

# RETAIL SPACE FOR LEASE



**22 EXCHANGE**  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio

## Property Highlights

- New construction in the heart of Downtown Akron
- Mixed use development offering University of Akron students downtown living; within walking distance of University of Akron
- Dining and entertainment district
- 6,000 SF (divisible up to 3 spaces) end-cap space available at the corner of S. Main & Exchange Streets
- 2,093 SF turn-key restaurant space available
- 2,863 SF corner space available on S. Main & Cedar Streets
- Over 2,000 student beds within minutes from site
- Easy access to University of Akron Campus, Downtown Akron, and Route 8

## Demographics:

Estimated Population	Daytime Employees	Average HH Income
3 Miles: 120,830	3 Miles: 94,414	3 Miles: \$47,231
5 Miles: 231,187	5 Miles: 148,825	5 Miles: \$54,481
7 Miles: 343,976	7 Miles: 204,340	7 Miles: \$62,411



## Contact Agents:

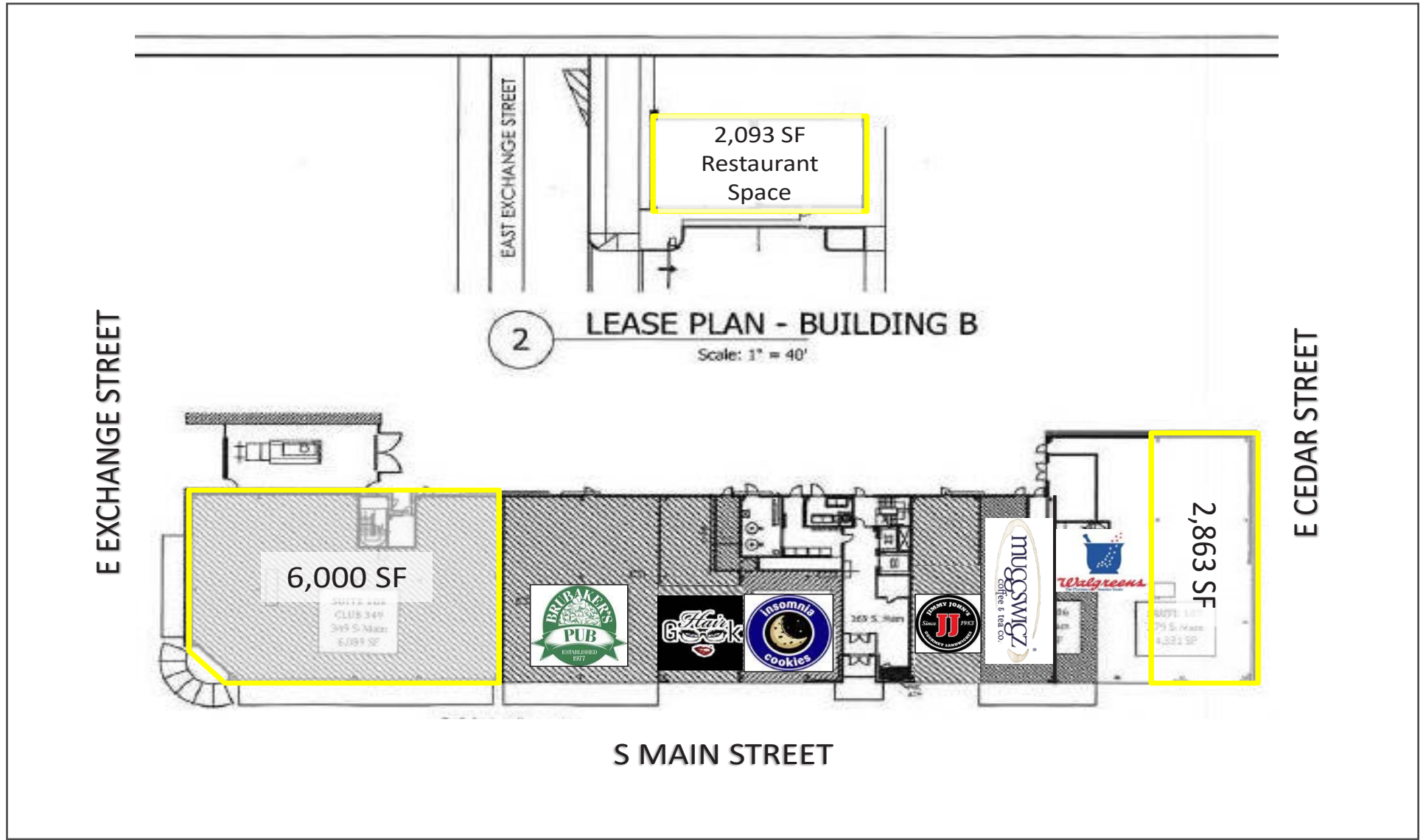
**Amy Doroba**

216.514.1400 x124

adoroba@kowitzrealstate.com

# RETAIL SPACE FOR LEASE SITE PLAN

22 Exchange  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio



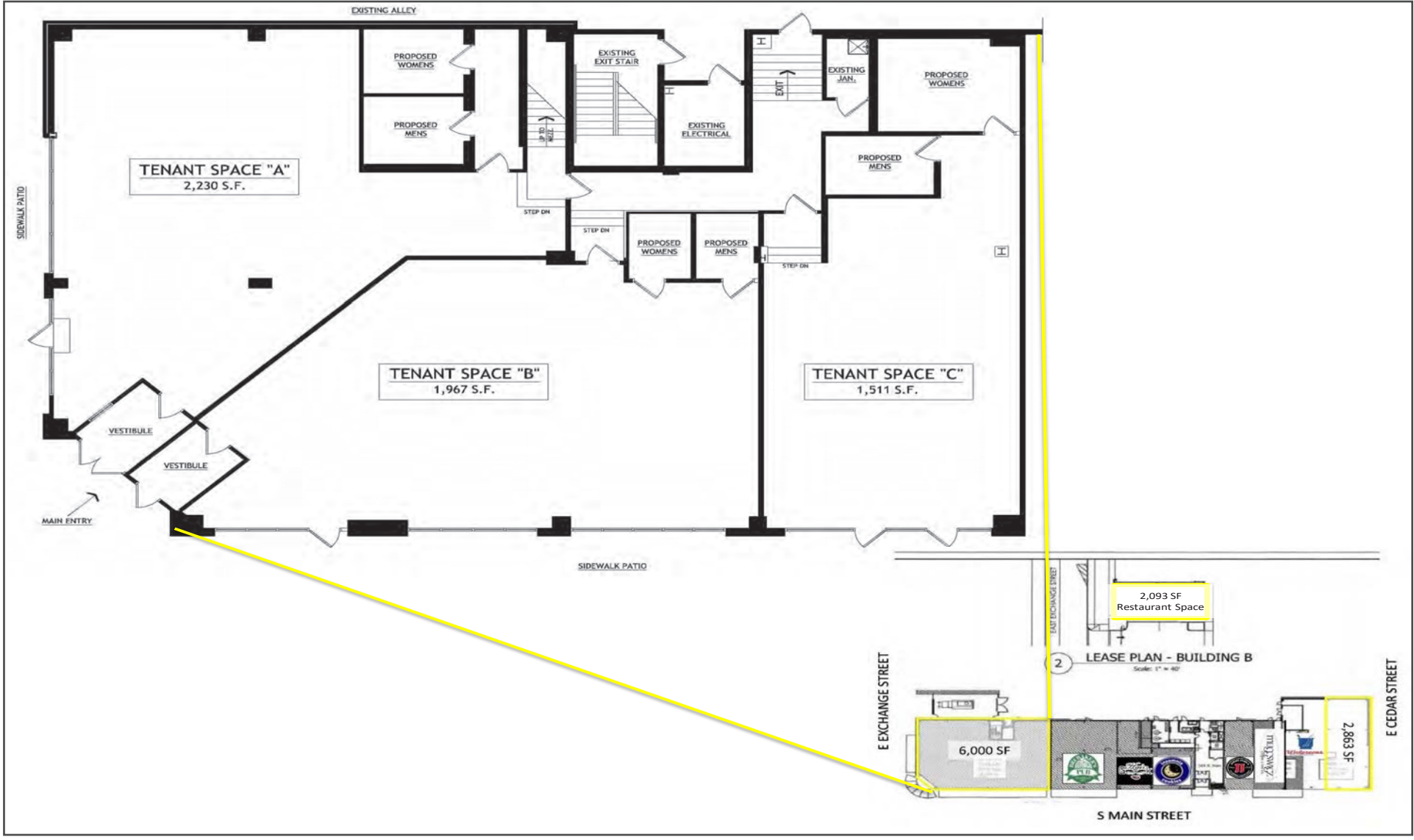
**KOWIT & COMPANY**  
REAL ESTATE GROUP  
6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | [www.kowitrealestate.com](http://www.kowitrealestate.com)

