



WWW.GOODMANREALESTATE.COM
216.381.8200

W. 117TH STREET RETAIL OPPORTUNITY

Lakewood, Ohio



HIGHLIGHTS

- **AVAILABLE:** Existing building on 0.67 AC For Lease • Ground Lease • Build-to-suit
- **ADDRESS:** 1332 W 117th St, Lakewood, OH 44107
- **LOCATION:** Between Detroit Ave and Clifton Blvd
- **HOUSEHOLDS:** Over 123,058 households within a 5-minute drive time
- **DAYTIME POPULATION:** Over 111,662 employees within a 5-minute drive time
- **TRAFFIC:** 13,500 vehicles pass in front of the site daily
- **ZONING:** C-3 General Commercial, which allows restaurant, retail, automotive, and office/medical uses

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2031 Projection	124,592	261,541	405,255
2026 Estimate	127,431	260,965	408,270
INCOME	3 MILE	5 MILE	7 MILE
2026 Average	\$86,024	\$89,350	\$88,483
2026 Median	\$61,899	\$64,049	\$64,683
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2026 Employees	24,202	111,662	186,563

LEASING INFORMATION

www.goodmanrealestate.com
216.381.8200

CLEVELAND

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

COLUMBUS

100 W OLD WILSON BRIDGE ROAD,
SUITE 207
COLUMBUS, OH 43085

STEVE ALTEMARE

Senior Vice President

steve@goodmanrealestate.com



LEASING INFORMATION

www.goodmanrealestate.com

216.381.8200

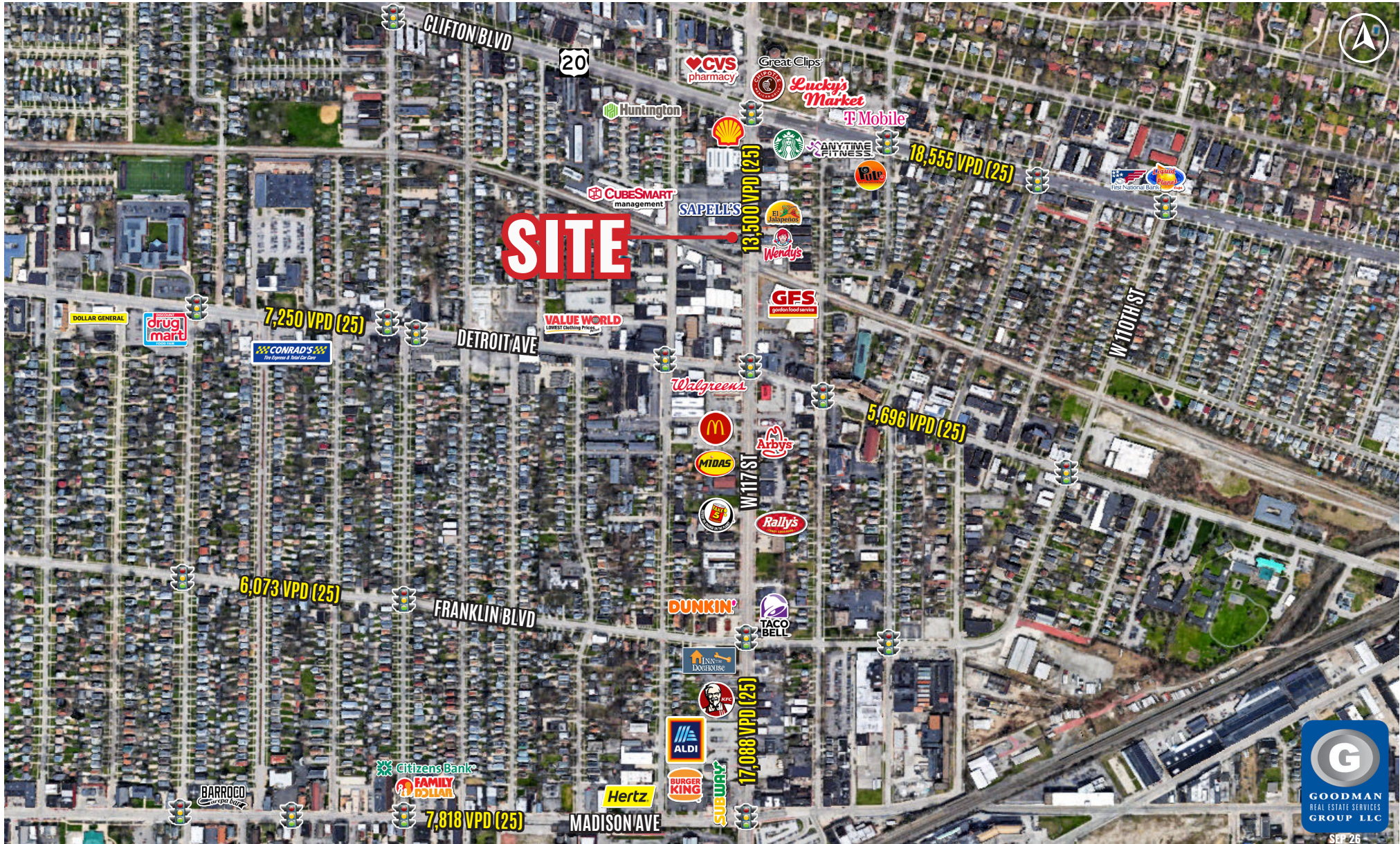
STEVE ALTEMARE

Senior Vice President

steve@goodmanrealestate.com

W. 117TH STREET RETAIL OPPORTUNITY

