# 16161 Brookpark Road

BROOK PARK, OHIO 44142



#### **BRIAN SMITH**

Sales Associate 216.525.1476 bsmith@crescorealestate.com



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### **Property Highlights**



- This former 4 star Hotel Port-O-Call is in a prime location. Excellent facility for an inpatient rehabilitation & recovery center.
- The city of Brook Park has given a preliminary approval for this use.
- Located in the center of Cleveland's suburbs, this property is able to serve those in need from anywhere within the Greater Cleveland Metropolitan Area.
- 158 rooms in total, each with private bathroom & shower. Common areas, banquet room, even an indoor pool!
- New roof April 2018.

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	90 C	Demographics			
	E.		3 Mile	5 Mile	10 Mile
	822 UNI P	Population	84,627	564,399	574,354
		AVG. HH Income	\$59,074	\$61,808	\$68,252
Bay Village 6 Rocky River 23 Lakewood		Daytime Population	46,707	125,197	295,539
Wastlaka (20)		Traffic Counts			
Fairview Park (237)	176	480 & I-71		107,	206 VPD
252 Fairview Park		-71 & Brookpark R	oad	77,2	20 VPD
North Olmsted Rocky River Reservation	16161 Brookpark Rd Brook Park, OH				
Brook Park	Parma Heights Seven Hills (2)				
Olmsted Falls Berea Heights	94 Independence				

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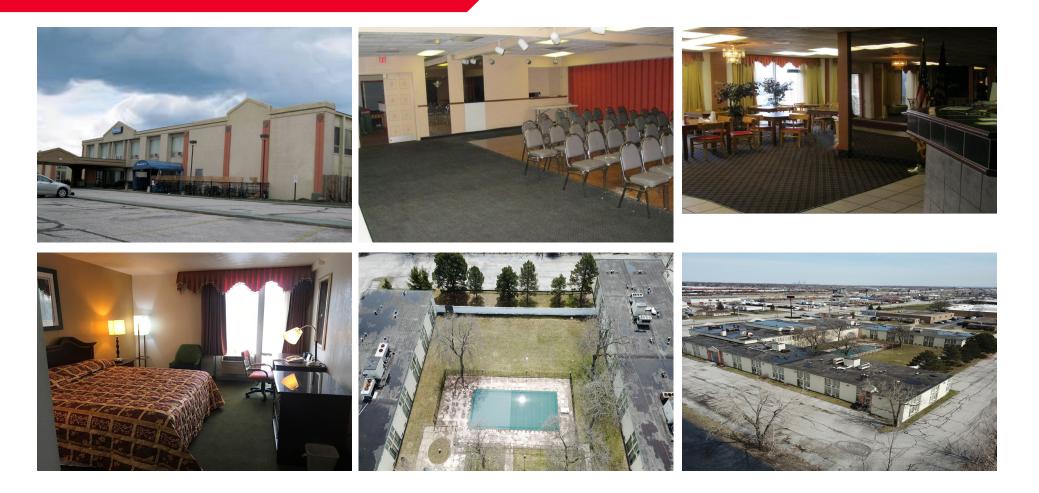


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### **Property Photos**





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