



**COLDWELL
BANKER
COMMERCIAL**

EMMCO REALTY GROUP

301 NORTH LEAVITT ROAD

\$15.00 SF/yr (NNN)

Amherst, OH 44001

AVAILABLE SPACE

7,000 SF

FEATURES

- National Restaurants include: Bob Evans, Denny's, Taco Bell, Chipotle, Burger King, Arby's, McDonalds, Wendy's, Applebee's, Panera, Dunkin Donuts & more. National Retailers include: coming soon Meijers, Giant Eagle, Pat Catan's, Tractor Supply, Planet Fitness, Home Depot, Kohl's, Lowes, Target, Chase Bank, Walgreens & more.
- Freestanding building.
- 20,993 Vehicles Per Day



**FOR
LEASE**

EMMCOREALTYGROUP.COM

OFFICE

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**COLDWELL BANKER COMMERCIAL
EMMCO REALTY GROUP**

3681 S. Green Road, Suite 201, Beachwood, Ohio 44122
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301 NORTH LEAVITT ROAD

Amherst, OH 44001

LEASE



PROPERTY DESCRIPTION

Amherst is located on the outer western ring of Cleveland. It has a unique small town feel with all the amenities of the city. The dynamic retail and business development draw over an additional 30,000 people a day!

PROPERTY HIGHLIGHTS

- National Restaurants include: Bob Evans, Denny's, Taco Bell, Chipotle, Burger King, Arby's, McDonalds, Wendy's, Applebee's, Panera, Dunkin Donuts & more. National Retailers include: coming soon Meijers, Giant Eagle, Pat Catan's, Tractor Supply, Planet Fitness, Home Depot, Kohl's, Lowes, Target, Chase Bank, Walgreens & more.
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OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	7,000 SF
Lot Size:	1.4 Acres
Building Size:	7,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,266	17,201	36,448
Total Population	5,653	41,508	90,935
Average HH Income	\$63,504	\$58,812	\$52,558
Total Businesses	290	1,206	2,459
Total Employees	3,196	16,126	30,536

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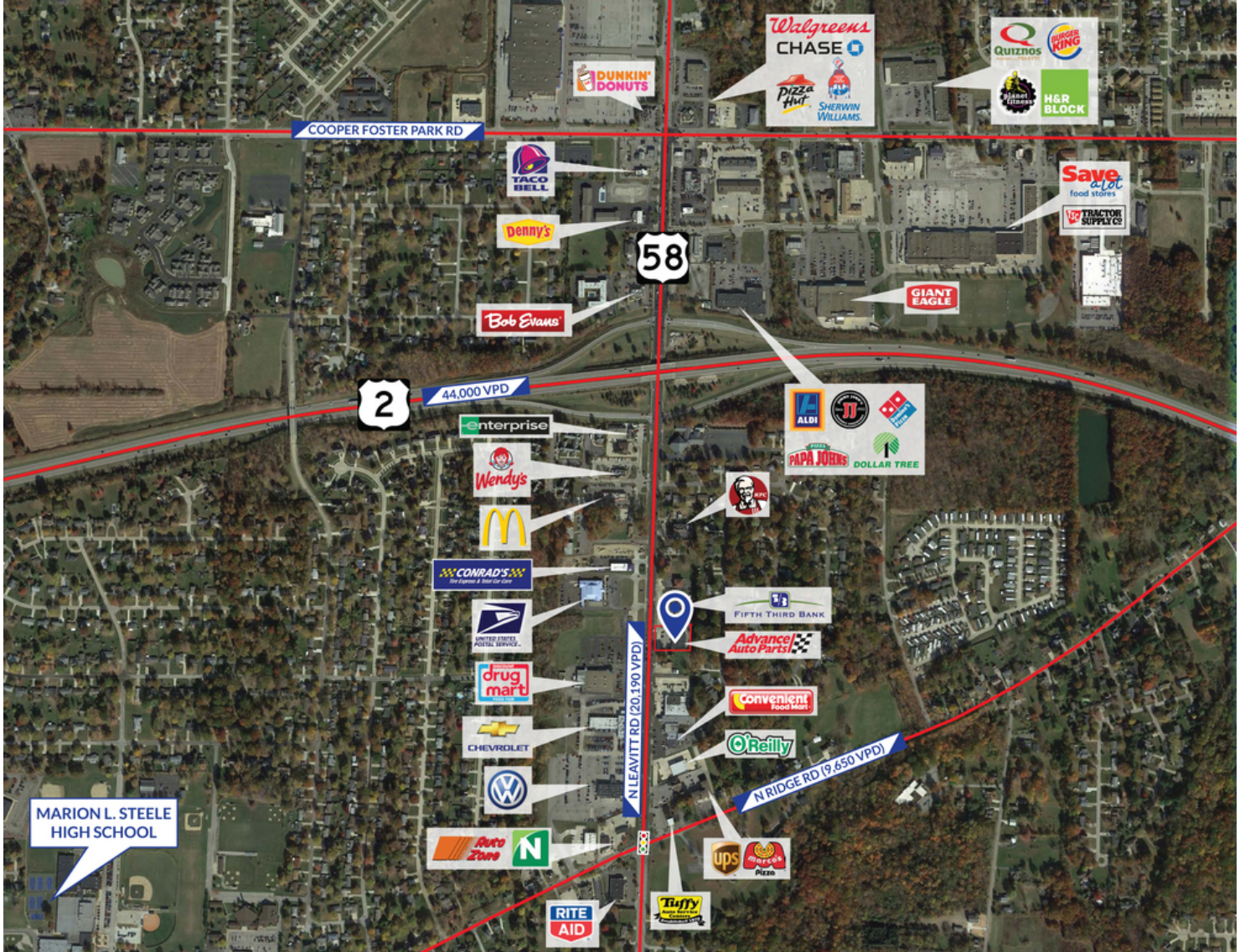
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