

**FOR SALE**



**4,327 SF BUILDING WITH TENANTS IN PLACE**

**3475 Fairmount Blvd, Cleveland Heights, OH 44118**

**Andy Chess**

AndrewChess@HannaCRE.com

216.861.5061

**CONTACT:**

**Randy Markowitz**

RandyMarkowitz@HannaCRE.com

216.861.5262



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## PROPERTY OVERVIEW

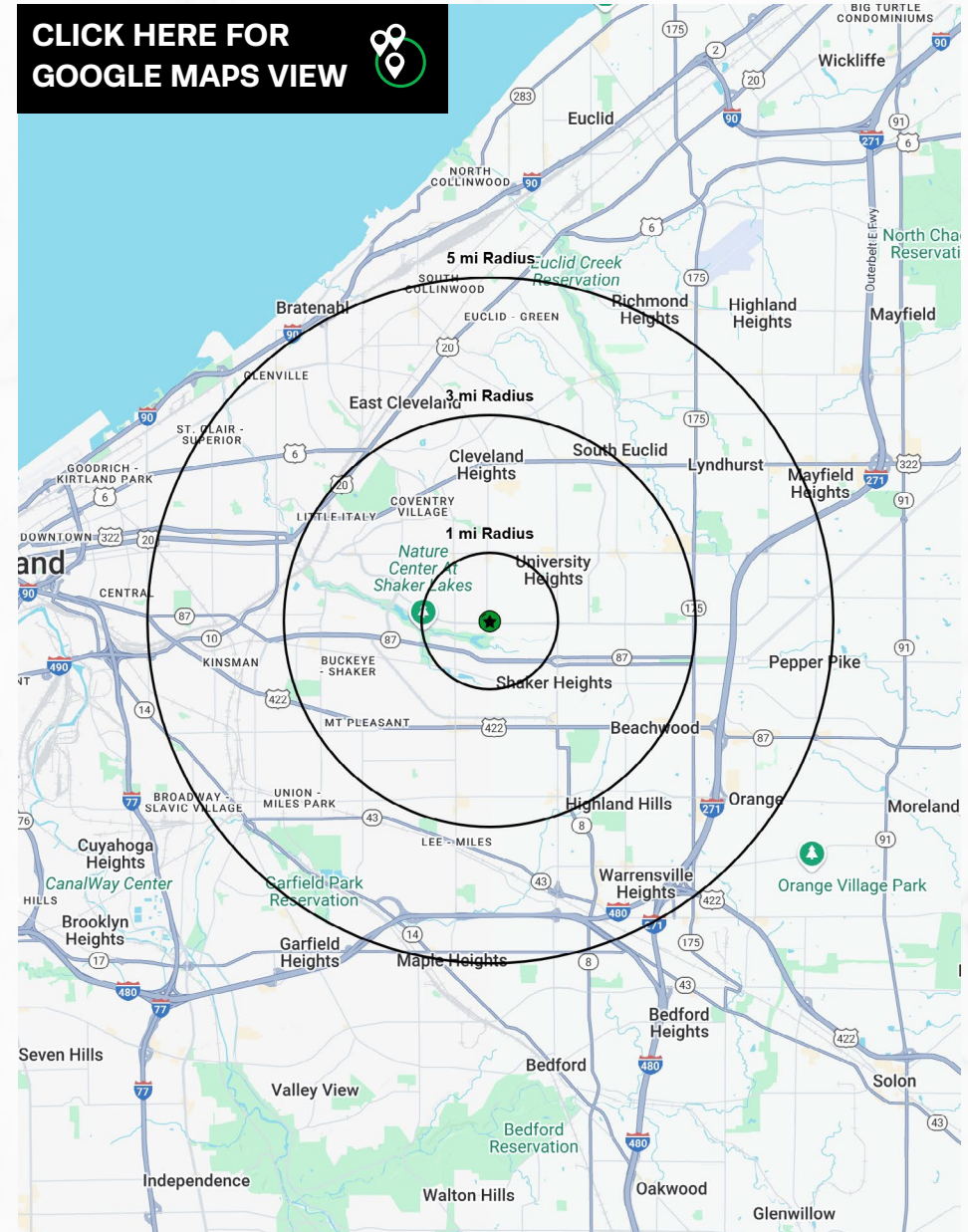
### PROPERTY SUMMARY

- 4,327 SF building with restaurant and dress shop as tenants
- New 5-year term in place
- Two residential homes for sale next to the property
  - 2662 and 2664 Queenston Rd
- High average household incomes
- Over 10,500 vpd on Fairmount Rd
- Many local and national retailers in the area

### DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
POPULATION	11,981	149,102	332,765
HOUSEHOLDS	5,038	66,805	147,982
AVERAGE HH INCOME	\$198,101	\$111,098	\$90,471
MEDIAN HH INCOME	\$140,412	\$76,933	\$62,484
DAYTIME POPULATION	5,118	94,557	253,212

