoga County after Cleveland.

The Southwest retail submarket of Cleveland has a vacancy rate of just 4.9% in Q4-an improvement from the 5 year average of 5.4%, with just 3.7% of total retail space available to lease.



County Cuyahoga



City 20.1 sq mi

Land 20 sq mi

Elevation 866 ft



Population 81,146

Density 4,052.64 sq mi



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Brookpark & Ridge rd In



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