

FREESTANDING FORMER SALON

13333 MADISON AVE, LAKEWOOD, OHIO 44107

FOR SALE



- RARE 2,515 SF LAKEWOOD FREESTANDING BUILDING
- 16 DEDICATED PARKING SPACES
- 0.23 AC DEVELOPMENT SITE

EXCLUSIVE CONTACT

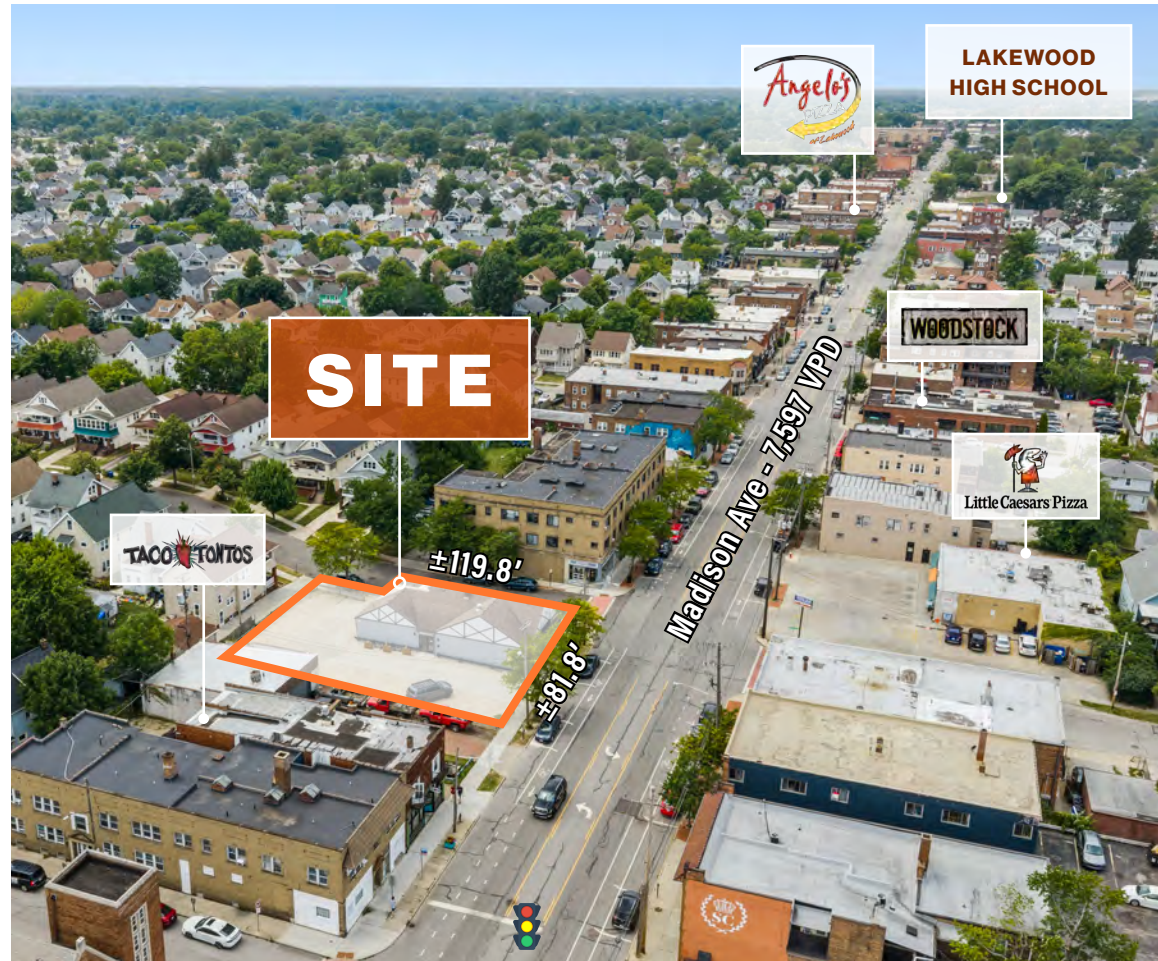
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CBRE

THE OPPORTUNITY

- For Sale: \$850,000
- Freestanding 2,500 SF former salon/ barbershop
 - all FF&E and liquor license included in sale price
- Rare freestanding Lakewood opportunity with 16 dedicated (non-metered / free) parking spaces
- Lakewood is a dense submarket with 24,387 people along with average household incomes of \$91,102 in a 1 mile radius



