

**FOR SALE**

**HANNA**  
COMMERCIAL REAL ESTATE



## **Long Established Ice Cream Shop**

**435 E 200th Street, Euclid, OH 44119**  
Cheng-Han Yu & Dyann Davison

# 435 E 200th Street

Euclid, OH 44119



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## NEW/UPGRADED EQUIPMENT

2 new Duke softserve machines	\$25,250	Receipt/order printers (3)	\$1,050
New slush machines	\$4,675	Mac Mini (2020 version)	\$1,350
MerryChef Eikon E2 oven	\$2,500	Printer	\$250
Commercial Microwave	\$500	Avery Freshmarx 9417	\$1,200
EZ - topper warming pump	\$600	Credit card readers	\$650
New topping pumps	\$400	Box freezer for basement	\$700
Cone/cup racks	\$1,550	New blizzard machines (2)	\$800
Ipads for POS, ordering, etc	\$1,200	Blast freezer	\$3,175
TV's for menu boards, ordering	\$750		

## IMPROVEMENTS

Replaced front canopy	\$28,000
Replaced front concrete	\$4,300
Added picnic area canopy	\$31,200
Replaced Dairy Queen sign	\$1,750
Replaced flat roofing	\$3,275
Installed new flooring	\$2,750
Installed 2 new picnic tables	\$950
Installed new outside lighting	\$1,825
Insulated attic	\$4,100
Installed new attic lighting	\$1,250
Replaced hot water tank	\$450
Installed security cameras	\$1,200
Upgraded electrical panels	\$1,800

## PROPERTY INFORMATION

- Long Established Ice Cream Shop Available For Sale (Business & Real Estate)
- Offered for Sale: \$350,000
- Located in high car traffic and densely populated area
- Well-maintained stand alone 1,360 SF plus basement area with ample parking spaces on site
- Land Size: 0.34 Acres
- Potential QSR redevelopment site

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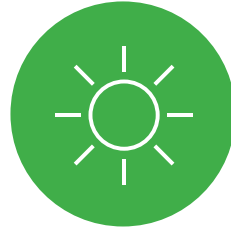
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TOTAL POPULATION

**159,495**



TOTAL DAYTIME POPULATION

**52,355**



AVG. HH INCOME

**\$61,698**

## 2021 Population Summary

1 Mile

3 Miles

5 Miles

Total Population	17,205	75,006	159,495
Households	7,610	35,914	73,545
Daytime Population	5,712	28,098	52,355

## 2021 Household Income

1 Mile

3 Miles

5 Miles

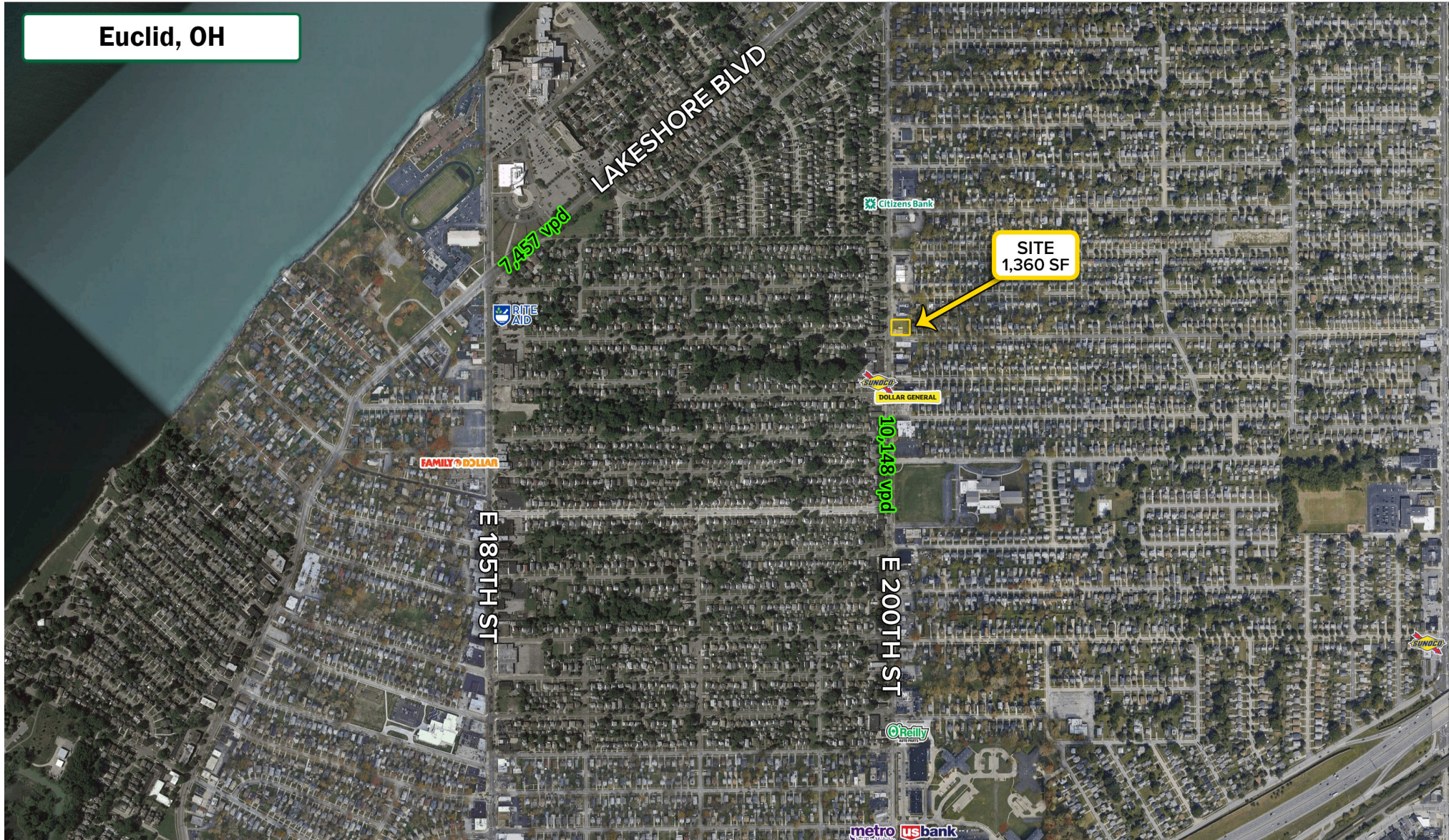
Average Income	\$62,682	\$50,653	\$61,698
Median Income	\$49,200	\$40,338	\$48,964

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