

Now Open! Join Discount DrugMart



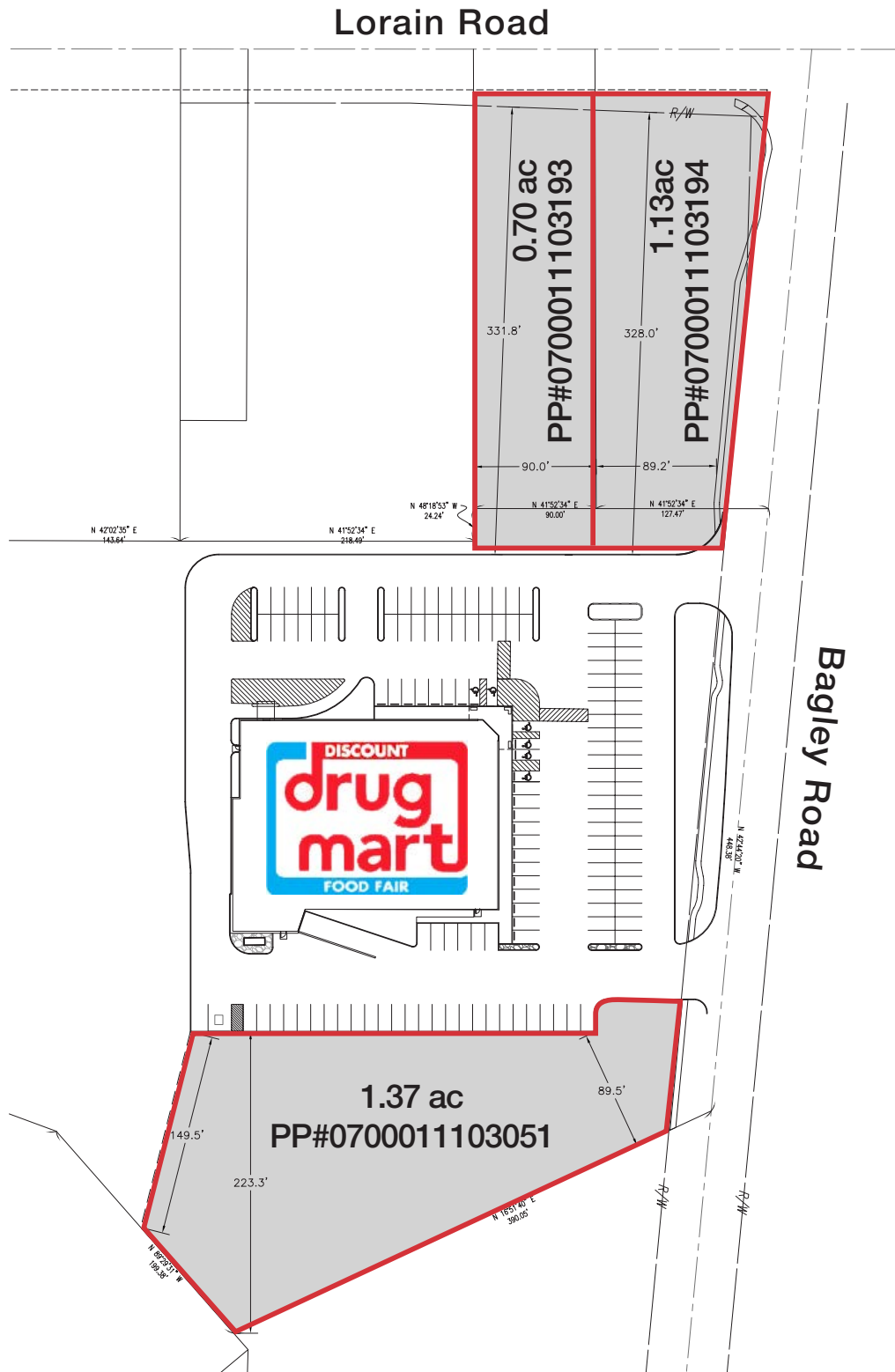
Lorain and Bagley Rd.
North Ridgeville, OH

