







# PROPERTY OVERVIEW







## PRIME RETAIL LOCATION

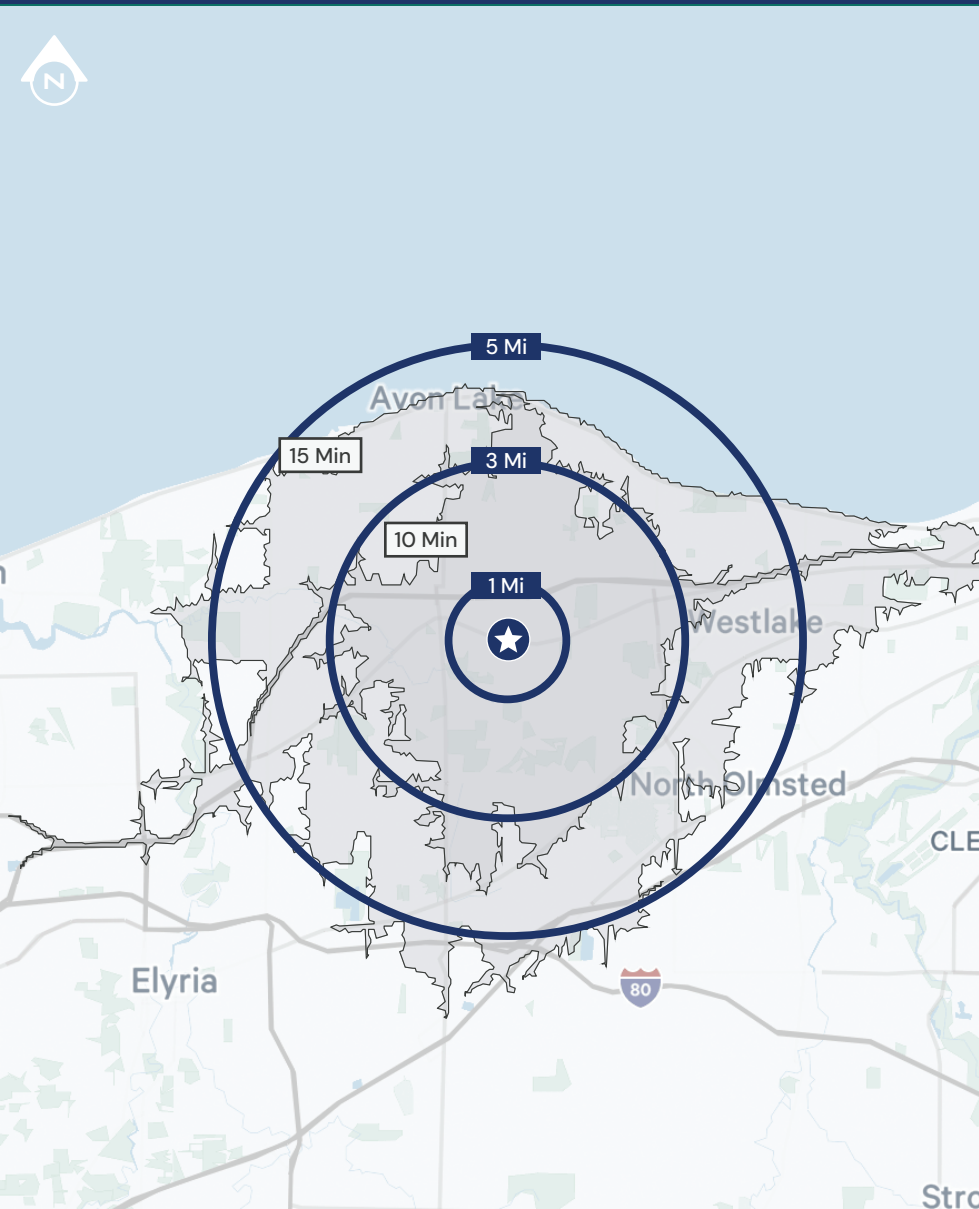
The subject site is located just east of the Detroit Road and Jacox Road intersection. Given Avon's attractive living conditions, high median household incomes, and strong educational attainment rates, the city has experienced a population increase over 18% since 2010. Site highlights include:

- 4.79 Acres
- Asking Sale Price \$1,050,000
- Parcel #0400022102084 & #0400022102083
- All utilities are at the site
- ±427' of frontage along Detroit Road
- Zoning: C-1, Neighborhood Business
- Retail, Office and Medical uses permitted
- Easily accessible to I-90 via Nagel Road and SR-83



# DEMOGRAPHICS

 2024 ESTIMATES	 TOTAL POPULATION	 DAYTIME POPULATION	 MEDIAN HH INCOME	 TOTAL HOUSEHOLDS	 MEDIAN AGE
1 Mile	3,996	5,845	\$131,598	1,593	42.7
3 Miles	42,616	49,580	\$123,886	16,371	44.1
5 Miles	131,018	131,598	\$108,078	52,296	44.2
5 Minutes	9,146	12,492	\$125,840	3,520	44.5
10 Minutes	69,596	76,567	\$114,138	27,435	43.8
15 Minutes	175,193	174,675	\$101,928	72,126	44.1



## BUSINESSES (5 MI)

- 4,877

## EMPLOYEES (5 MI)

- 67,527

## MAJOR EMPLOYERS

- Ford Motor Co.
- Duck Brand
- Cleveland Clinic

## MAJOR TRAFFIC GENERATORS

- Avon Commons
- Walmart
- Meijer

## AREA HOTELS (5 MI)

- 12 Hotels / 1,384 Rooms



# TRADE AREA





FOR SALE

# COMMERCIAL LAND

DETROIT ROAD · AVON, OH 44011

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