Lakewood, Ohio





LEASING INFORMATION

www.goodmanrealestate.com

216.381.8200

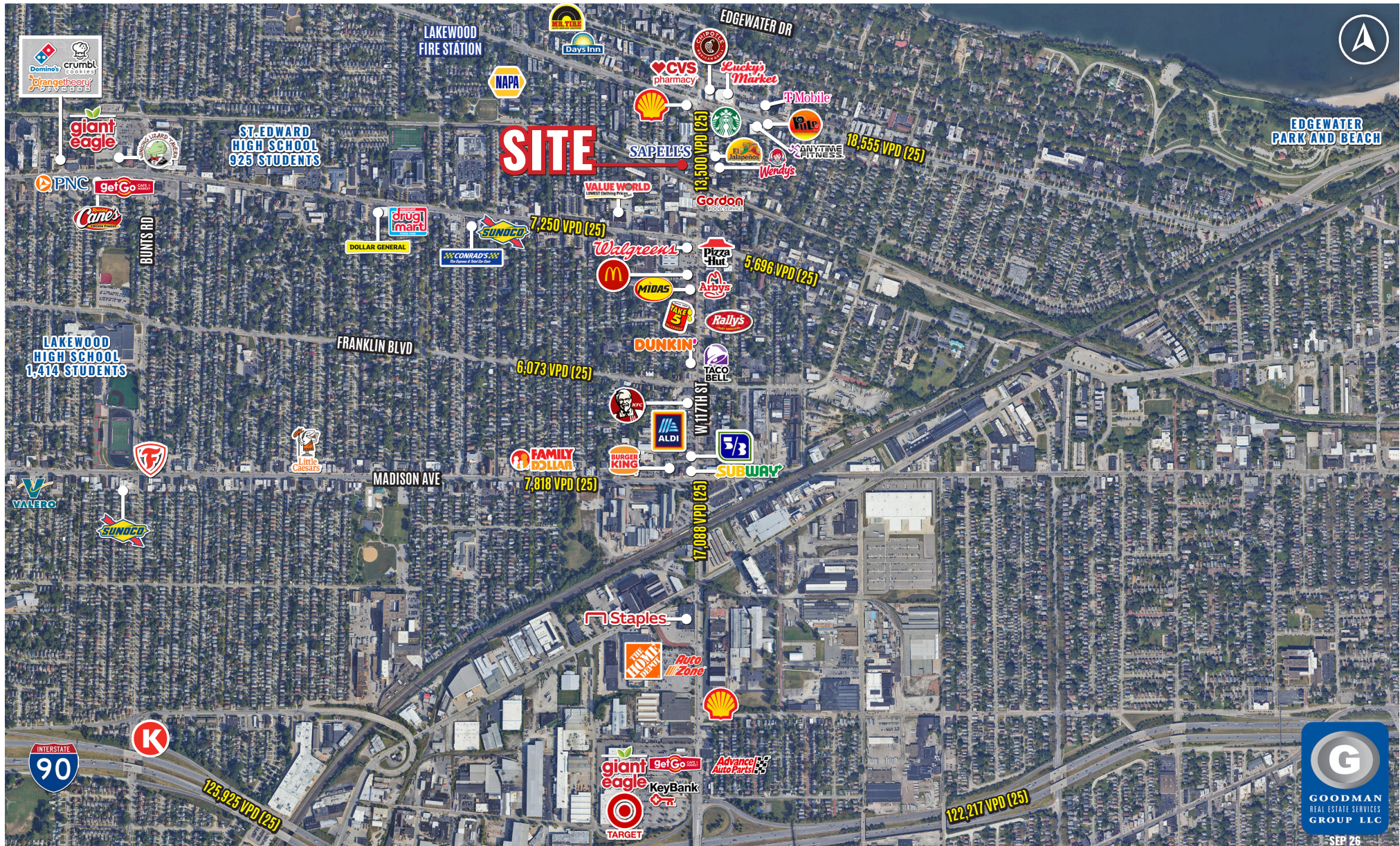
STEVE ALTEMARE

Senior Vice President

steve@goodmanrealestate.com

W. 117TH STREET RETAIL OPPORTUNITY

Lakewood, Ohio





W. 117TH STREET RETAIL OPPORTUNITY

Lakewood, Ohio

LEASING INFORMATION

P 216.381.8200

F 216.381.8211

WWW.GOODMANREALESTATE.COM

CLEVELAND

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

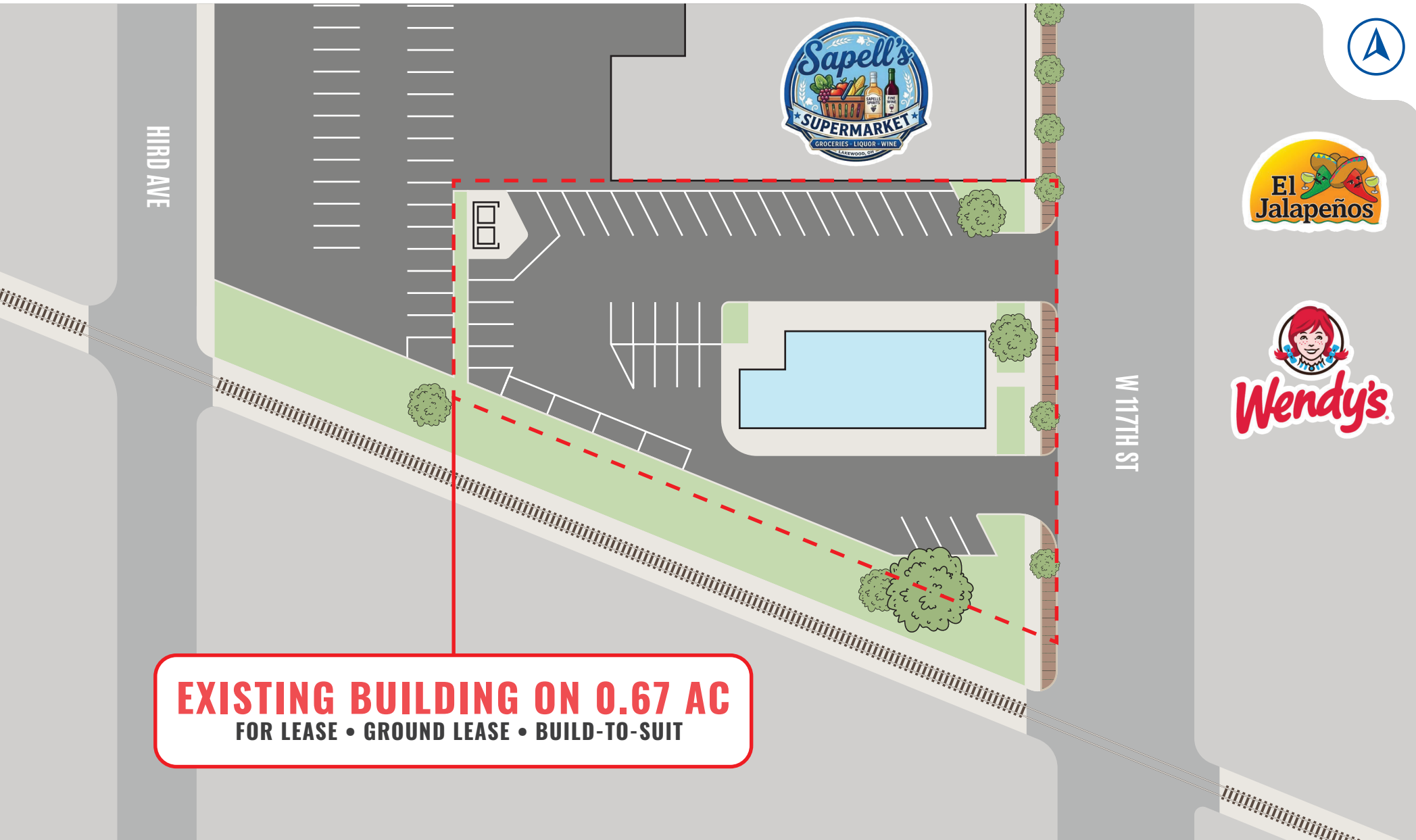
COLUMBUS

100 W OLD WILSON BRIDGE ROAD,
SUITE 207
COLUMBUS, OH 43085

STEVE ALTEMARE

Senior Vice President

steve@goodmanrealestate.com



EXISTING BUILDING ON 0.67 AC
FOR LEASE • GROUND LEASE • BUILD-TO-SUIT