Property Features

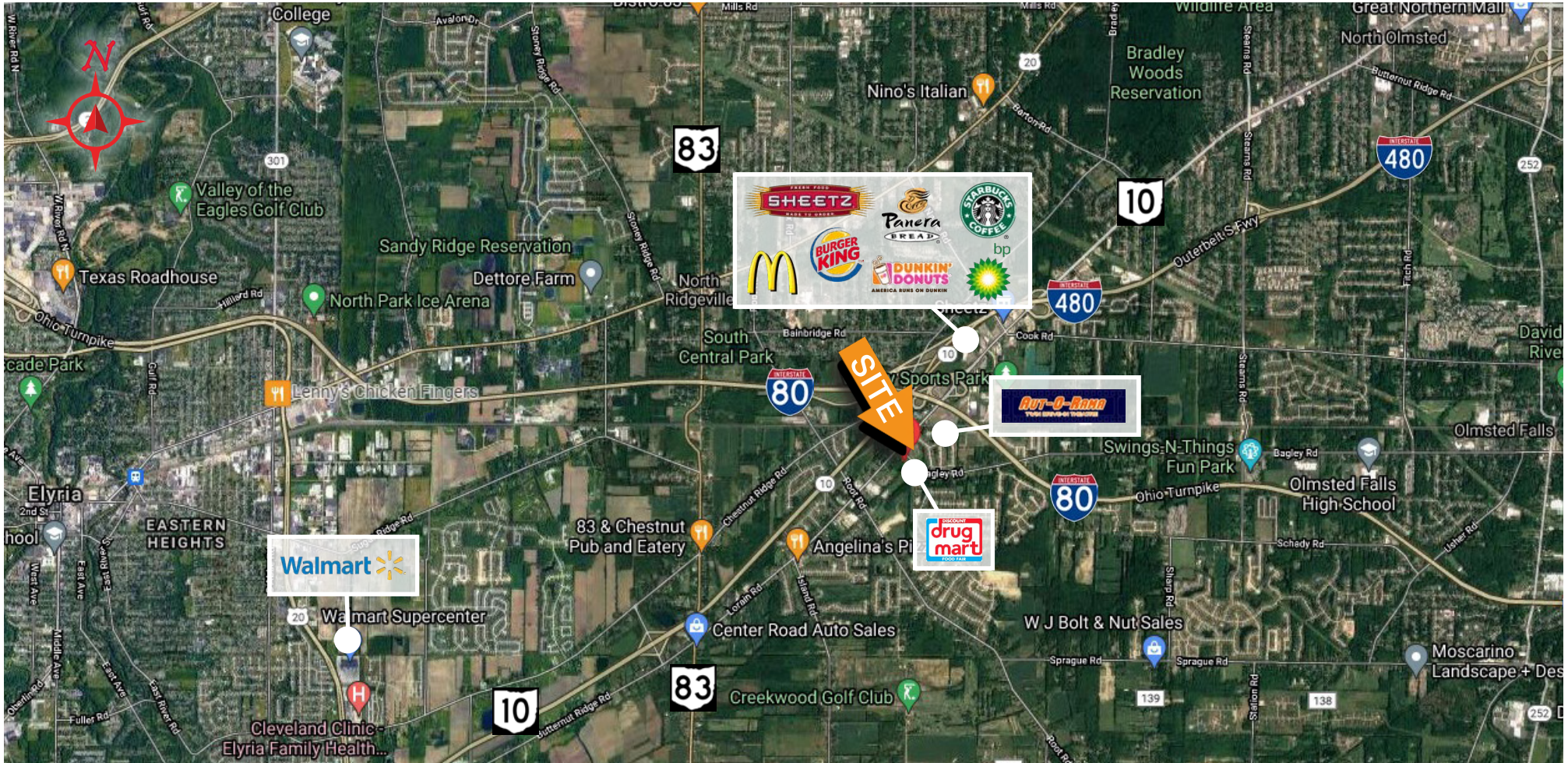
- Ground Lease or Build to Suit
- Corner of Lorain & Bagley Roads
- 2 parcels; .70 acres & 1.13 acres
- Bagley Road
- 1.37 acres
- Public Utilities available on Site
- Join Burger King, Dunkin Donuts, McDonalds, Panera and Starbucks
- Minutes from I-80 (Turnpike), I-480 and Route 10



