

# 6300 BROOKPARK ROAD

Cleveland, Ohio 44129

High Traffic Location / For Sale or Lease



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## RETAIL SPACE

5,273 SF

## LOT SIZE

0.4 acres

## SALE PRICE

\$450,000

## LEASE RATE







\$14.00/SF NNN

## COMMENTS

- High traffic location on Brookpark Road near Pearl Road (16,000 VPD)
- Excellent street visibility
- Drive-thru
- Ability to add more parking
- Densley populated area
- Next door to Wendy's
- 0.4 miles from I-480



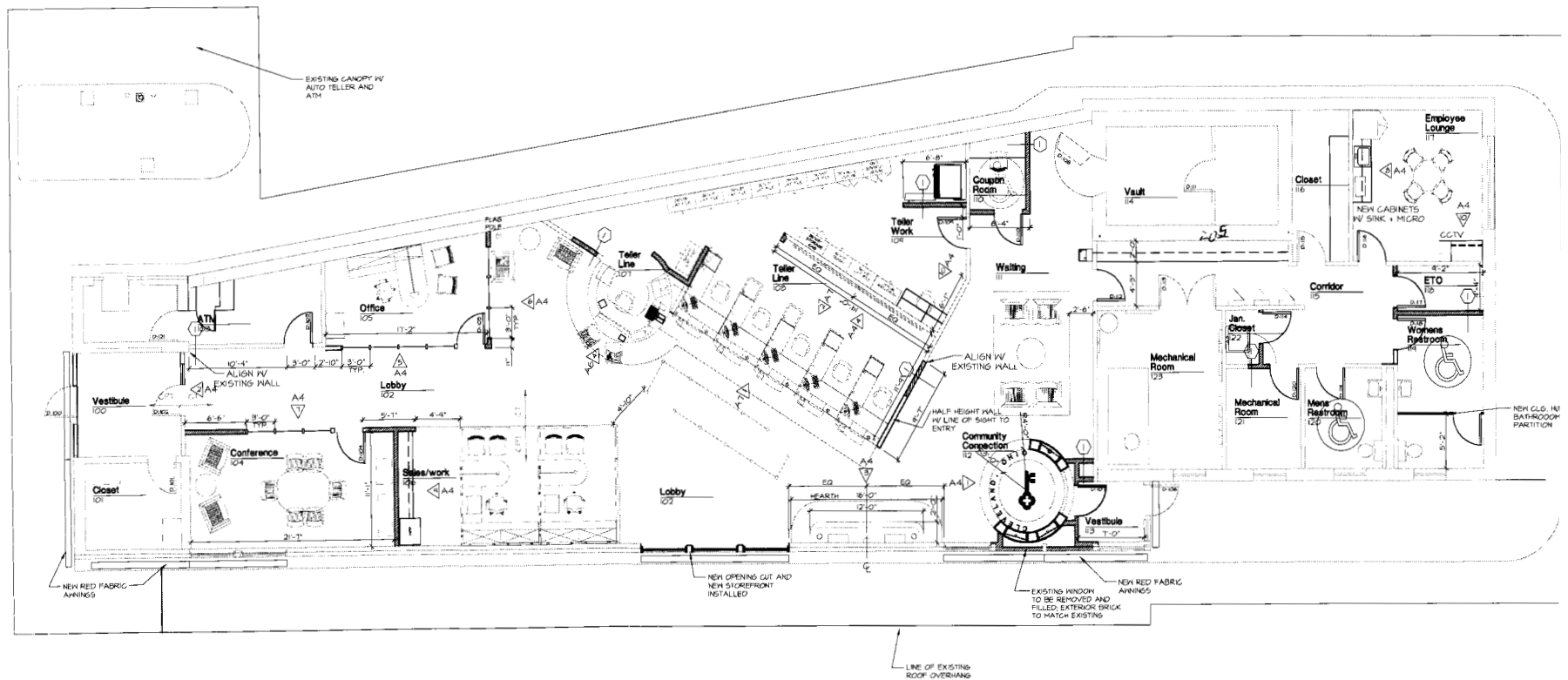
## NEIGHBORHOOD DEMOGRAPHICS

	 POPULATION	 HOUSEHOLDS	 MEDIAN HH INCOME	 AVERAGE HH INCOME	 DAYTIME POPULATION	 TOTAL BUSINESSES
1 Mile	17,706	7,854	\$54,484	\$64,313	8,444	819
3 Miles	129,557	59,299	\$48,675	\$62,933	50,661	3,948
5 Miles	313,531	141,047	\$48,963	\$64,709	153,383	11,366
10 Minute Drive	151,100	67,960	\$48,569	\$62,598	84,345	5,554

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## FLOORPLAN

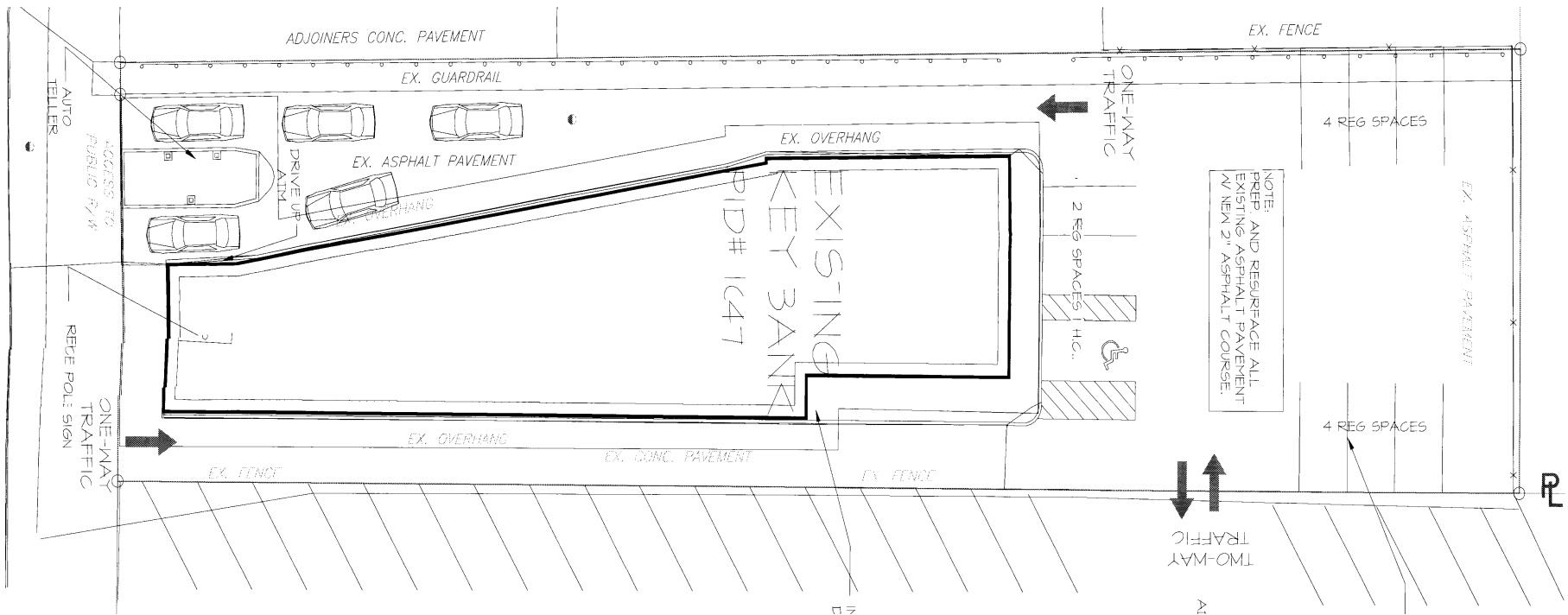


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## SITE PLAN



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