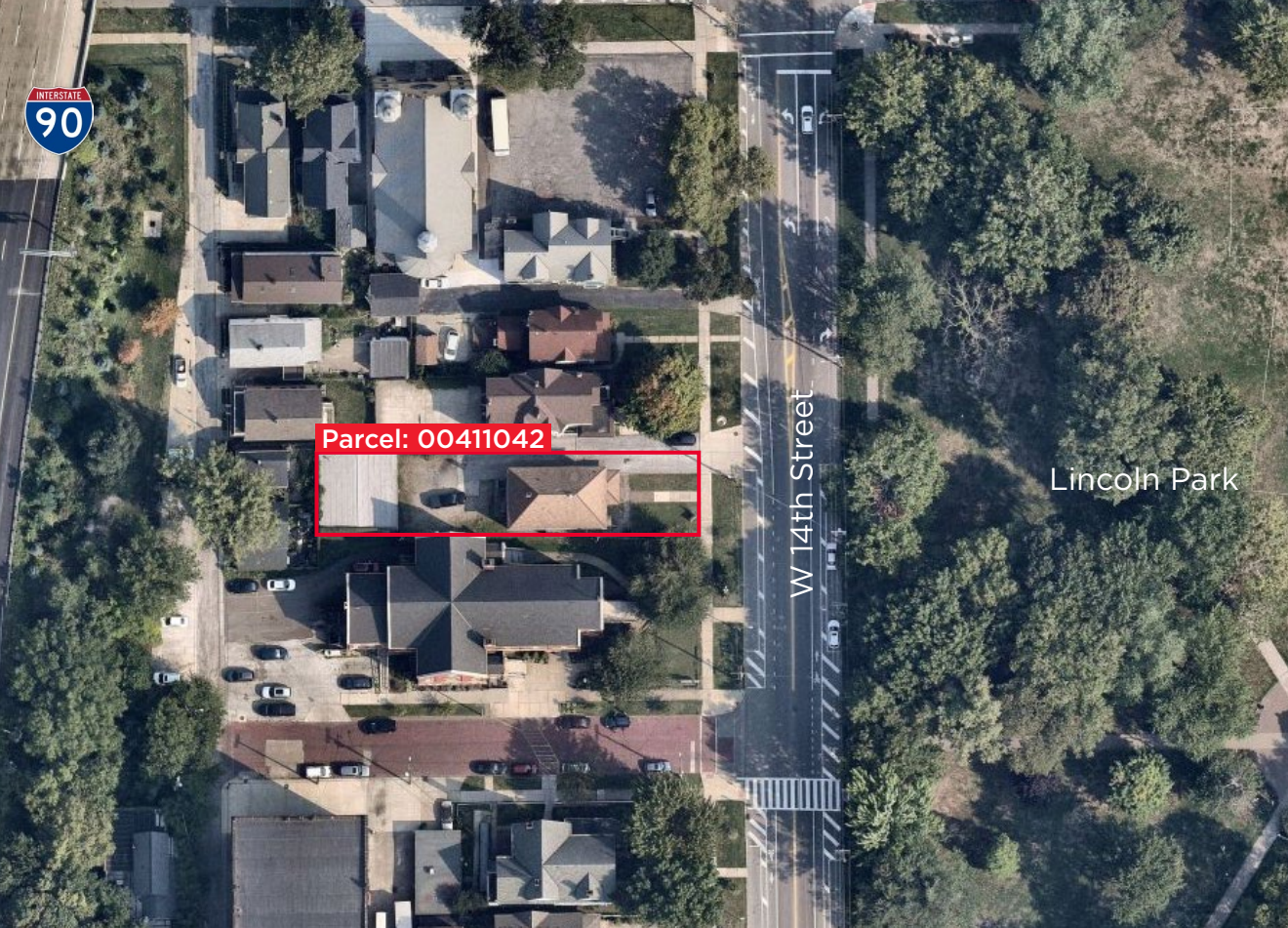


# BLANK CANVAS TREMONT OPPORTUNITY

Redevelopment for Sale at 2448 West 14th Street, Cleveland, Ohio 44113





## HIGHLIGHTS

- Unique 3,536 SF blank canvas redevelopment opportunity located in Tremont
- Potential multifamily, retail, or office conversion
- Located directly across the street from historic Lincoln Park
- Close proximity to new and current redevelopment of residential multifamily and commercial properties
- Walking distance to from the heart of the Tremont neighborhood filled with retail stores, restaurants, and outdoor space
- Quick access to major interstates and Downtown Cleveland
- Property outfitted with 1,680 SF freestanding garage/workshop



## AVAILABILITY

3,536 SF Shell Condition Building  
 1,680 SF Garage/Workshop  
 5,216 SF Total on 0.21 AC  
 \$525,000

## TREMONT

Population	Businesses	Median Age	Average Income
6,850	242	33.6	\$121,601



# Experience Tremont

THE SOUTH

DANTE  
COFFEE  
ROASTED

Ohio City  
1.1 Miles

Downtown  
Cleveland  
2.3 Miles

INTERSTATE  
90

GRACE  
HOSPITAL

Northeast Ohio  
College  
Preparatory  
School

Paul Duda  
Gallery

Bourbon Street  
Barrel Room  
*Ciantra Taqueria*

Civilization  
Cafe

EN FLIQUE

Imposters  
Theater

Kaiser  
Gallery

Kenilworth Ave

Corner 11 Bowl

Tremont Montessori  
School

LA BODEGA

SITE

RCFGROUP

CAKE  
drama

W 14th St

Lincoln Park

Starkweather Ave

Hot's  
Cafe

LUCKY'S  
CAFE

PROSPERITY  
SOCIAL CLUB

grumpy's  
cafe

INTERSTATE  
490



## Redevelopment for Sale at 2448 W 14th Street, Cleveland, Ohio 44113

GEORGE J. POFOK, CCIM, SIOR  
Principal  
+1 216 525 1469  
gpofok@crescorealestate.com

DAVID LEB  
Vice President  
+1 216 525 1488  
dleb@crescorealestate.com

CUSHMAN & WAKEFIELD | CRESCO  
6100 Rockside Woods Blvd, Suite 200  
Cleveland, Ohio 44131  
crescorealestate.com



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