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216.381.8200

PROMINENT ROUTE 83 SITE

Avon Lake, Ohio



HIGHLIGHTS

- **AVAILABLE:** 3.6 AC
- High-traffic site with excellent visibility
- Flexible General Business B2 zoning
- Central to the 50,000 residents in Avon and Avon Lake and multiple new developments
- Situated in a prominent local market that is underserved
- Sale, lease, or build to suit

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2028 Projection	45,395	91,861	179,420
2023 Estimate	43,361	89,134	176,431
INCOME	3 MILE	5 MILE	7 MILE
2023 Average	\$117,990	\$123,828	\$107,926
2023 Median	\$92,234	\$93,930	\$79,842
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2023 Employees	16,601	31,901	63,278

LEASING INFORMATION

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CLEVELAND

THE OFFICES OF LEGACY VILLAGE
25333 CEDAR ROAD, SUITE 305
CLEVELAND, OH 44124

COLUMBUS

389 E. LIVINGSTON AVENUE
COLUMBUS, OHIO 43215

SHAUN P. BRADY

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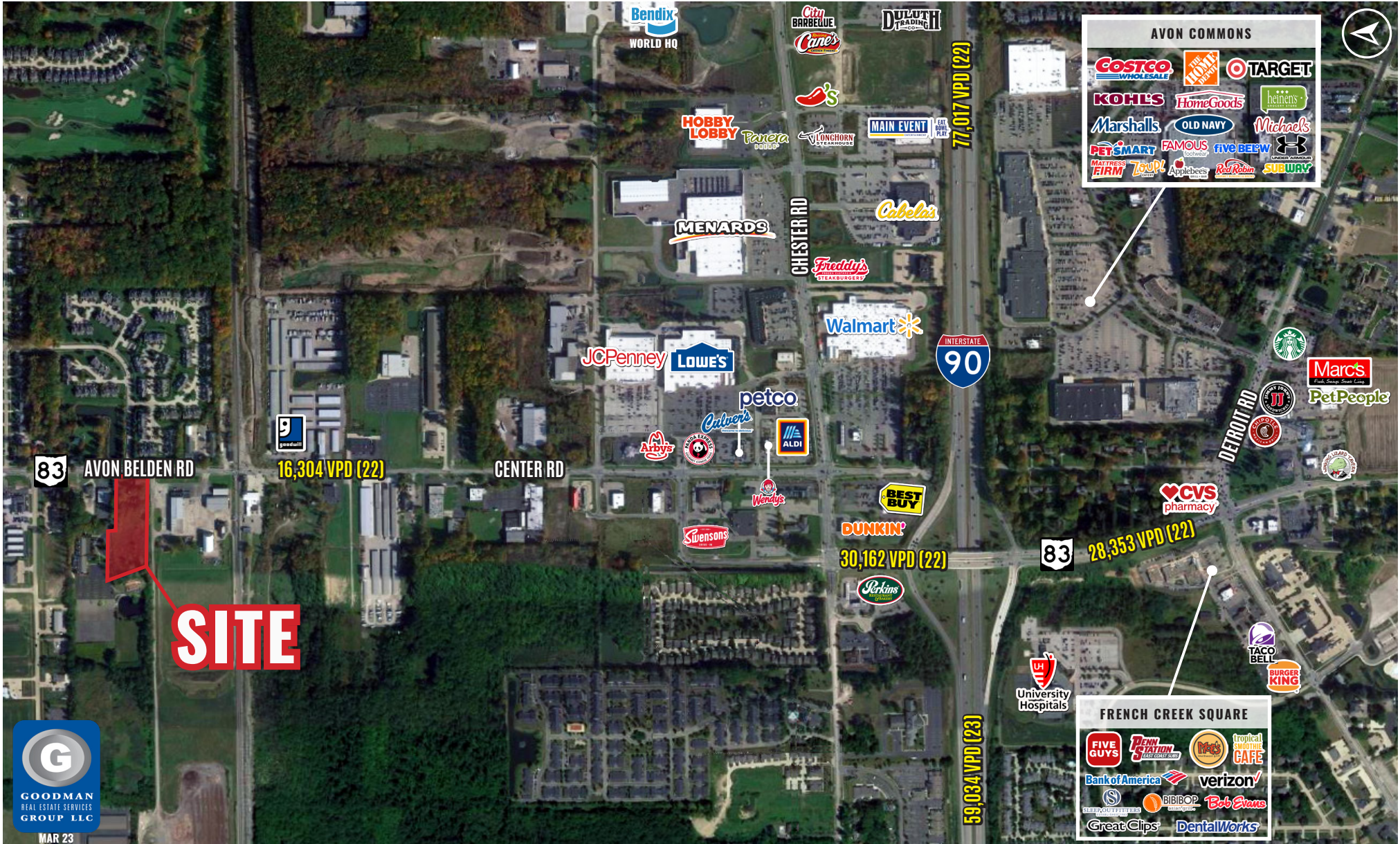
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