



INVESTMENT OPPORTUNITY IN DESIRABLE NEIGHBORHOOD

Royal Oaks Multifamily for Sale | 20580 Lorain Road, Fairview Park, Ohio 44126

ROYAL OAKS

- Consistently maintaining high occupancy levels of 95% or above
- A select number of units have undergone tasteful remodeling, featuring LVT flooring
- Every unit boasts the convenience of an in-suite washer and dryer
- Recent property enhancements include new roofs installed in November 2023, along with the replacement of several windows, ensuring modern functionality and aesthetics
- Projected Net Operating Income (NOI) for 2025 is \$280,000
- Five mile population of over 233,000
- Five mile average household income of over \$100,000

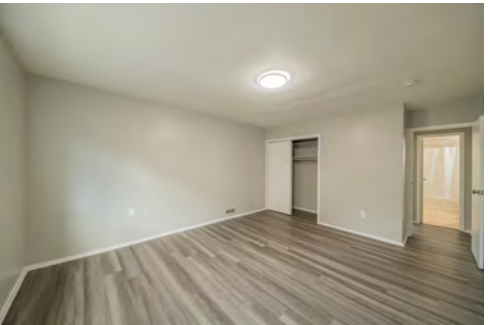
SALE PRICE

\$3,550,000



QUICK STATS

Buildings	2
Year Built (Reno)	1955 (2024)
Floors	3
Units	30 - 3 Bed/1 Bath
Land Size	1.41 AC
Parking	45 Surface



Fairview Park

Fairview Park, Ohio, nestled within Cuyahoga County, exudes a charm that resonates with its residents and visitors alike. With tree-lined streets, well-maintained parks, and a strong sense of community, Fairview Park embodies suburban tranquility while being conveniently close to the vibrant city of Cleveland. The town boasts a variety of recreational facilities, including sports fields, playgrounds, and walking trails, catering to both active lifestyles and leisurely strolls. Its thriving local businesses and eateries add to its allure, providing residents with convenient amenities and opportunities for social engagement. With its excellent schools and welcoming atmosphere, Fairview Park stands as a testament to the appeal of small-town living in the heart of the Midwest.



Demographics

population
233,251

median age
40.4

households
105,631

average hh income
\$108,563

businesses
9,097

employees
105,142



NEIGHBORHOOD



CHASE **OfficeMax** **giant eagle**
Ritas **HOTWORX** **FIREHOUSE SUBS**
Citizens Bank **Arbys** **Walgreens**

DOLLAR TREE **SUBWAY**
DQ **amc**
THE HOME DEPOT **TACO BELL**
GNC **McDonald's**
Hallmark

GameStop **FAMOUS** **CLUB PILATES** **Starbucks** **SMOOTHIE KING**
crumbl cookies **LENSCRAFTERS** **AMERICA'S BEST CONTACTS & EYEGLASSES** **BIBIBOP**
CHARLEYS **SEPHORA** **DollarBank** **target**
T **Pizza Hut** **EUROPEAN WAX CENTER** **PANCAKE HOUSE** **AT&T** **JOJO'S MISC**
ULTA **CVS pharmacy** **AspenDental** **SALLY BEAUTY**
KeyBank
Great Clips **Marshalls** **KOHL'S** **LONCHORN STEAKHOUSE**
Applebees **BUFFALO WINGS** **FIVE GUYS** **Chick-fil-A** **verizon**
LOWE'S **petco** **BAM!** **five BELOW**



BIG MET GOLF COURSE



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Offering Memorandum Teaser



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