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Executive Summary

33633 Bagley Rd, North Ridgeville, Ohio, 44039
 Ring Bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
 Latitude: 41.37234
 Longitude: -81.99041

	0 - 1 mile	1 - 3 mile	3 - 5 mile
Population			
2000 Population	1,867	26,944	52,581
2010 Population	2,832	31,279	61,275
2021 Population	3,493	33,566	64,126
2026 Population	3,716	34,298	65,185
2000-2010 Annual Rate	4.25%	1.50%	1.54%
2010-2021 Annual Rate	1.88%	0.63%	0.41%
2021-2026 Annual Rate	1.25%	0.43%	0.33%
2021 Male Population	49.0%	49.0%	48.9%
2021 Female Population	51.0%	51.0%	51.1%
2021 Median Age	48.7	43.4	44.3

In the identified area, the current year population is 64,126. In 2010, the Census count in the area was 61,275. The rate of change since 2010 was 0.41% annually. The five-year projection for the population in the area is 65,185 representing a change of 0.33% annually from 2021 to 2026. Currently, the population is 48.9% male and 51.1% female.

Median Age

The median age in this area is 48.7, compared to U.S. median age of 38.5.

Race and Ethnicity

	0 - 1 mile	1 - 3 mile	3 - 5 mile
2021 White Alone	93.3%	92.6%	90.6%
2021 Black Alone	1.4%	1.8%	3.4%
2021 American Indian/Alaska Native Alone	0.1%	0.2%	0.2%
2021 Asian Alone	2.6%	2.2%	2.5%
2021 Pacific Islander Alone	0.0%	0.0%	0.0%
2021 Other Race	0.7%	0.9%	0.9%
2021 Two or More Races	2.0%	2.1%	2.5%
2021 Hispanic Origin (Any Race)	4.6%	5.0%	4.4%

Persons of Hispanic origin represent 4.4% of the population in the identified area compared to 18.9% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 24.8 in the identified area, compared to 65.4 for the U.S. as a whole.

Households

	0 - 1 mile	1 - 3 mile	3 - 5 mile
2021 Wealth Index	100	105	123
2000 Households	706	9,935	19,972
2010 Households	1,143	12,143	23,987
2021 Total Households	1,407	13,207	25,485
2026 Total Households	1,501	13,535	25,996
2000-2010 Annual Rate	4.94%	2.03%	1.85%
2010-2021 Annual Rate	1.86%	0.75%	0.54%
2021-2026 Annual Rate	1.30%	0.49%	0.40%
2021 Average Household Size	2.48	2.54	2.48

The household count in this area has changed from 23,987 in 2010 to 25,485 in the current year, a change of 0.54% annually. The five-year projection of households is 25,996, a change of 0.40% annually from the current year total. Average household size is currently 2.48, compared to 2.52 in the year 2010. The number of families in the current year is 17,615 in the specified area.

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Mortgage Income			
2021 Percent of Income for Mortgage	13.1%	10.9%	12.2%
Median Household Income			
2021 Median Household Income	\$75,616	\$75,644	\$73,511
2026 Median Household Income	\$83,818	\$82,023	\$79,845
2021-2026 Annual Rate	2.08%	1.63%	1.67%
Average Household Income			
2021 Average Household Income	\$88,098	\$92,055	\$97,483
2026 Average Household Income	\$98,860	\$103,604	\$108,949
2021-2026 Annual Rate	2.33%	2.39%	2.25%
Per Capita Income			
2021 Per Capita Income	\$35,014	\$36,684	\$38,624
2026 Per Capita Income	\$39,393	\$41,418	\$43,311
2021-2026 Annual Rate	2.38%	2.46%	2.32%

Households by Income

Current median household income is \$73,511 in the area, compared to \$64,730 for all U.S. households. Median household income is projected to be \$79,845 in five years, compared to \$72,932 for all U.S. households

Current average household income is \$97,483 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$108,949 in five years, compared to \$103,679 for all U.S. households

Current per capita income is \$38,624 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$43,311 in five years, compared to \$39,378 for all U.S. households

