

4615 MAYFIELD ROAD

South Euclid, Ohio 44121

Redevelopment Opportunity / For Sale



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LOT SIZE

2.25 acres (265' x 362')
265' frontage on Mayfield Rd

NEARBY TENANTS

RETAIL: Giant Eagle, Marc's, Pet Valu, CVS, Key Bank, YMCA, Aldi, Pet Supplies Plus, Tesla, USPS

OTHER: Museum of American Porcelain Art, Notre Dame College, University Suburban Health Center, Senders Pediatrics, Cuyahoga County Public Library: South Euclid-Lyndhurst Branch, Aero Controlex Group, Roching Glastic Corporation

COMMENTS

- 22,789 VPD on Mayfield Road
- At a traffic signal
- 270,000+ population within a 5-mile radius
- Near major retailers
- Less than one (1) mile from Brush High School
- Utilities present at site
- Partially flat
- Proactive business community

DEMOGRAPHICS

	1 Mile	5 Miles	10-Minute Drive
 POPULATION	11,380	270,121	128,854
 HOUSEHOLDS	4,888	124,834	57,880
 AVERAGE HH INCOME	\$90,903	\$85,261	\$89,424
 DAYTIME POPULATION	3,747	164,454	50,949
 TOTAL BUSINESSES	425	12,225	4,290

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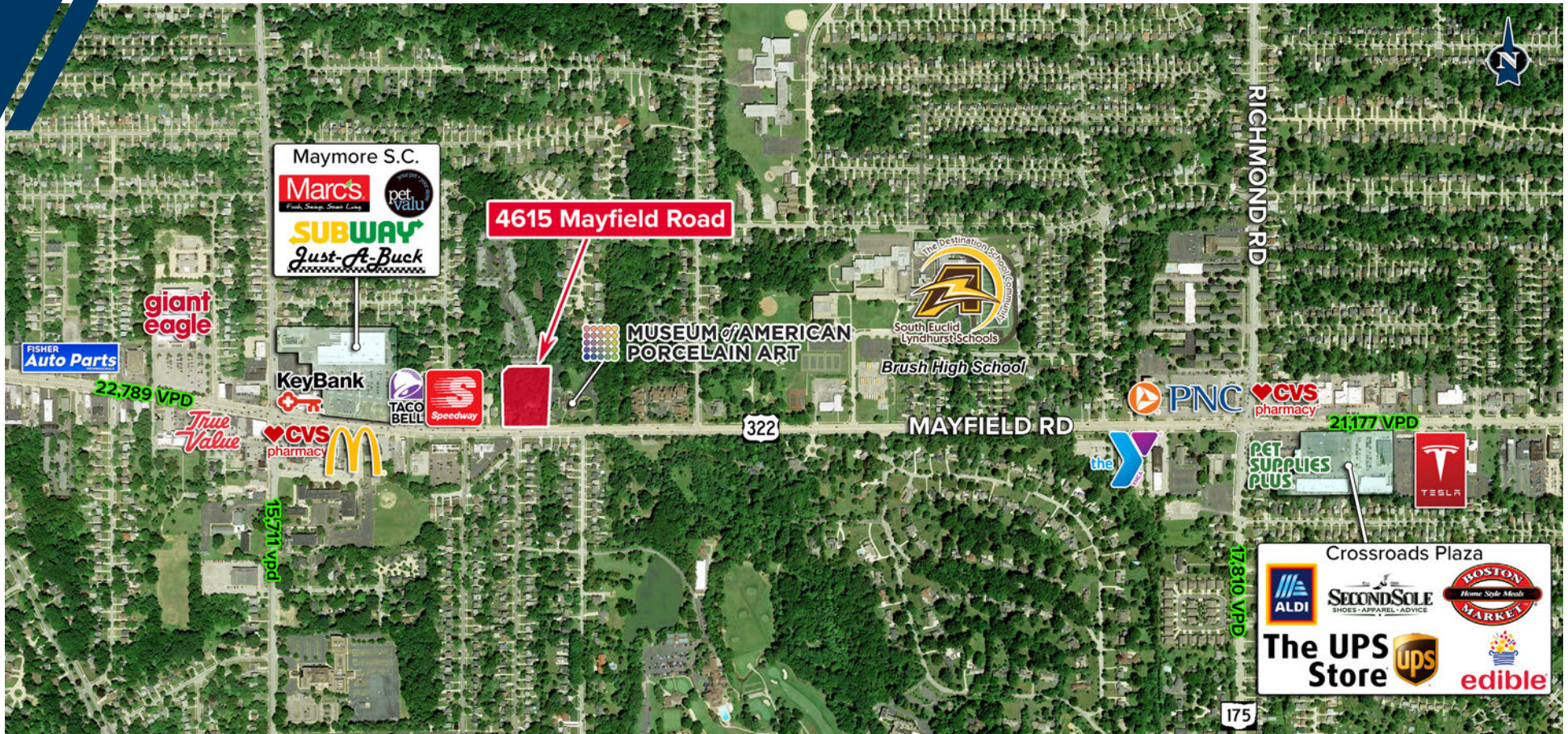
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PLANNED REDEVELOPMENT OF MAYFIELD & GREEN



MAYFIELD-GREEN DISTRICT, M-G PERMITTED USES

Residential

- Multi-family (including apartment and townhouses above retail)
- Nursing home, senior living, and similar care facilities (conditional use)

Office

- Administrative, professional, business, and sales
- Medical, urgent care, and hospitals (conditional use)

Retail/Services

- financial institutions without drive-thru
- personal services
- restaurants without drive-thru
- enclosed retail

Entertainment and community facilities

- assembly halls, meeting places
- libraries
- museums
- theaters, community/movie

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