



**AVAILABLE
2.24 AC**

DEVELOPMENT OPPORTUNITY

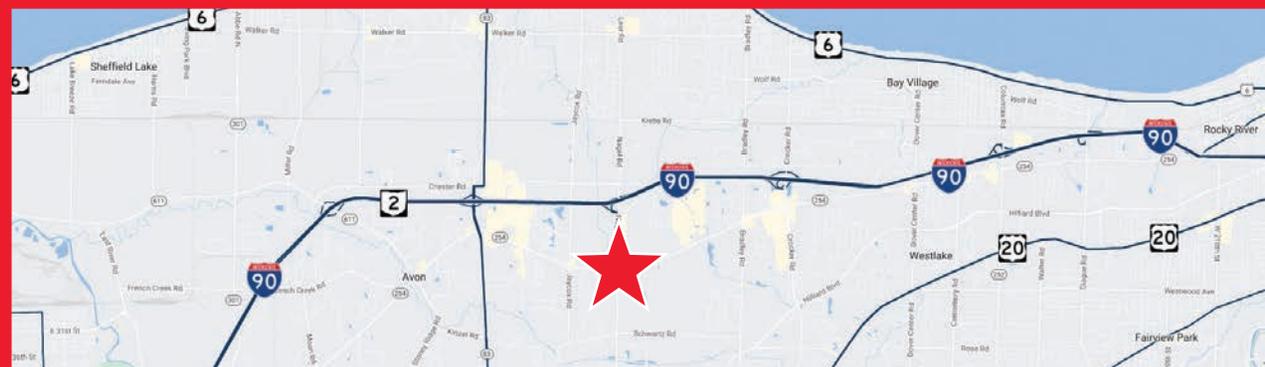
2.24 ACRES ON NAGEL ROAD, AVON, OH 44011

NAGEL ROAD

AVON, OH 44011

HIGHLIGHTS

- 2.24 acres on the corner of Detroit and Nagel Roads
- Can be purchased individually or in addition to one or both neighboring lots
- Located just north of I-90 exit at Lear Nagel Road
- Close proximity to amenities, including Meijer, Cleveland Clinic, Avon Commons
- Ideal gas station/convenience store, QSR, multi-tenant retail development, medical
- Avon is one of the fastest growing communities in Ohio
- High median income levels



137,972
Population
(2023 | 5 Mile)



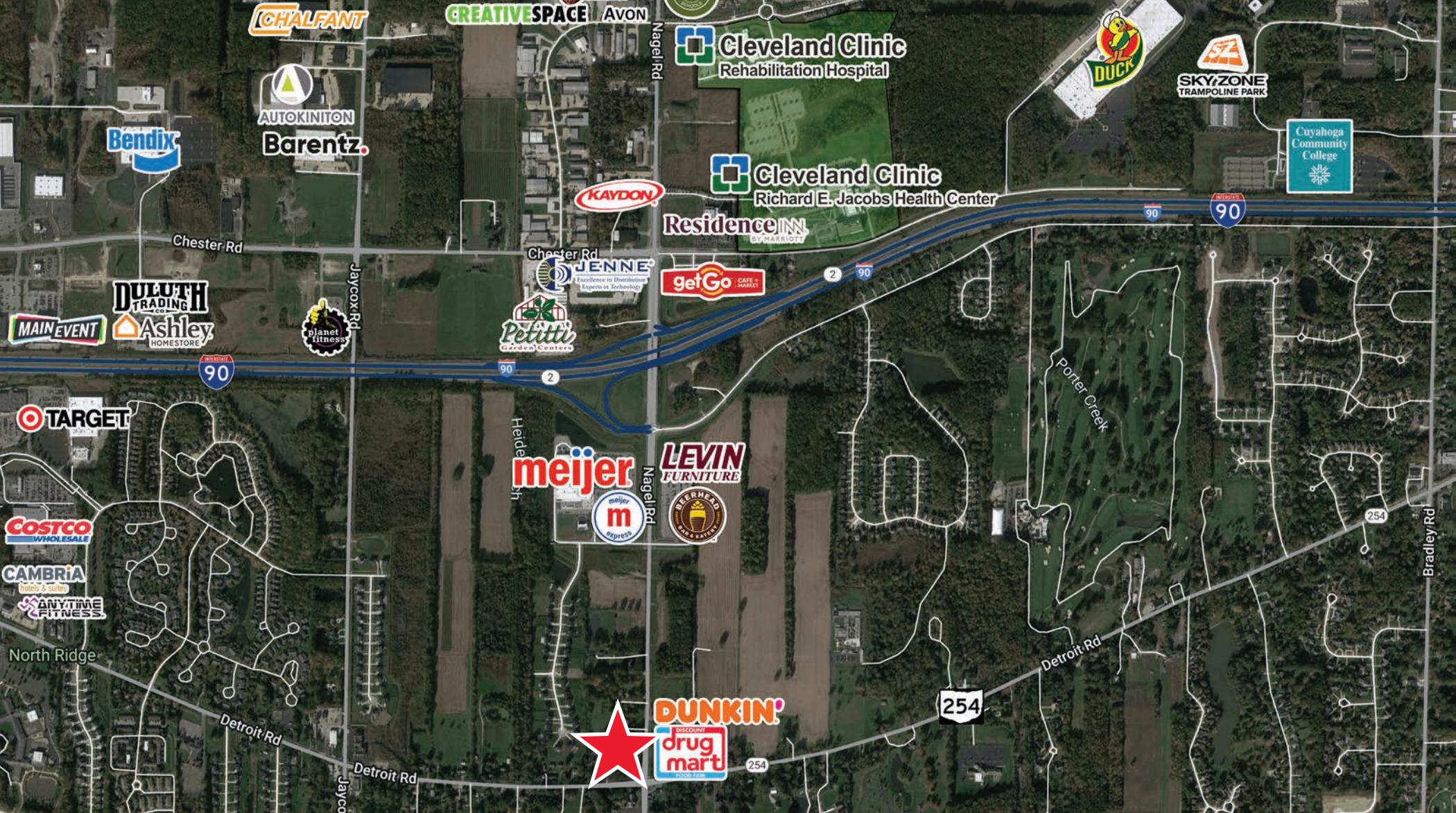
55,364
Households
(2023 | 5 Mile)



\$106,348
Med. Household Income
(2023 | 5 Mile)



56,526
Total Employees
(2023 | 5 Mile)



DEVELOPMENT OPPORTUNITY

2.24 ACRES ON NAGEL ROAD, AVON, OH 44011

BRIAN SMITH
 Vice President
 bsmith@crescorealestate.com
 +1 216 525 1476

Cushman & Wakefield | CRESCO Real Estate
 6100 Rockside Woods Blvd, Suite 200
 Cleveland, OH 44131
 crescorealestate.com



©2023 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.