Housing			
2021 Housing Affordability Index	151	172	155
2000 Total Housing Units	725	10,288	20,699
2000 Owner Occupied Housing Units	662	8,527	16,671
2000 Renter Occupied Housing Units	44	1,408	3,301
2000 Vacant Housing Units	19	353	727
2010 Total Housing Units	1,195	12,785	25,563
2010 Owner Occupied Housing Units	1,079	10,186	19,814
2010 Renter Occupied Housing Units	64	1,957	4,173
2010 Vacant Housing Units	52	642	1,576
2021 Total Housing Units	1,467	13,898	26,981
2021 Owner Occupied Housing Units	1,344	11,208	21,354
2021 Renter Occupied Housing Units	63	1,999	4,131
2021 Vacant Housing Units	60	691	1,496
2026 Total Housing Units	1,566	14,312	27,617
2026 Owner Occupied Housing Units	1,438	11,565	22,044
2026 Renter Occupied Housing Units	64	1,970	3,952
2026 Vacant Housing Units	65	777	1,621

Currently, 79.1% of the 26,981 housing units in the area are owner occupied; 15.3%, renter occupied; and 5.5% are vacant. Currently, in the U.S., 57.3% of the housing units in the area are owner occupied; 31.2% are renter occupied; and 11.5% are vacant. In 2010, there were 25,563 housing units in the area - 77.5% owner occupied, 16.3% renter occupied, and 6.2% vacant. The annual rate of change in housing units since 2010 is 2.43%. Median home value in the area is \$213,423, compared to a median home value of \$264,021 for the U.S. In five years, median value is projected to change by 4.03% annually to \$260,064.

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Traffic Count Profile

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Distance:	Street:	Closest Cross-street:	Year of Count:	Count:
0.01	Bagley Rd	Lorain Rd (0.08 miles NW)	2014	3,493
0.24	LORAIN RD	Bagley Rd (0.20999999 miles SW)	2020	12,432
0.40	State Rte 10	Root Rd (0.12 miles SW)	2001	29,950
0.46	I- 80	Chestnut Ridge Rd (0.02 miles E)	2016	36,038
0.46	I-80	State Rte 10 (0.02 miles SE)	2020	30,438
0.51	I- 480	I- 80 (0.05 miles SW)	2002	15,280
0.52	I-480	Chestnut Ridge Rd (0.23 miles E)	2020	13,145
0.54	I- 80	Lorain Rd (0.30000001 miles NW)	2016	39,586
0.61		(0.0 miles)	2005	15,100
0.78	I-80	Root Rd (0.22 miles W)	2020	30,723
0.81	Lorain Rd	Bliss Pkwy (0.05 miles SW)	2014	16,400
0.82	I- 480	I- 80 (0.40000001 miles SW)	2002	39,470
0.93	LORAIN RD	Victory Ln (0.03 miles NE)	2020	16,036
0.94	I-80	Hazelwood Run (0.12 miles SE)	2020	32,526
0.98	Bainbridge Rd	Wil Lou Ln (0.02 miles E)	2014	5,152
1.01	Root Rd	Sicily Ct (0.06 miles SE)	2001	3,900
1.02	Lorain Rd	Victory Ln (0.06 miles SW)	2006	8,905
1.05	CHESTNUT RIDGE RD	Forest Glen Way (0.28999999 miles NE)	2020	2,718
1.14	Lear Nagle Rd	Lorain Rd (0.04 miles SE)	2006	8,369
1.18	Cook Rd	Lorain Rd (0.11 miles W)	2006	1,841
1.20	Chestnut Ridge Rd	Lear Nagle Rd (0.1 miles NE)	2006	4,131
1.21	Island Rd	Braemore St (0.14 miles SE)	2001	2,400
1.21	I-480	Lear Nagle Rd (0.03 miles SW)	2020	43,347
1.22	LORAIN RD	Lear Nagle Rd (0.09 miles SW)	2020	21,505
1.25	Lear Nagle Rd	Glen Dr (0.03 miles NW)	2006	8,689
1.27	Root Rd	Bainbridge Rd (0.15000001 miles NW)	2014	6,955
1.29	SR-10	Avon Belden Rd (0.60000002 miles SW)	2020	30,715
1.29	Lorain Rd	Stonebriar Ln (0.08 miles NE)	2019	4,821
1.34	Lear Nagle Rd	Chestnut Ridge Rd (0.07 miles SE)	2006	6,914
1.37		(0.0 miles)	2019	8,709

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