## Contact Agents:

**Amy Doroba**  
216.514.1400 x124  
[adoroba@kowitrealestate.com](mailto:adoroba@kowitrealestate.com)

# RETAIL SPACE FOR LEASE SITE PLAN

**22 Exchange**  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio



**KOWIT & COMPANY**  
REAL ESTATE GROUP  
6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | www.kowitrealestate.com

**Contact Agents:**  
**Amy Doroba**  
216.514.1400 x124  
adoroba@kowitrealestate.com

# RETAIL SPACE FOR LEASE AERIAL

22 Exchange  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio



**KOWIT & COMPANY**  
REAL ESTATE GROUP

6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | www.kowitrealestate.com

## Contact Agents:

**Amy Doroba**  
216.514.1400 x124  
adoroba@kowitrealestate.com

# RETAIL SPACE FOR LEASE CLOSE UP AERIAL

22 Exchange  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio



**KOWIT & COMPANY**  
REAL ESTATE GROUP

6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | [www.kowitrealestate.com](http://www.kowitrealestate.com)

**Contact Agents:**

**Amy Doroba**  
216.514.1400 x124  
[adoroba@kowitrealestate.com](mailto:adoroba@kowitrealestate.com)

# RETAIL SPACE FOR LEASE DEMOGRAPHICS

**22 Exchange**  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio

22 E Exchange St Akron, OH 44308		3 mi radius	5 mi radius	7 mi radius
POPULATION	2018 Estimated Population	120,830	231,187	343,976
	2023 Projected Population	125,810	233,996	344,321
	2010 Census Population	120,964	232,888	346,554
	2000 Census Population	137,018	251,113	364,571
	Projected Annual Growth 2018 to 2023	0.8%	0.2%	-
	Historical Annual Growth 2000 to 2018	-0.7%	-0.4%	-0.3%
2018 Median Age	34.4	36.6	38.9	
HOUSEHOLDS	2018 Estimated Households	50,366	101,791	150,778
	2023 Projected Households	53,851	105,544	154,711
	2010 Census Households	48,612	98,754	146,321
	2000 Census Households	54,746	104,766	150,672
	Projected Annual Growth 2018 to 2023	1.4%	0.7%	0.5%
	Historical Annual Growth 2000 to 2018	-0.4%	-0.2%	-
RACE AND ETHNICITY	2018 Estimated White	48.0%	63.8%	72.6%
	2018 Estimated Black or African American	42.6%	28.5%	20.7%
	2018 Estimated Asian or Pacific Islander	3.8%	3.1%	2.7%
	2018 Estimated American Indian or Native Alaskan	0.3%	0.2%	0.2%
	2018 Estimated Other Races	5.3%	4.3%	3.7%
	2018 Estimated Hispanic	3.1%	2.7%	2.4%
INCOME	2018 Estimated Average Household Income	\$47,231	\$54,481	\$62,411
	2018 Estimated Median Household Income	\$35,470	\$42,045	\$48,942
	2018 Estimated Per Capita Income	\$20,103	\$24,223	\$27,550
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	3.7%	3.2%	2.8%
	2018 Estimated Some High School (Grade Level 9 to 11)	10.2%	8.3%	7.3%
	2018 Estimated High School Graduate	36.4%	35.5%	35.1%
	2018 Estimated Some College	21.9%	21.4%	20.3%
	2018 Estimated Associates Degree Only	9.4%	9.6%	9.6%
	2018 Estimated Bachelors Degree Only	12.3%	14.8%	16.4%
	2018 Estimated Graduate Degree	6.2%	7.3%	8.4%
BUSINESS	2018 Estimated Total Businesses	5,715	10,475	15,290
	2018 Estimated Total Employees	94,414	148,825	204,340
	2018 Estimated Employee Population per Business	16.5	14.2	13.4
	2018 Estimated Residential Population per Business	21.1	22.1	22.5



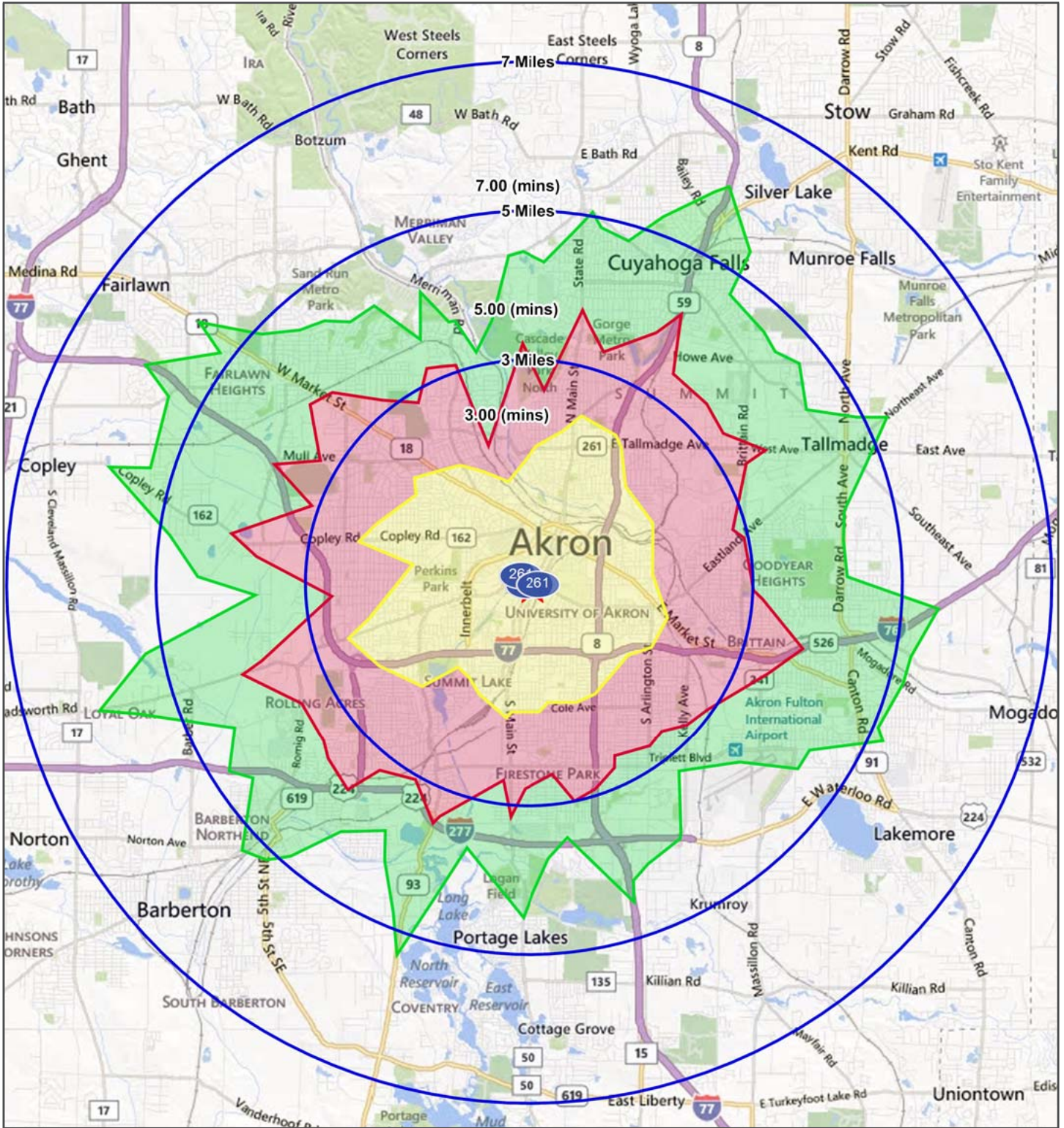
6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | www.kowitrealestate.com

## Contact Agents:

**Amy Doroba**  
216.514.1400 x124  
adoroba@kowitrealestate.com

# RETAIL SPACE FOR LEASE AREA MAP

22 Exchange  
S. Main Street & E. Cedar Street  
Downtown Akron, Ohio



**KOWIT & COMPANY**  
REAL ESTATE GROUP

6009-B Landerhaven Drive, Suite B  
Mayfield Heights, Ohio 44124  
P: 216.514.1400 | [www.kowitrealestate.com](http://www.kowitrealestate.com)

**Contact Agents:**

**Amy Doroba**  
216.514.1400 x124  
[adoroba@kowitrealestate.com](mailto:adoroba@kowitrealestate.com)