QUICK STATS - 3 MILE RADIUS



DAYTIME
POPULATION
106,655



POPULATION
135,841



HOUSEHOLDS
65,163



POPULATION
25 & OVER
98,624



AVG. HOUSEHOLD
INCOME
\$87,920

AERIAL VIEW



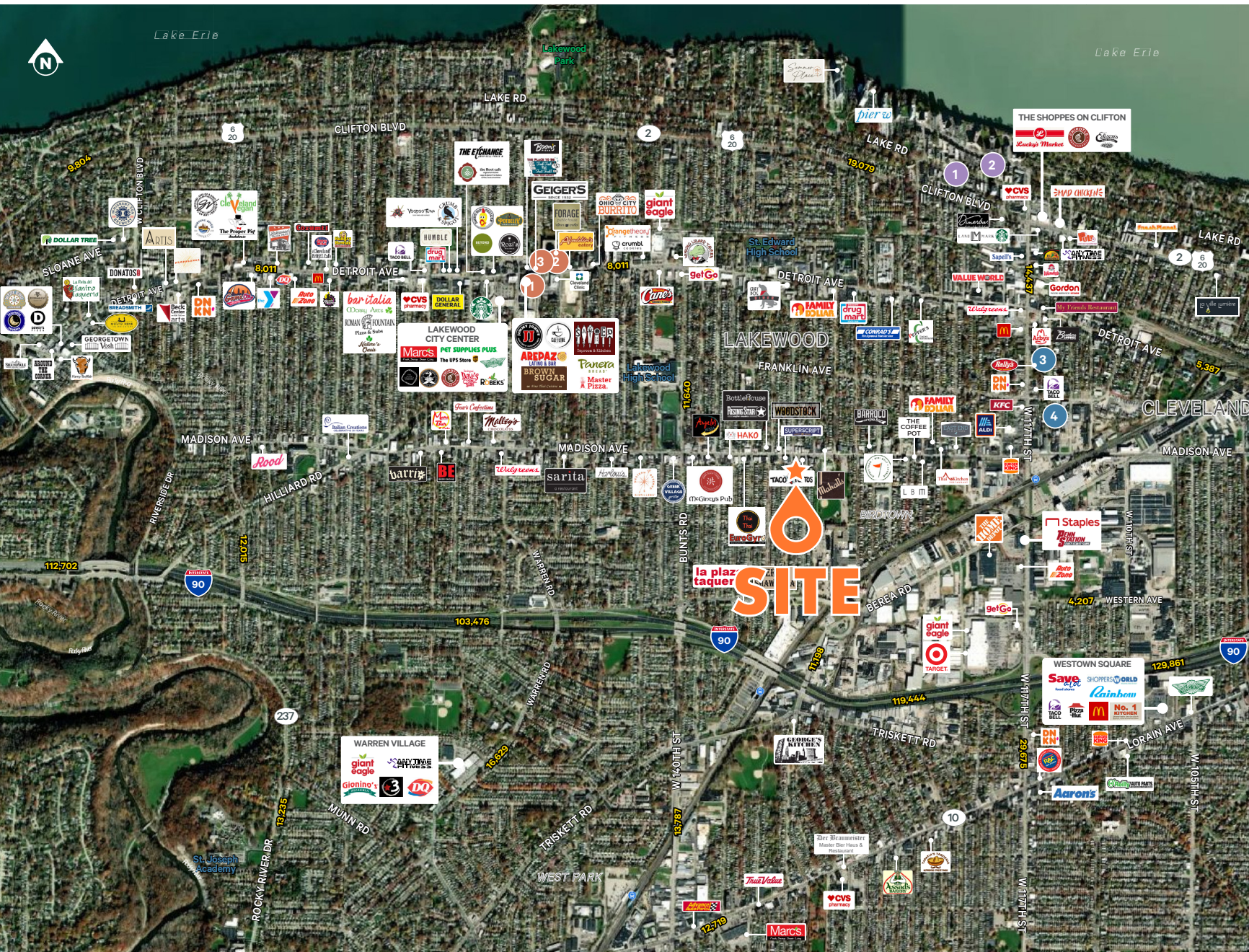
AERIAL VIEW



INTERIOR PHOTOS



RETAIL TRADE MAP



LAKEWOOD - CLEVELAND WEST RETAIL TRADE MAP

TRADE AREA INFO

Detroit Avenue & Warren Road
(3 Miles)

- Population: 118,877
- Daytime Population: 87,636
- Total Households: 57,563
- Median HH Income: \$60,818
- Total Businesses: 3,373
- Total Employees: 34,243

MAJOR OFFICE BLDGS

31 MSF (3 Miles)

1. Lakewood Center North - 258,470 SF
2. INA Building - 210,000 SF
3. Lakewood Center West - 77,112 SF

HOTELS

2 Hotels/109 Rooms

1. Days Inn - 66
2. Travelodge - 43

MAJOR EMPLOYERS

1. Fairview Hospital - 2,000 (Off Map)
2. PPG Industries - 650 (Off Map)
3. FirstChoice - 500
4. The Kirby Company - 425
5. Alpha Packaging - 300 (Off Map)

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Updated: June 25, 2025

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2025 Population - Current Year Estimate	24,387	135,841	263,335
2025 Daytime Population	22,371	106,655	256,685
2025 Households	12,826	65,163	124,310
2025 Average Household Income	\$91,102	\$87,920	\$90,684
2030 Average Household Income Projection	\$106,050	\$102,150	\$105,486
2025 Median Household Income	\$67,431	\$63,643	\$65,083
2025 Population Over 25	18,317	98,624	191,616

CONTACT US

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