

PROPOSED DEVELOPMENT

**1 ACRE OUTPARCEL
WITH DRIVE-THRU
OPPORTUNITY**



PROPERTY HIGHLIGHTS

- **1 acre outparcel available for sale or ground lease**
- Property is at the corner of Snow Road & Michael Drive – at a signalized intersection
- Traffic counts are over 20,000 VPD
- The site is approximately 2.9 acres
- REDEVELOPMENT: Freestanding building with a drive-thru available at the corner, and up to 10,000 SF retail building with frontage on Snow Road

TRADE AREA DEMOGRAPHICS

	POPULATION	AVG. HH INCOME	DAYTIME EMPLOYEES
1 Mile	11,521	\$66,074	4,418
3 Miles	84,690	\$63,615	57,642
5 Miles	270,392	\$67,153	133,458
5 Minutes	20,430	\$68,944	15,022

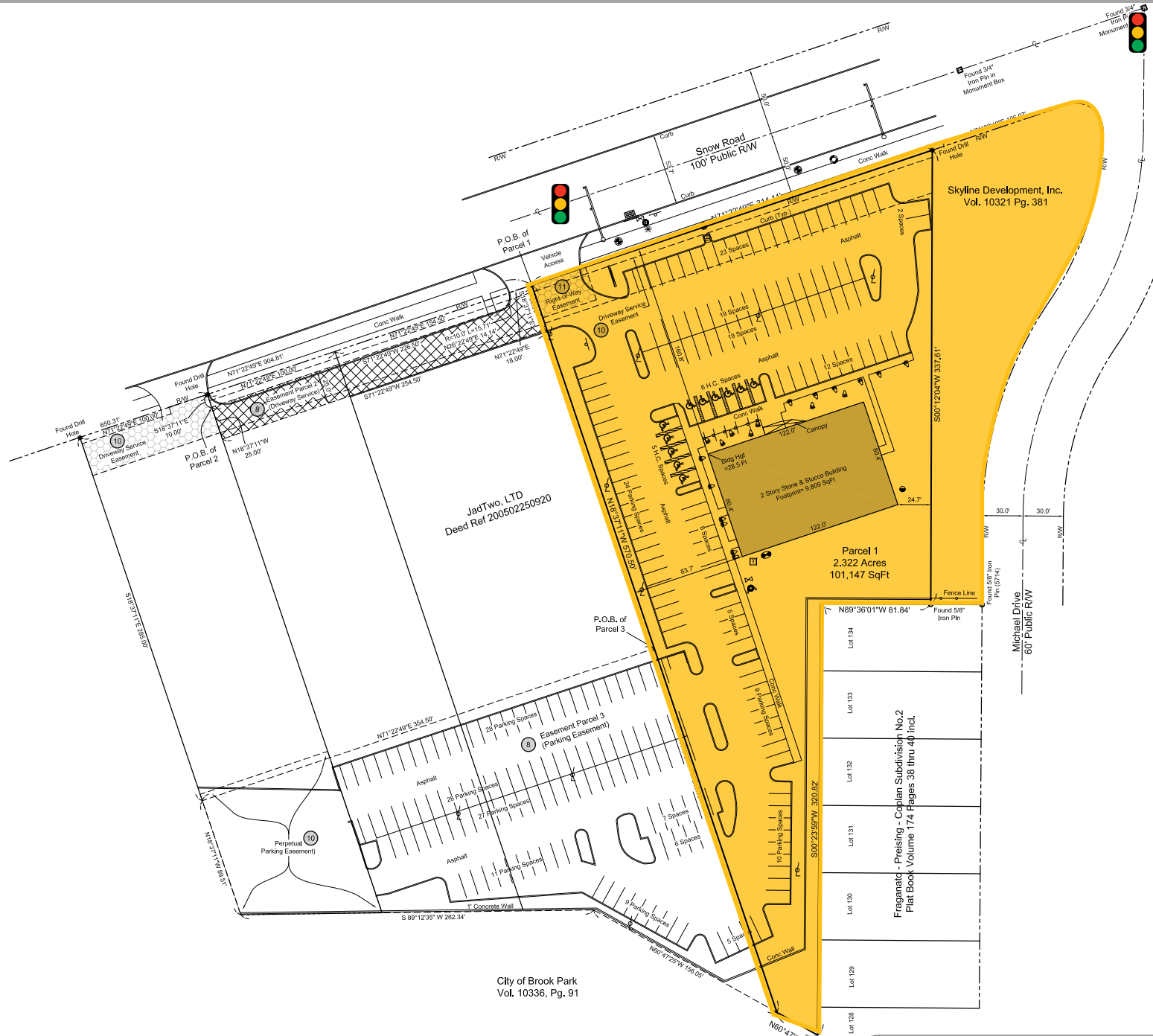
QUICK LINKS (click to view)

3401 Richmond Rd., Suite 200
Beachwood, OH 44122

www.passovgroup.com

FOR MORE INFORMATION, CONTACT: 216.831.8100

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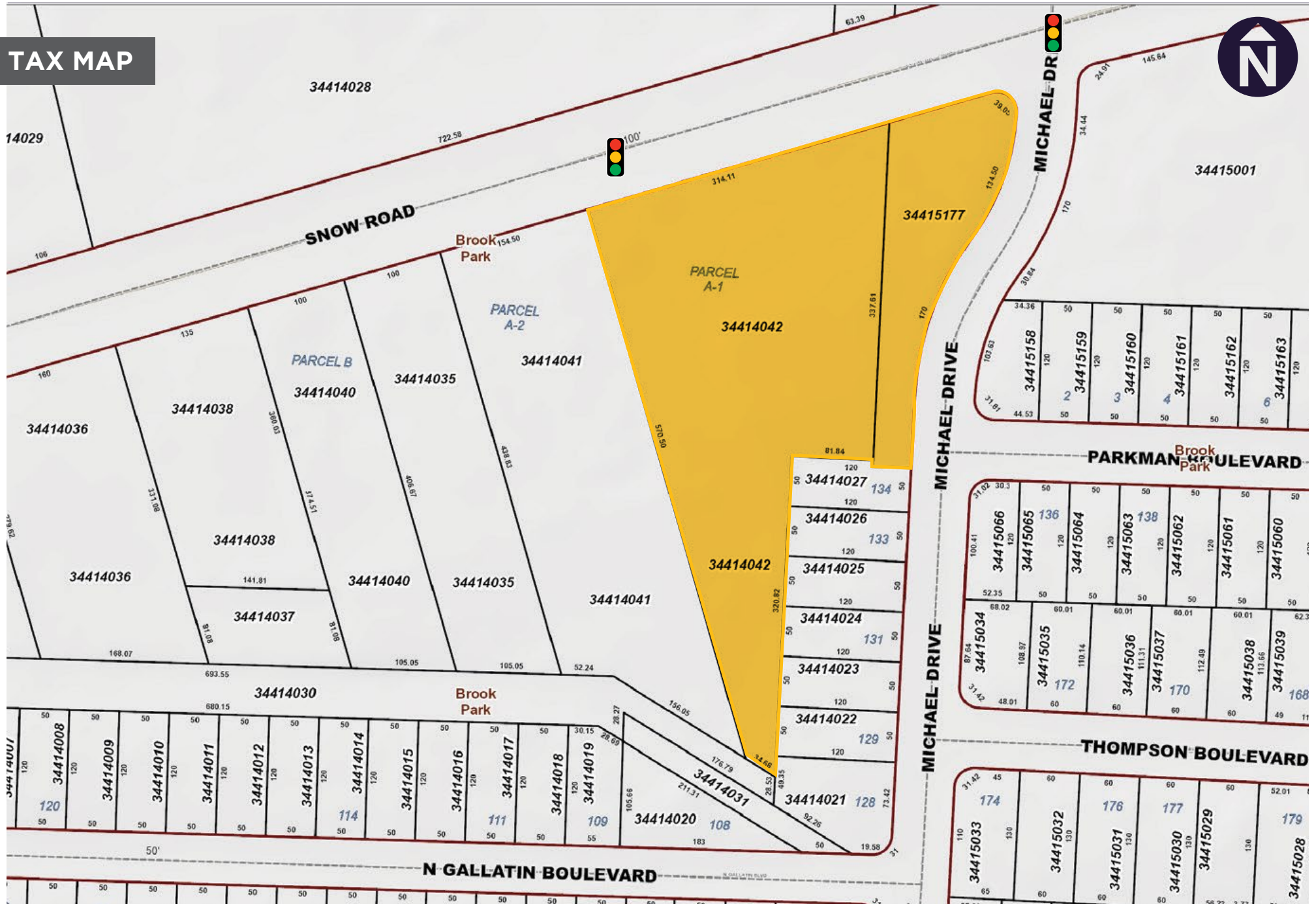


SALE OR REDEVELOPMENT OPPORTUNITY

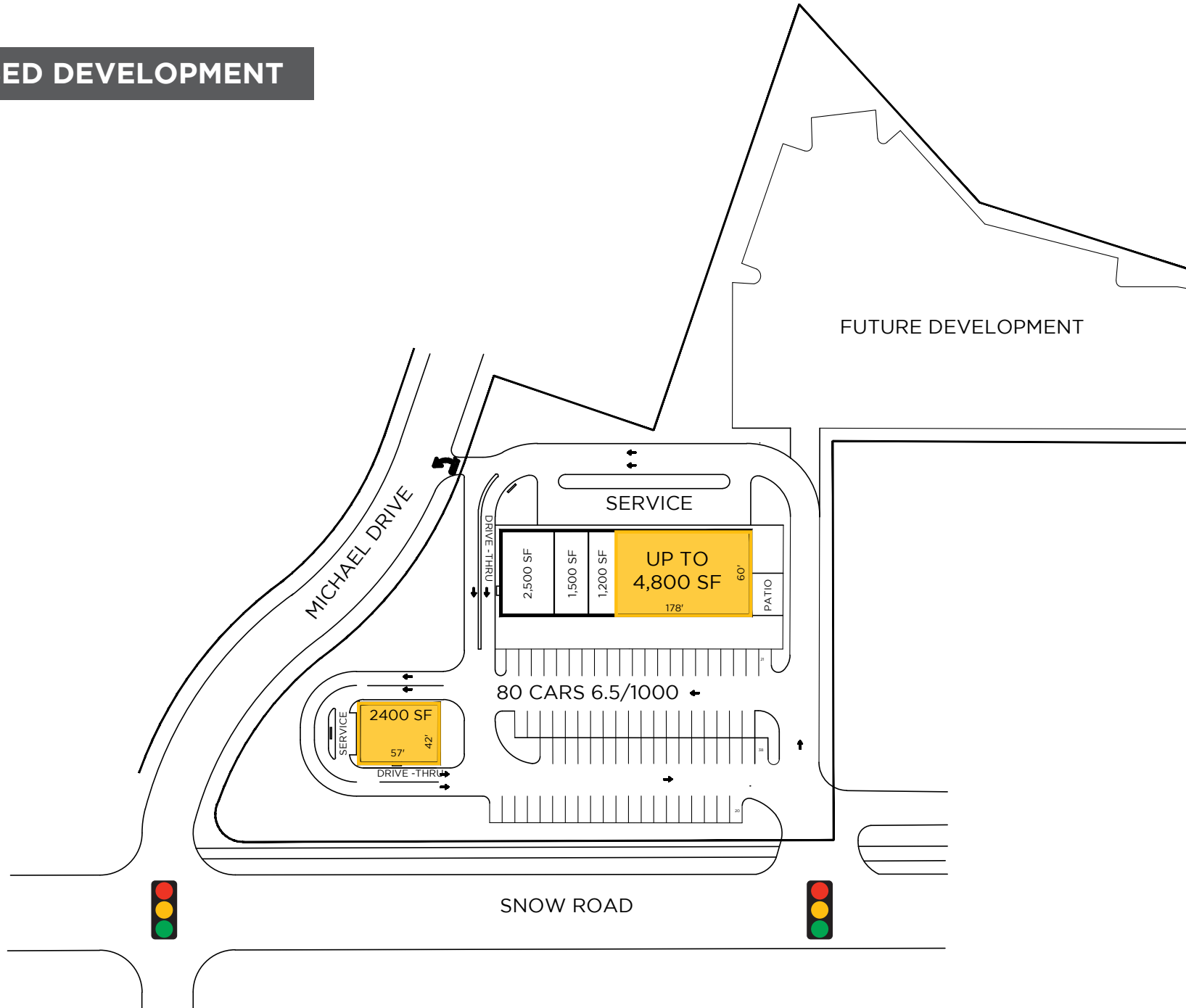
BROOK PARK, OH

TAX MAP

TAX MAP



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SALE OR REDEVELOPMENT OPPORTUNITY

BROOK PARK, OH

TRADE AERIAL

