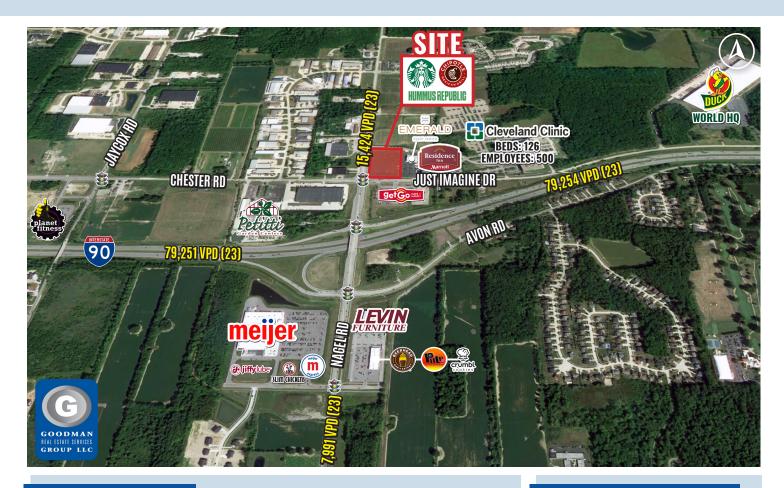


NAGEL CROSSING

Avon, Ohio





HIGHLIGHTS

Starbucks and Chipotle Opening Summer 2024!

- Endcap and inline space available from 2,284 to 4,834 SF
- Over 17,000 employees work within a 7-minute drive
- Nearly 14,000 households, with an average family income of \$132,000, are within a 7-minute drive
- Anchored by the Cleveland Clinic Richard E Jacobs Health Center
- Nagel Road is a major north-south corridor that connects Interstate 90 to Interstate 480
- Positioned to capture customers from Avon, Avon Lake, Westlake, and Bay Village

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2029 Projection	52,301	121,741	210,632
2024 Estimate	51,961	120,785	210,074
INCOME	3 MILE	5 MILE	7 MILE
2024 Average	\$136,907	\$122,636	\$109,172
2024 Median	\$104,530	\$92,943	\$81,266
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2024 Employees	19,909	42,813	64,447

