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216.381.8200

EMERALD RIDGE CENTER

North Ridgeville, Ohio



HIGHLIGHTS

- **AVAILABLE:** 1,400 SF inline space
- **LOCATION:** Located in the heart of the retail corridor, directly across from Giant Eagle and near Marc's
- **TRAFFIC:** Approximately 17,000 vehicles daily on Center Ridge Road
- **CUSTOMERS:** Over 125,000 people within a 5-mile radius
- **AVERAGE HOUSEHOLD INCOME:** Over \$107,000 within a 5-mile radius
- **DAYTIME POPULATION:** Over 35,000 employees within a 5-mile radius
- **SIGNAGE:** Pylon signage available

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2029 Projection	46,289	127,748	249,909
2024 Estimate	44,303	125,508	247,711
INCOME	3 MILE	5 MILE	7 MILE
2024 Average	\$104,201	\$107,108	\$97,907
2024 Median	\$82,497	\$82,044	\$74,715
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2024 Employees	6,937	35,230	76,168

LEASING INFORMATION
www.goodmanrealestate.com
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CLEVELAND THE OFFICES OF LEGACY VILLAGE
25333 CEDAR ROAD, SUITE 305
CLEVELAND, OH 44124

COLUMBUS 389 E. LIVINGSTON AVENUE
COLUMBUS, OHIO 43215

STEVE ALTEMARE
Senior Vice President
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KEY

	LEASED		NEGOTIATING
	AVAILABLE		NOT PART

UNIT	TENANT	SIZE (SQ. FT.)
1	McCormack Dental	5,040
2	Bank of America	1,875
3	Available	1,400
4	Mr. Hero	1,400
5	Smoothie King	1,400
6	Tan City	2,130
7	Auto Zone	5,600
8	Pizza Hut	2,450

SITE SUMMARY 21,295

Owned by:

