



**PROPERTY HIGHLIGHTS**

- **FOR SALE OR LEASE - 2,500 SF AVAILABLE**
- Free standing former FirstMerit Bank location
- Prime location at the corner of Aurora Rd. and Melbury Ave.
- Parking entrance/exit on both Aurora Rd. and Melbury Ave.

**TRADE AREA DEMOGRAPHICS**

	POPULATION	AVG. HH INCOME	DAYTIME EMPLOYEES
<b>1 Mile</b>	4,578	\$108,140	9,107
<b>3 Miles</b>	30,238	\$148,742	29,164
<b>5 Miles</b>	95,119	\$111,996	71,880
<b>5 Minute</b>	28,430	\$152,150	27,356

**QUICK LINKS** *(click to view)*

3401 Richmond Rd., Suite 200  
Beachwood, OH 44122

[www.passovgroup.com](http://www.passovgroup.com)

**FOR MORE INFORMATION, CONTACT: 216.831.8100**

**Steve Passov** / [spassov@passovgroup.com](mailto:spassov@passovgroup.com)



**SITE**  
Parcel # 95402071



**UPTOWN SOLON**

422 **53,657 VPD**

**KRUSE COMMONS**

KRUSE DR  
BAINBRIDGE RD

**SOLON MALL SC**

422

91

**NEWLY REZONED:  
MIXED-USE  
PLANNING  
DISTRICT**

**SITE**

**SOLON CORNERS**

SOLON RD  
STATION ST

**SOLON SQUARE**

**28,335 VPD**

SOM CENTER RD **29,229 VPD**

**SOLON VILLAGE**

AURORA RD

MARKET DISTRICT