



**+/-0.5 AC
FOR LEASE**



LAND AVAILABLE FOR GROUND LEASE IN EUCLID

24700 EUCLID AVE, EUCLID, OH 44117

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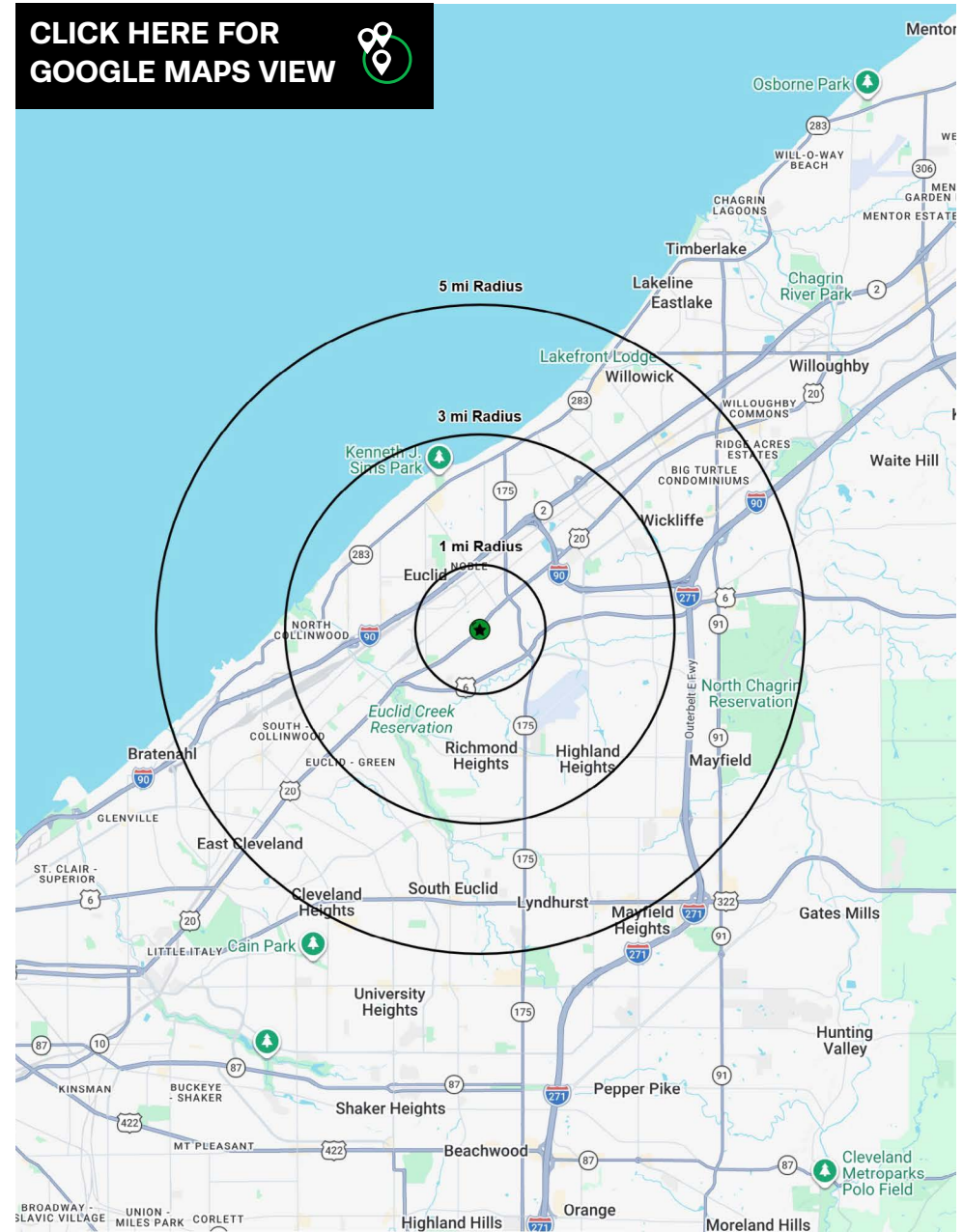
PROPERTY OVERVIEW

PROPERTY SUMMARY

- Retail Build-to-Suit Opportunity
- Ground Lease or Build-to-Suit Available
- Flexible Development Site
- Excellent Visibility Along Euclid Avenue
- Approximately 25,000 Vehicles Per Day On the Corridor
- Signalized Access & Convenient Ingress/Egress
- Located Within an Established Commercial Corridor
- Ample Parking Can Be Designed to Tenant Specifications
- Minutes from I-90 and State Route 2

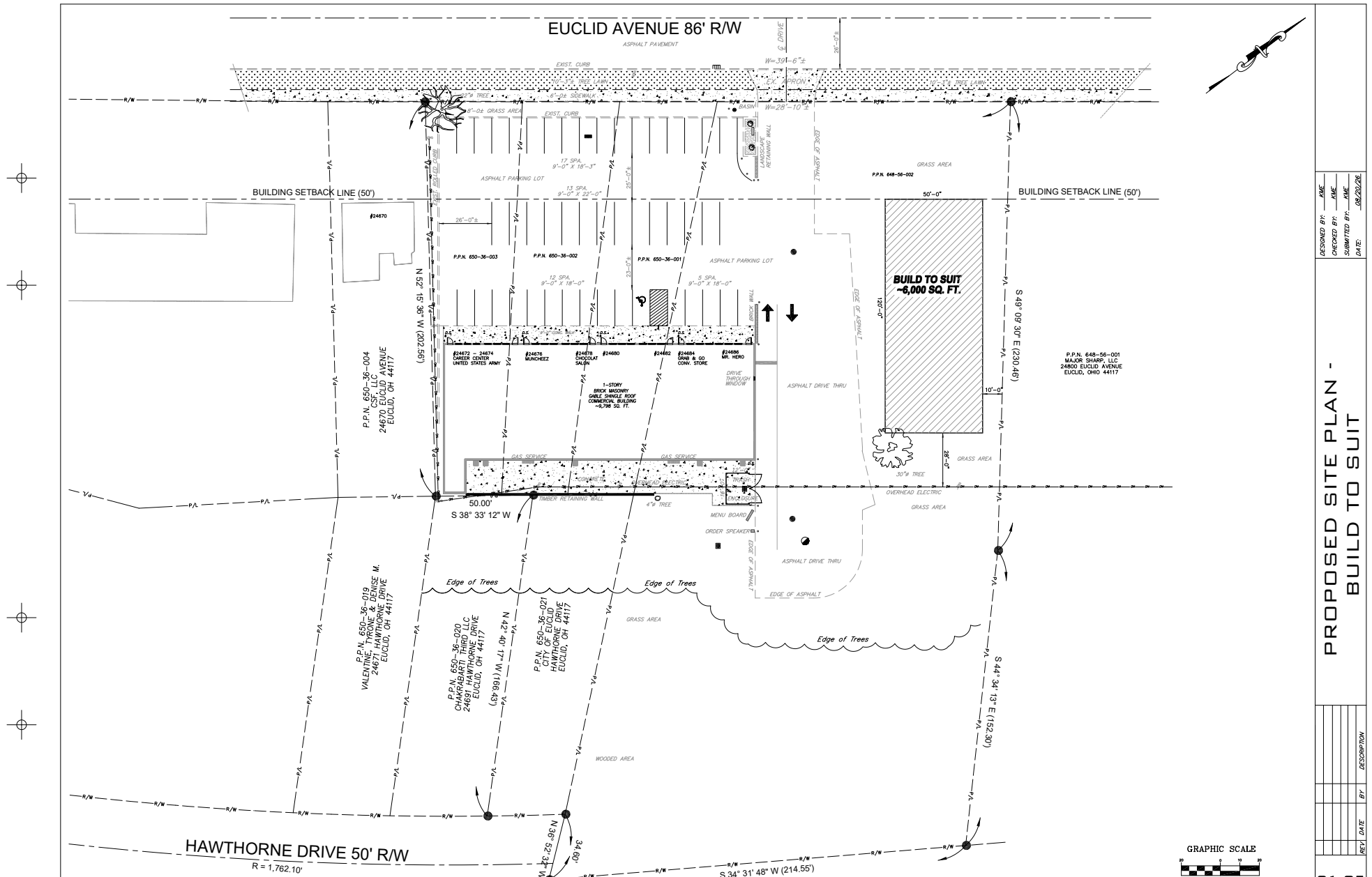
DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	8,091	86,578	196,623
HOUSEHOLDS	3,791	41,107	92,202
AVERAGE HH INCOME	\$71,107	\$80,174	\$88,462
MEDIAN HH INCOME	\$56,999	\$63,398	\$68,902
DAYTIME POPULATION	8,151	66,016	147,490

