



25780 MILES ROAD
BEDFORD HEIGHTS, OHIO

THE PROPERTY

- Retail/office space available for lease:
 - 1,984 SF (Miles Road side)
 - 2,343 SF (end-cap Miles Road side)
 - 2,600 SF (Richmond Road side)
- Two-story 2,940 SF end cap unit available
 - Divisible
 - 1,470 SF per floor
- Great location at the Richmond Road and Miles Road intersection
- Ideally located near I-271, I-480 & State Route 422
- Close proximity to local restaurants and shopping centers
- **New facade and renovations recently completed!**

DEMOGRAPHICS

	ESTIMATED POPULATION	DAYIME EMPLOYESS	AVERAGE HH INCOME
3 Miles:	50,731	100,218	\$73,865
5 Miles:	153,453	161,353	\$93,637
7 Miles:	334,437	228,683	\$89,587

Contact Agent:

Michael J. Hirsch (216) 514-1400 ext 107 mhirsch@kowitzrealestate.com
 Kowit & Company Real Estate Group | 216.514.1400 | www.kowitzrealestate.com

SITE PLAN

25780 MILES ROAD, BEDFORD HEIGHTS, OHIO



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PHOTOS

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AERIAL

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DEMOGRAPHICS

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25780 Miles Rd		3 mi radius	5 mi radius	7 mi radius
Bedford Heights, OH 44146				
POPULATION	2019 Estimated Population	50,731	153,453	334,437
	2024 Projected Population	48,198	147,022	326,168
	2010 Census Population	51,387	158,533	345,560
	2000 Census Population	54,878	170,742	377,768
	Projected Annual Growth 2019 to 2024	-1.0%	-0.8%	-0.5%
	Historical Annual Growth 2000 to 2019	-0.4%	-0.5%	-0.6%
	2019 Median Age	41.4	42.1	41.1
HOUSEHOLDS	2019 Estimated Households	22,831	67,397	147,444
	2024 Projected Households	21,805	64,828	144,504
	2010 Census Households	21,825	65,536	143,608
	2000 Census Households	22,233	68,257	151,386
	Projected Annual Growth 2019 to 2024	-0.9%	-0.8%	-0.4%
	Historical Annual Growth 2000 to 2019	0.1%	-	-0.1%
RACE AND ETHNICITY	2019 Estimated White	30.8%	39.8%	47.7%
	2019 Estimated Black or African American	63.6%	54.0%	45.6%
	2019 Estimated Asian or Pacific Islander	2.4%	3.3%	3.8%
	2019 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.1%
	2019 Estimated Other Races	3.0%	2.8%	2.7%
	2019 Estimated Hispanic	2.3%	2.1%	2.2%
INCOME	2019 Estimated Average Household Income	\$73,865	\$93,637	\$89,587
	2019 Estimated Median Household Income	\$59,299	\$70,684	\$68,458
	2019 Estimated Per Capita Income	\$33,603	\$41,354	\$39,645
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	1.6%	1.8%	1.9%
	2019 Estimated Some High School (Grade Level 9 to 11)	6.5%	6.2%	6.1%
	2019 Estimated High School Graduate	29.3%	25.4%	24.9%
	2019 Estimated Some College	24.1%	22.3%	21.0%
	2019 Estimated Associates Degree Only	8.2%	7.4%	7.2%
	2019 Estimated Bachelors Degree Only	16.6%	18.2%	20.1%
	2019 Estimated Graduate Degree	13.7%	18.8%	18.7%
BUSINESS	2019 Estimated Total Businesses	4,555	8,712	14,500
	2019 Estimated Total Employees	100,218	161,353	228,683
	2019 Estimated Employee Population per Business	22.0	18.5	15.8
	2019 Estimated Residential Population per Business	11.1	17.6	23.1

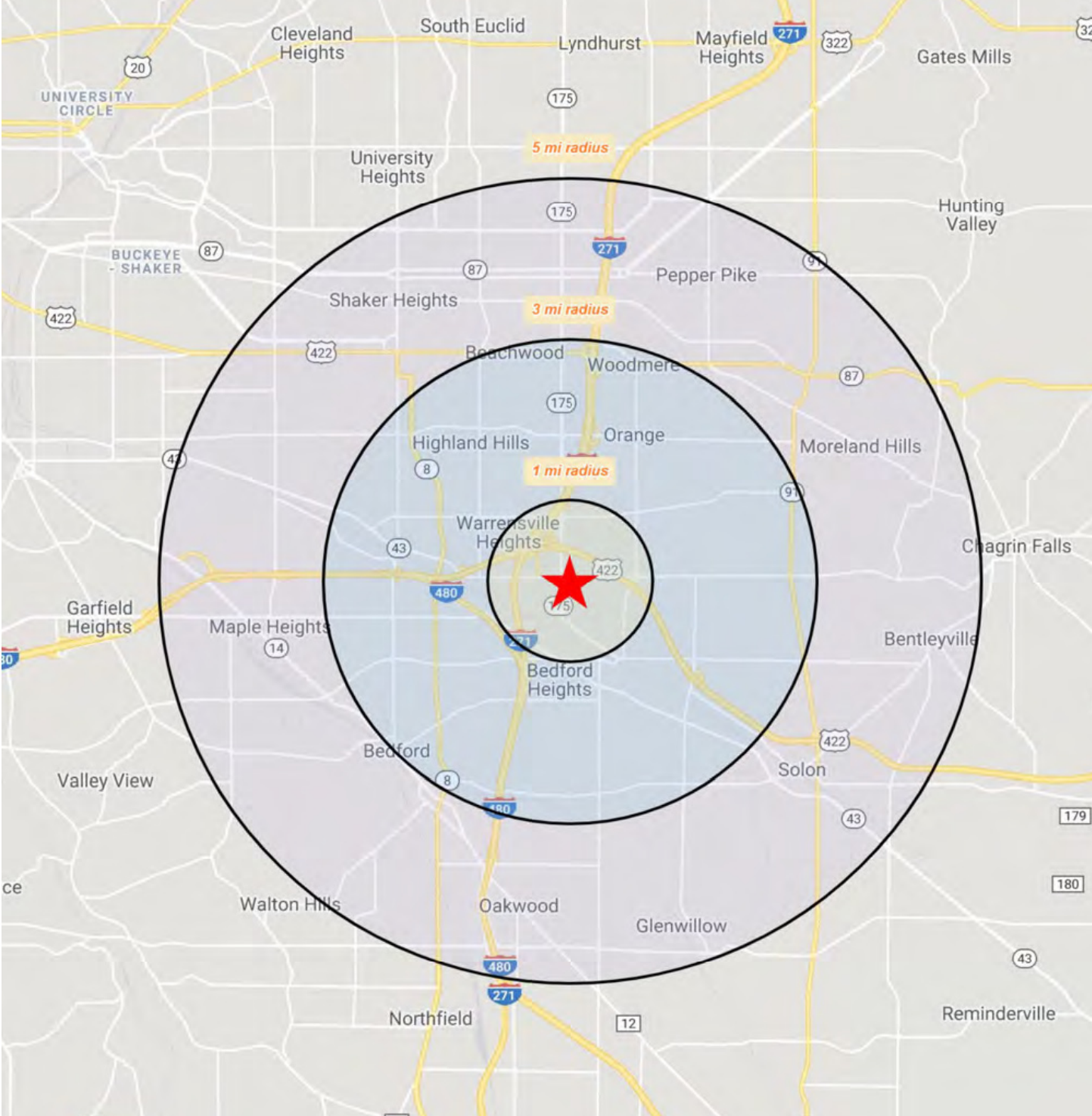
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AREA MAP

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