Rare Hingetown Owner-User Opportunity

FOR SALE | 2814 Detroit Avenue, Cleveland, Ohio 44113

CUSHMAN & WAKEFIELD

CRESCO Real Estate

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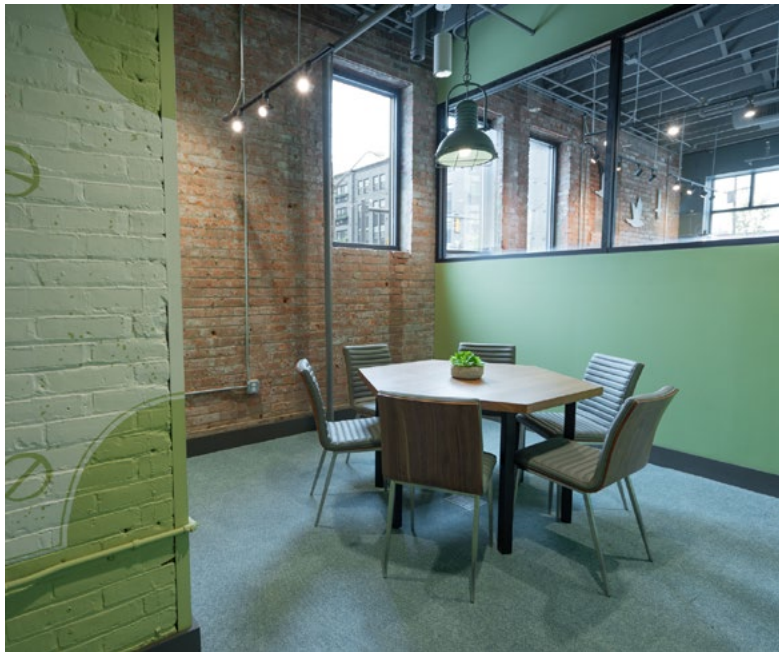
PROPERTY HIGHLIGHTS

- **Turnkey Owner-User Opportunity** – 13,700 SF of move-in-ready office space for sale in the heart of Hingetown, ready for an owner-user to occupy and brand as their own; current tenant is willing to downsize and stay in a smaller space, creating immediate income
- **Fully Equipped 4,300 SF Restaurant** – Renovated second-generation restaurant with complete kitchen, bar, and exclusive 917 SF outdoor patio – ready for immediate operation or lease-up as income
- **Rare On-Site Parking** – Dedicated surface parking included with the site, a true rarity in Hingetown/Ohio City
- **Income-Producing Billboard** – On-site billboard delivers ancillary revenue from day one of ownership
- **Signage, Visibility & Momentum** – Prominent signage along Detroit Avenue and the Shoreway, steps from the Quarter, Church & State, and the $100M Irishtown Bend Park transformation

