

# ANCHOR RETAIL



IDLEWOOD DRIVE

BROOKLYN, OHIO 44114



# FOR SALE

## 3 ACRE PARCEL

IDLEWOOD DRIVE  
BROOKLYN, OHIO 44114



## HIGHLIGHTS

- ▶ Three (3) acre parcel available with excellent visibility and signage on I-480
- ▶ Adjacent to Brooklyn Pointe assisted living with additional healthcare uses nearby, including urgent care, physical therapy, and primary care offices
- ▶ Located next to Ridge Park Square, Brooklyn's primary shopping center which includes 50 stores and 14 restaurants
- ▶ Currently Zoned General Business - [Uses Permitted](#) (Zoning Code Change underway to all Multi-Family)



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- 1 BUFFALO WILD WINGS
- 2 CARRABBA'S
- 3 P.F. Chang's
- 4 Tamaro
- 5 Hooters
- 6 Hooly
- 7 FRIDAYS
- 8 CHIPOTLE
- 9 Cane's
- 10 IHOP
- 11 LONG JOHN SILVER'S
- 12 McDonald's
- 13 ILLINOIS
- 14 Hungry Howie's
- 15 SUBWAY
- 16 golden corral
- 17 Arby's
- 18 Denny's
- 19 Wendy's
- 20 Rally's
- 21 McDonald's
- 22 HONEYBAKED PIZZA
- 23 KFC
- 24 DQ Dairy Queen
- 25 SUBWAY
- 26 Mr. Chicken
- 27 DONATOS

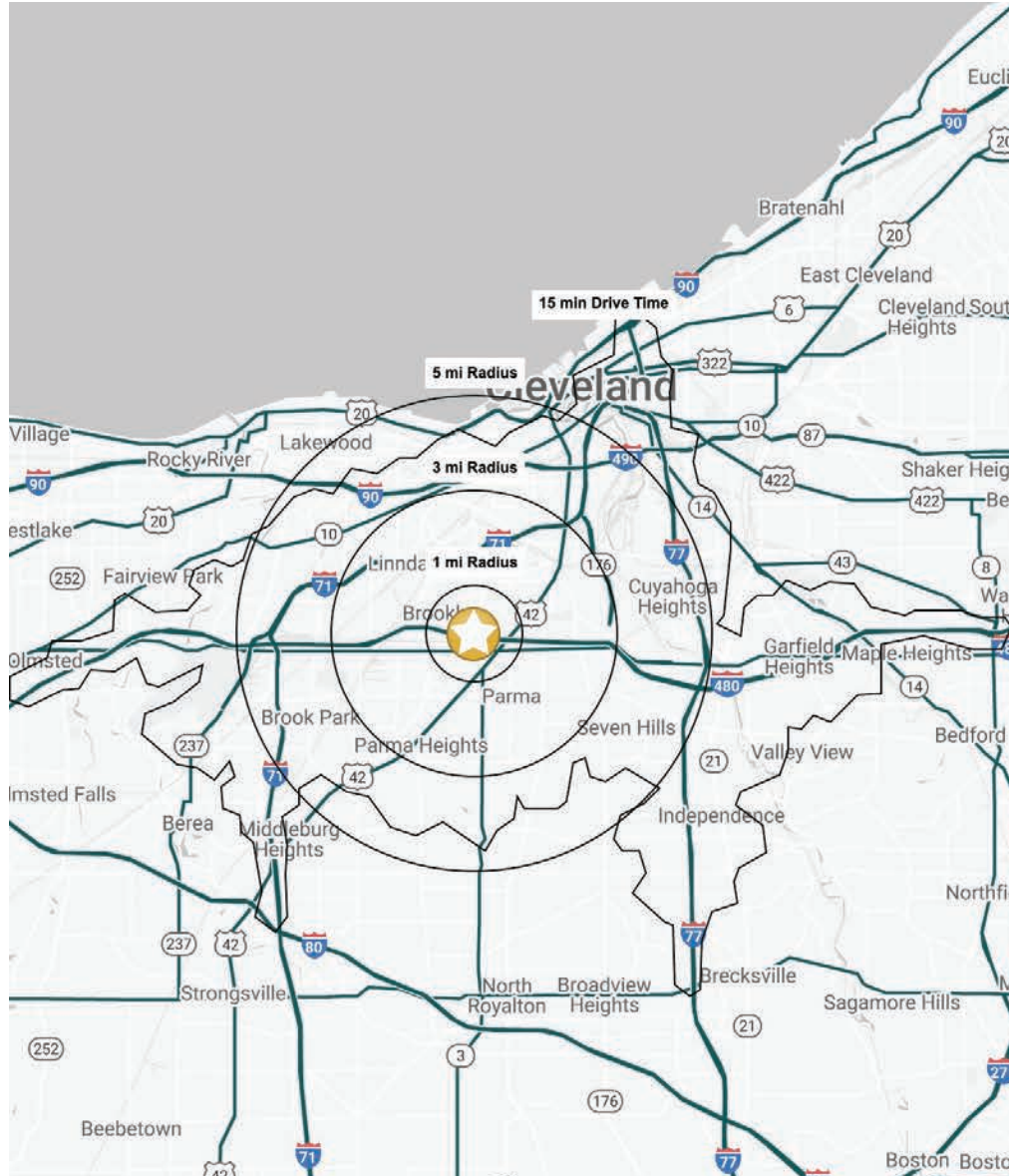


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## DEMOGRAPHIC SNAPSHOT

|                                                                                       | 1 MILE                        | 3 MILES  | 5 MILES  | 15 MIN DRIVE |
|---------------------------------------------------------------------------------------|-------------------------------|----------|----------|--------------|
|    | <b>POPULATION</b>             |          |          |              |
|                                                                                       | 15,844                        | 145,376  | 333,421  | 380,298      |
|    | <b>HOUSEHOLDS</b>             |          |          |              |
|                                                                                       | 7,141                         | 63,740   | 149,426  | 167,165      |
|    | <b>MEDIAN AGE</b>             |          |          |              |
|                                                                                       | 38.1                          | 36.4     | 37.9     | 37.5         |
|    | <b>AVERAGE HH INCOME</b>      |          |          |              |
|                                                                                       | \$61,232                      | \$61,186 | \$66,141 | \$65,014     |
|    | <b>MEDIAN HH INCOME</b>       |          |          |              |
|                                                                                       | \$58,012                      | \$50,618 | \$53,134 | \$52,786     |
|   | <b>BUSINESSES</b>             |          |          |              |
|                                                                                       | 542                           | 3,655    | 10,371   | 15,810       |
|  | <b>EMPLOYEES</b>              |          |          |              |
|                                                                                       | 4,931                         | 47,575   | 145,702  | 267,244      |
|  | <b>EDUCATION: BACHELORS +</b> |          |          |              |
|                                                                                       | 20.2%                         | 19.7%    | 24.6%    | 23.9%        |



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