

MIXED-USE COMMERCIAL PROPERTY

91 North Lake St, Madison, OH 44057



OFFERING SUMMARY

SALE PRICE:	\$400,000
LOT SIZE:	0.34 Acres
BUILDING SIZE:	4,400 SF
RENOVATED:	2005
ZONING:	B-1 General Business
MARKET:	Cleveland
SUBMARKET:	Madison Village
PRICE / SF:	\$90.91

PROPERTY OVERVIEW

This is a one and part two-story mixed-use commercial property with an apartment over veterinary offices, built in 1972, containing 4,400 square feet of gross building area above grade, situated on .34 acres of land.

PROPERTY HIGHLIGHTS

- Mixed-use commercial w/ apartment above offices
- Corner lot (Union and North Lake)
- All public utilities
- Three exam rooms equipped with water
- Ceramic tile throughout
- Central A/C
- Move-in ready

KW COMMERCIAL
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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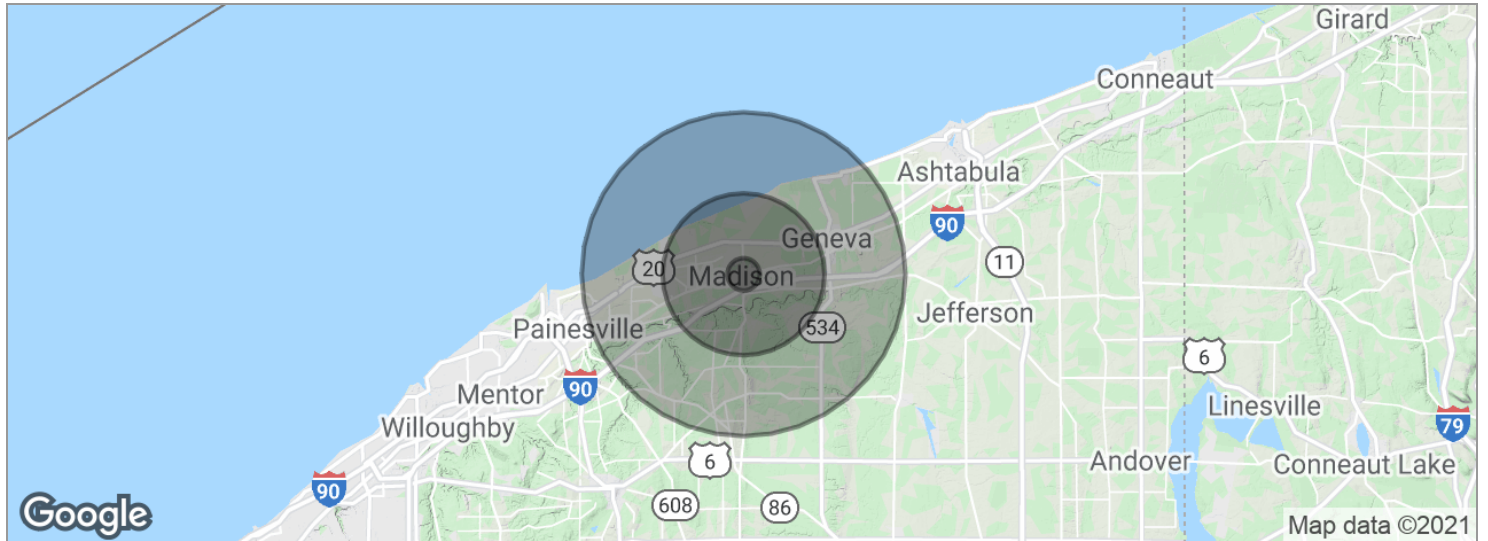
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POPULATION	1 MILE	5 MILES	10 MILES
Total population	1,958	28,461	62,092
Median age	39.3	40.1	40.4
Median age (male)	36.3	38.5	39.1
Median age (Female)	42.6	42.3	41.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	739	10,788	23,672
# of persons per HH	2.6	2.6	2.6
Average HH income	\$66,484	\$59,760	\$60,046
Average house value		\$145,068	\$165,770

* Demographic data derived from 2010 US Census

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