

JOIN RURAL KING (NOW OPEN) AND MARSHALLS (OPENING SPRING 2022)



HIGHLIGHTS

- Positioned just off of Interstate 70 and less than one mile from the east/west Interstate 70 and north/south Interstate 77 interchange providing excellent visibility and easy access for all surrounding communities
- Retail in Cambridge easily draws 20 miles in all directions
- Area retailers and restaurants include Rural King (now open), Marshalls (opening spring 2022), Starbucks, Chipotle, Great Clips, Anytime Fitness, Dollar Tree, Cato, Taco Bell, Burger King, Pulp Juice and Smoothie Bar, Walmart, Aldi, Buffalo Wild Wings, Arby's, Tractor Supply Co., and more
- AVAILABLE:
 - 24,928 SF space for lease
 - 1,600 SF inline space for lease
 - 1,675 SF inline space for lease
 - 0.64 AC outlot for sale or lease
 - Up to 14.7 AC (divisible) adjacent to the center for sale or lease
 - 8,500 SF free standing building on 1.3 AC available December 2021

DEMOGRAPHICS

POPULATION	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2026 Projection	20,861	35,521	47,505	75,401	213,088
2021 Estimate	21,288	36,182	48,214	76,283	215,212
INCOME	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2021 Average	\$51,519	\$57,255	\$58,370	\$60,223	\$58,478
2021 Median	\$38,598	\$43,889	\$45,975	\$48,364	\$45,179
DAYTIME POPULATION	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2021 Employees	13,186	17,443	18,679	24,624	73,120

LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

CLEVELAND

THE OFFICES OF LEGACY VILLAGE
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PARKWAY PLAZA

Cambridge, Ohio



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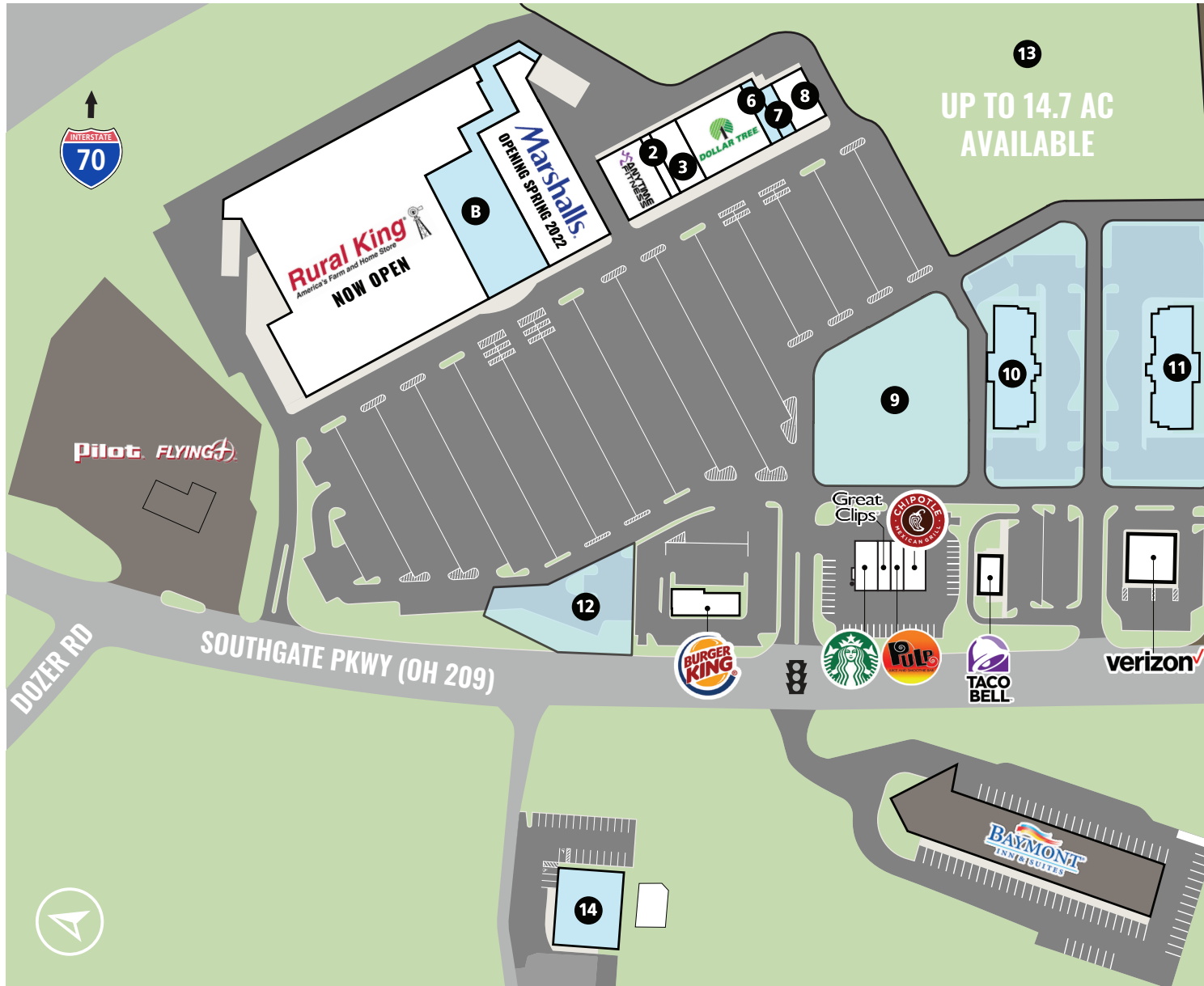
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LEASED	AVAILABLE	NOT PART
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UNIT	TENANT	SIZE
A	Rural King	71,130 SF
B	Available	24,928 SF
C	Marshalls	24,640 SF (Opening Spring 2022)
1	Anytime Fitness	7,000 SF
2	Little Caesars	1,500 SF
3	Cato	4,000 SF
4-5	Dollar Tree	10,500 SF
6	Available	1,675 SF
7	Available	1,600 SF
8	Shogun Thai Sushi Hibachi	4,000 SF
9	Proposed Outlot	1.2 AC
10	Proposed Outlot / Hotel Site	1 AC
11	Proposed Outlot / Hotel Site	1.1 AC
12	Proposed Outlot	0.64 AC
13	Developable Land	11.4 AC up to 14.7 AC available
14	Fastenal (Available December 2021)	8,500 SF on 1.3 AC

Owned by:

