



WWW.GOODMANREALESTATE.COM  
216.381.8200

# JAKE'S CORNER

## Zanesville, Ohio



### HIGHLIGHTS

- AVAILABLE: Ground lease or build to suit for a freestanding building with drive-thru
- Proposed redevelopment adjacent to new Texas Roadhouse (Opened October 2020)
- 40' pylon signage available
- 2 full points of ingress and egress
- Conveniently located within 500 feet of the Interstate 70 interchange
- Highly visible site from both Interstate 70 (38,099 VPD) and US Route 60 (12,698 VPD)

### DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2026 Projection	31,905	45,640	56,701
2021 Estimate	32,245	46,054	57,174
INCOME	3 MILE	5 MILE	7 MILE
2021 Average	\$50,202	\$55,264	\$57,557
2021 Median	\$34,894	\$39,875	\$42,609
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2021 Employees	20,727	25,985	28,346

### LEASING INFORMATION

www.goodmanrealestate.com  
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#### CLEVELAND

THE OFFICES OF LEGACY VILLAGE  
25333 CEDAR ROAD, SUITE 305  
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#### COLUMBUS

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<b>KEY</b>	LEASED	NEGOTIATING
	AVAILABLE	NOT PART

UNIT	TENANT	SIZE (SQ. FT.)
1	Negotiating	2,200
2	Available	2,700
3	Negotiating	2,325
<b>SITE SUMMARY</b>		<b>7,225</b>

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