SALE PRICE: CONTACT BROKER

OWNER-USER OPPORTUNITY



FLOOR PLAN | 13,700 SF Owner-Occupier Space

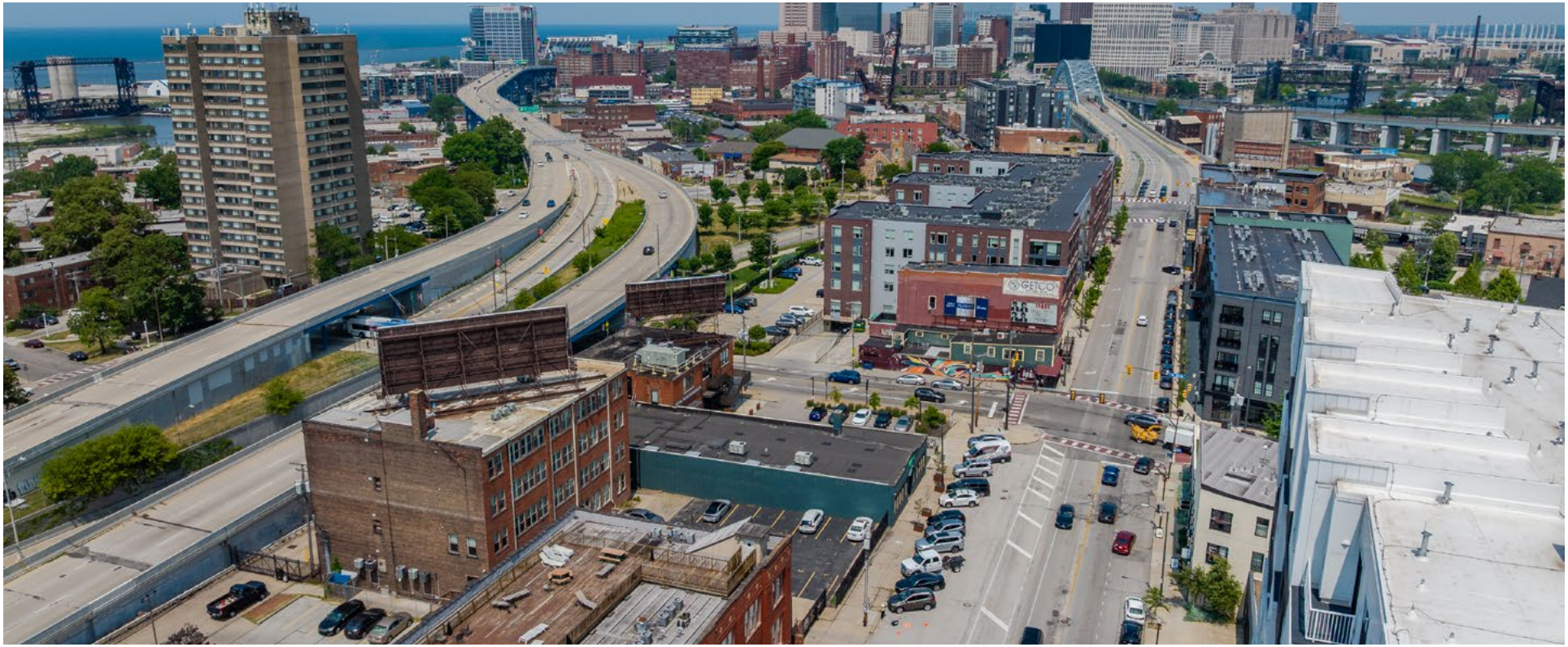
FIRST FLOOR

SECOND FLOOR

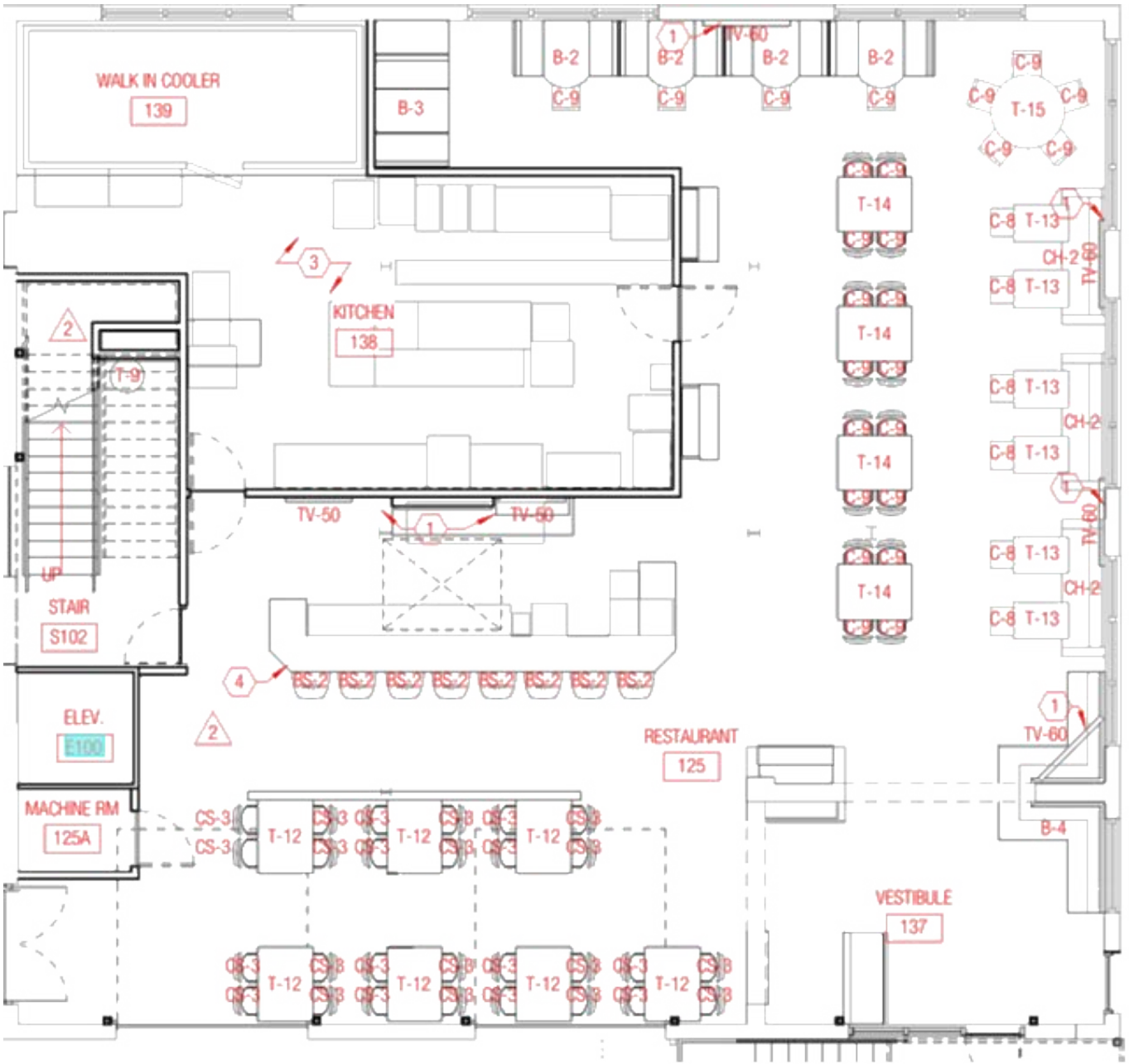
RESTAURANT SPACE

DRONE PHOTOS

DRONE PHOTOS



FLOOR PLAN | 4,300 SF Restaurant Space



TRADE AERIAL

West Side Market

Great Lakes Brewing

Forest City Shuffleboard

Ohio City

Ohio City is situated just west of downtown Cleveland and has a rich history dating back to the early 19th century. The neighborhood was once its own independent city before it was annexed by Cleveland in 1854.

Ohio City is known for its historic architecture, trendy shops, and popular dining and nightlife scenes. The West Side Market, a landmark building that has been in operation since 1912 and recently renovated in 2026, is one of the neighborhood's most iconic attractions. It is home to over 100 vendors selling fresh produce, meats, cheeses, and other specialty foods.

Ohio City is also home to several craft breweries and distilleries, making it a popular destination for beer and cocktail enthusiasts. The neighborhood has a diverse population and is known for its vibrant arts and culture scene, hosting events such as the Ohio City Street Festival and the Cleveland Flea. Overall, Ohio City is a lively and dynamic neighborhood that offers a unique blend of history, culture, and modern amenities.

Attractions

Mitchell's Ice Cream

Market Garden

Pin's Mechanicals

Ohio City Farm

For Sale

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Cleveland, Ohio 44113

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