LEASING INFORMATION

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CLEVELAND	THE OFFICES 25333 CEDA CLEVELAND,
COLUMBUS	389 E. LIVIN

THE OFFICES OF LEGACY VILLAGE 25333 CEDAR ROAD, SUITE 305 CLEVELAND, OH 44124

SUS 389 E. LIVINGSTON AVENUE COLUMBUS, OHIO 43215 **STEVE ALTEMARE**

Senior Vice President steve@goodmanrealestate.com

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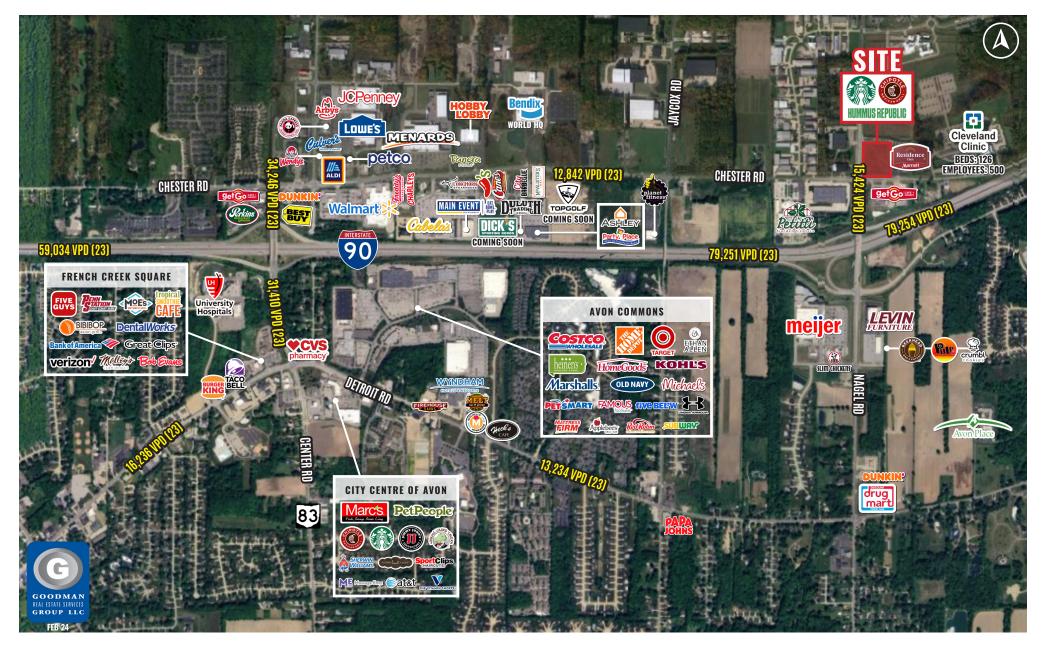
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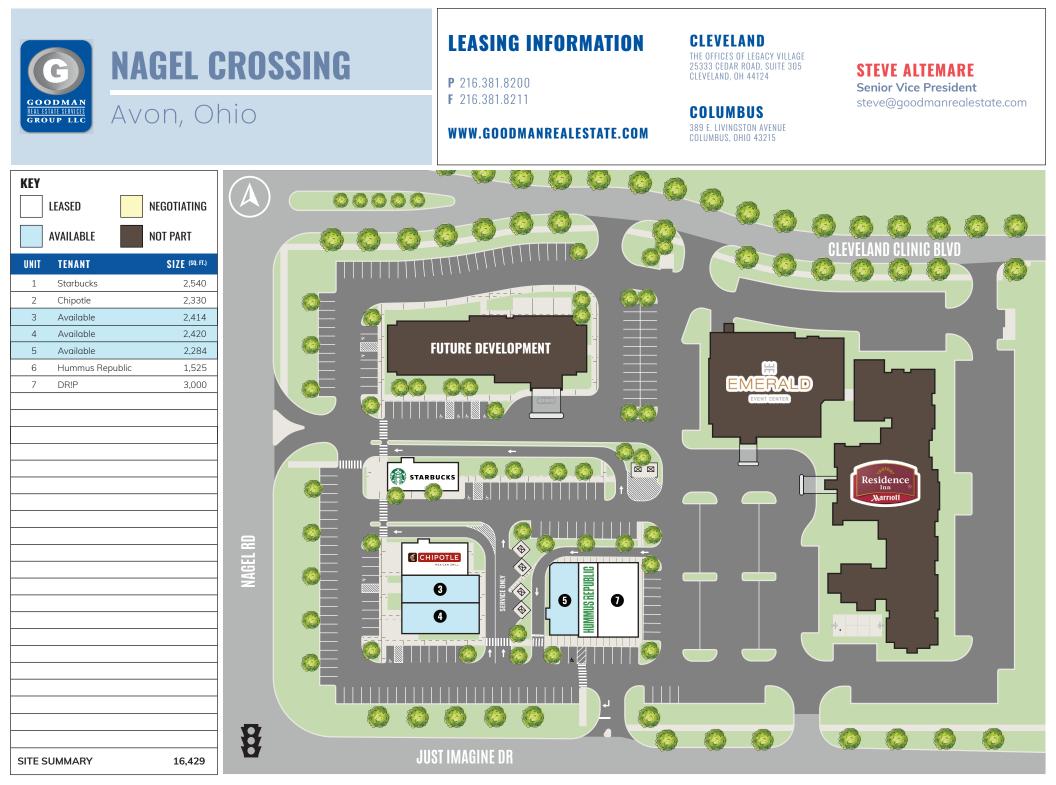
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