CLICK HERE FOR  
GOOGLE MAPS VIEW

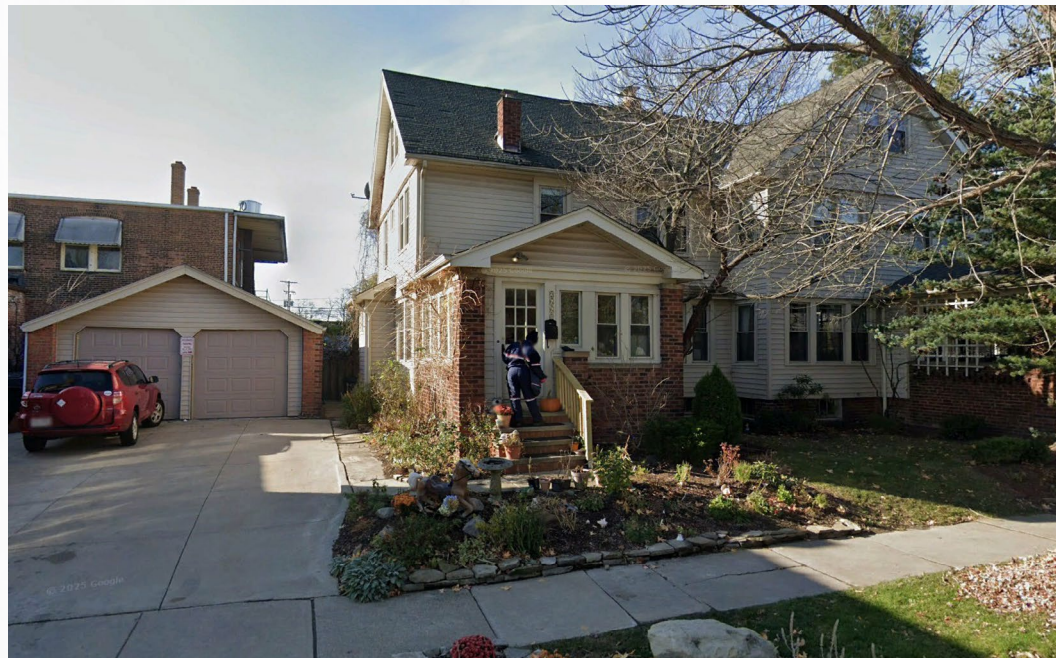
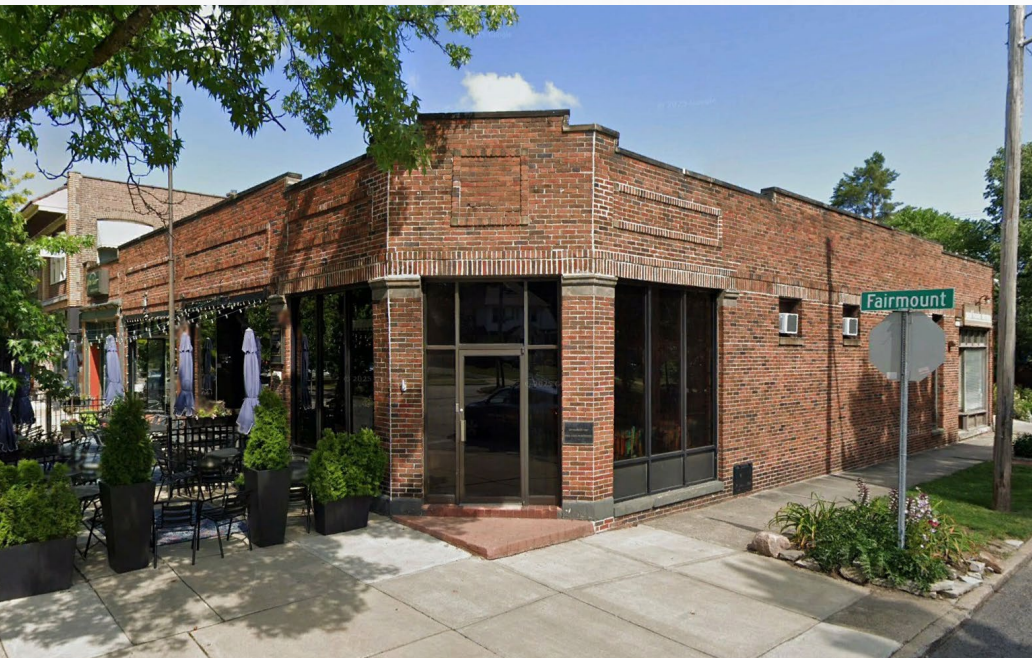




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PHOTOS





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MICRO AERIAL





## MACRO AERIAL

