

House Village



THE SHOPPES
AT NORTH LEAVITT

4397 Leavitt Road
Lorain, Ohio 44053

FOR LEASE OR SALE

New +/- 50,000 SF Shopping Center

The Shoppes at North Leavitt
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HIGHLIGHTS

- ▶ New +/- 50,000 SF Shopping Center for lease in the Lorain-Amherst trade area
- ▶ Four (4) outparcels available for lease or build-to-suit
- ▶ 7.4 acres is located behind the proposed shopping center
- ▶ Access to Traffic light at Tower Blvd
- ▶ This site is located across from the Litehouse Village Shopping Center which includes Super Wal-Mart, Kohls, Home Depot, Skechers, Per Supplies Plus, Applebees, Original Mattress, Rue 21, and Starbucks
- ▶ Trade Area includes a new Meijer, Chick Fil A, Raising Caines, Giant Eagle, Target, Lowes, Five Guys, Verizon, Mattress Firm and Chipotle



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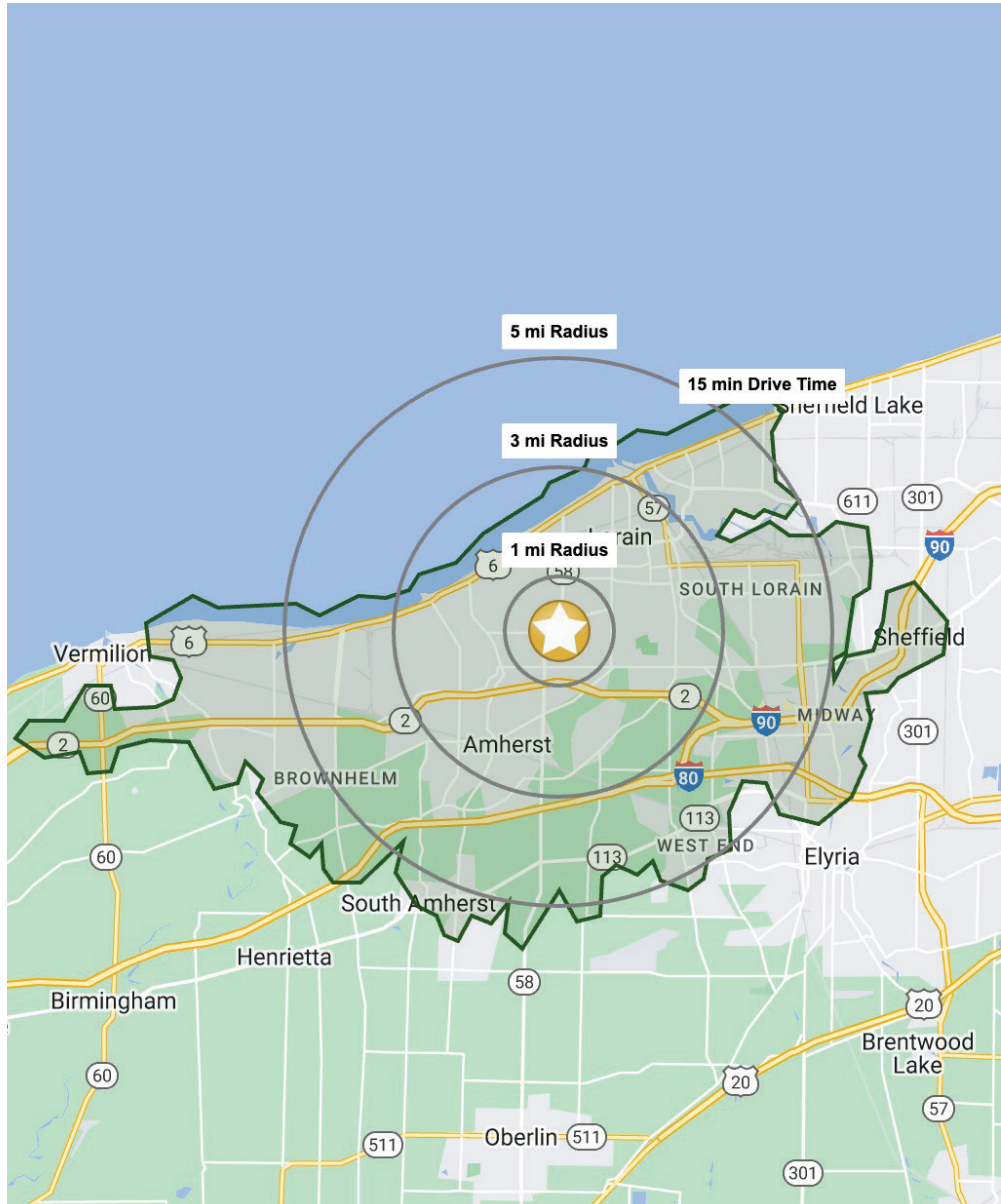
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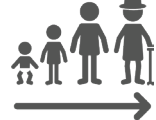





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DEMOGRAPHIC SNAPSHOT

	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
	POPULATION			
	10,046	59,180	94,832	111,240
	HOUSEHOLDS			
	4,457	24,667	39,636	46,935
	MEDIAN AGE			
	42.5	40.7	40.3	40.8
	AVERAGE HH INCOME			
	\$73,829	\$73,990	\$74,273	\$75,554
	MEDIAN HH INCOME			
	\$66,372	\$58,120	\$55,844	\$56,229
	BUSINESSES			
	303	1,362	2,367	2,929
	EMPLOYEES			
	2,002	16,816	29,122	34,271
	EDUCATION: BACHELORS +			
	17.2%	18.5%	17.7%	18.5%



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