CLICK HERE FOR
GOOGLE MAPS VIEW



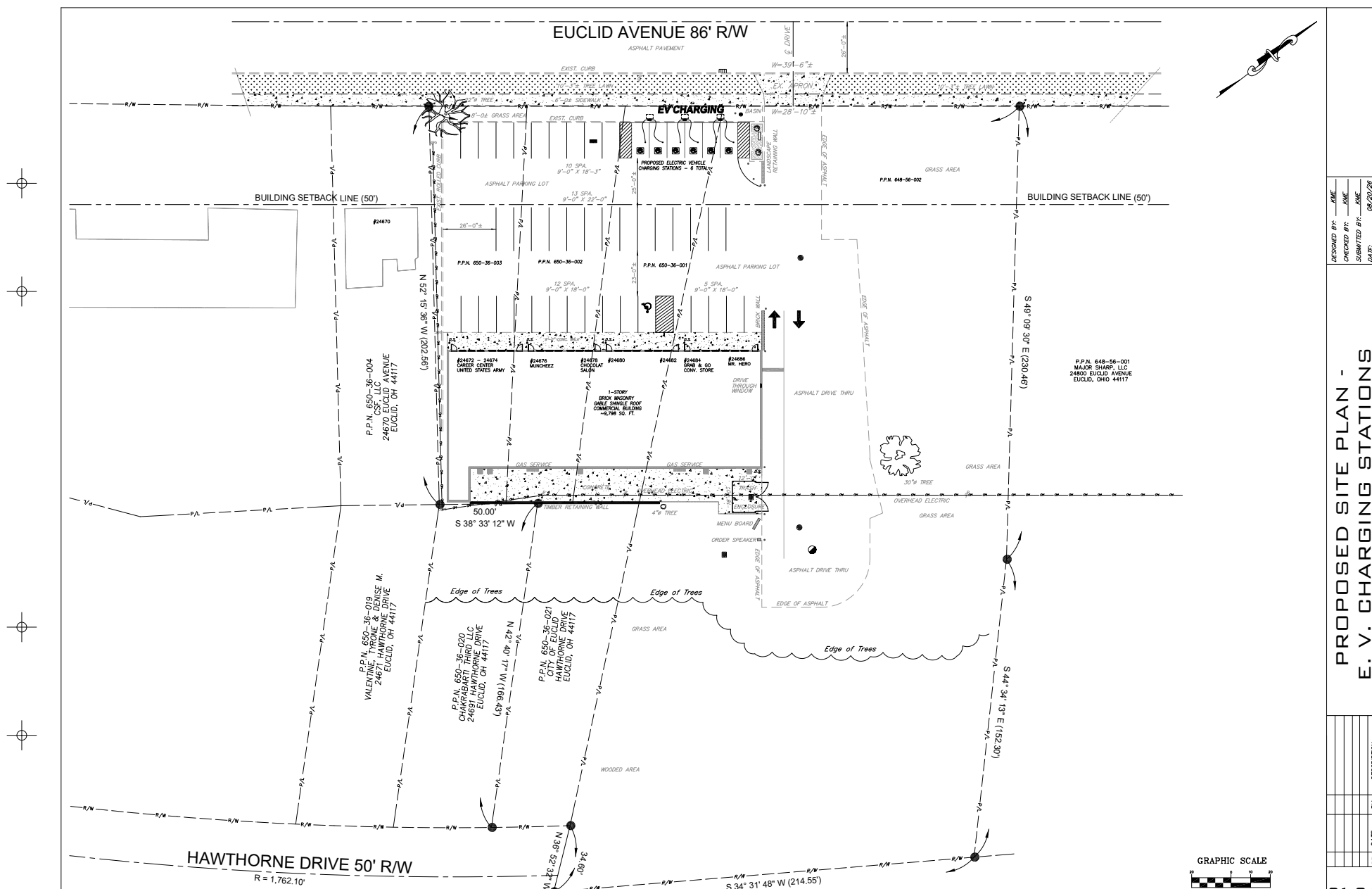
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SITE PLAN – BUILD TO SUIT



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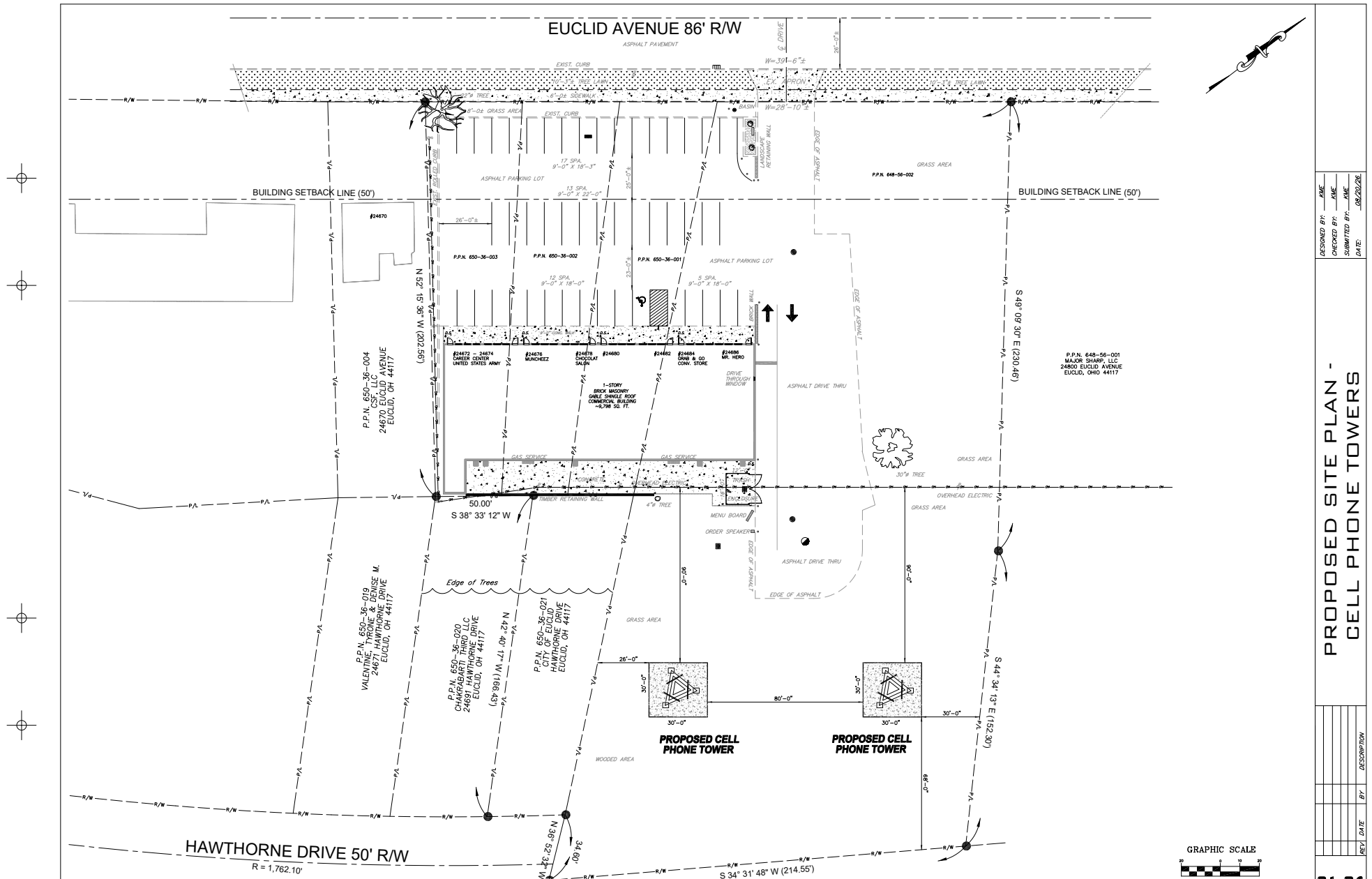
SITE PLAN – EV CHARGING STATION



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SITE PLAN - CELL PHONE TOWERS



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MICRO AERIAL



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MACRO AERIAL

