



**1640 MENTOR AVE  
RETAIL**

1640 Mentor Ave  
Painsville Township, Ohio 44077

**FOR LEASE**  
+/- 1,340 SF Endcap

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## HIGHLIGHTS

- ▶ **AVAILABLE:** +/- 1,340 SF endcap available
- ▶ Located across from Marc's Supermarket, Tractor Supply Co, Dollar Tree, Aaron's, and Starbucks
- ▶ Join co-tenant: Master Pizza (recently renewed)
- ▶ 1/2 mile west of the [Lake County Fairgrounds](#) on Mentor Ave (Route 20), and just minutes away from Lake Erie College
- ▶ Other area retailers include: Giant Eagle Supermarket, Planet Fitness, Pets Supplies Plus, Save-A-Lot, AutoZone, and more

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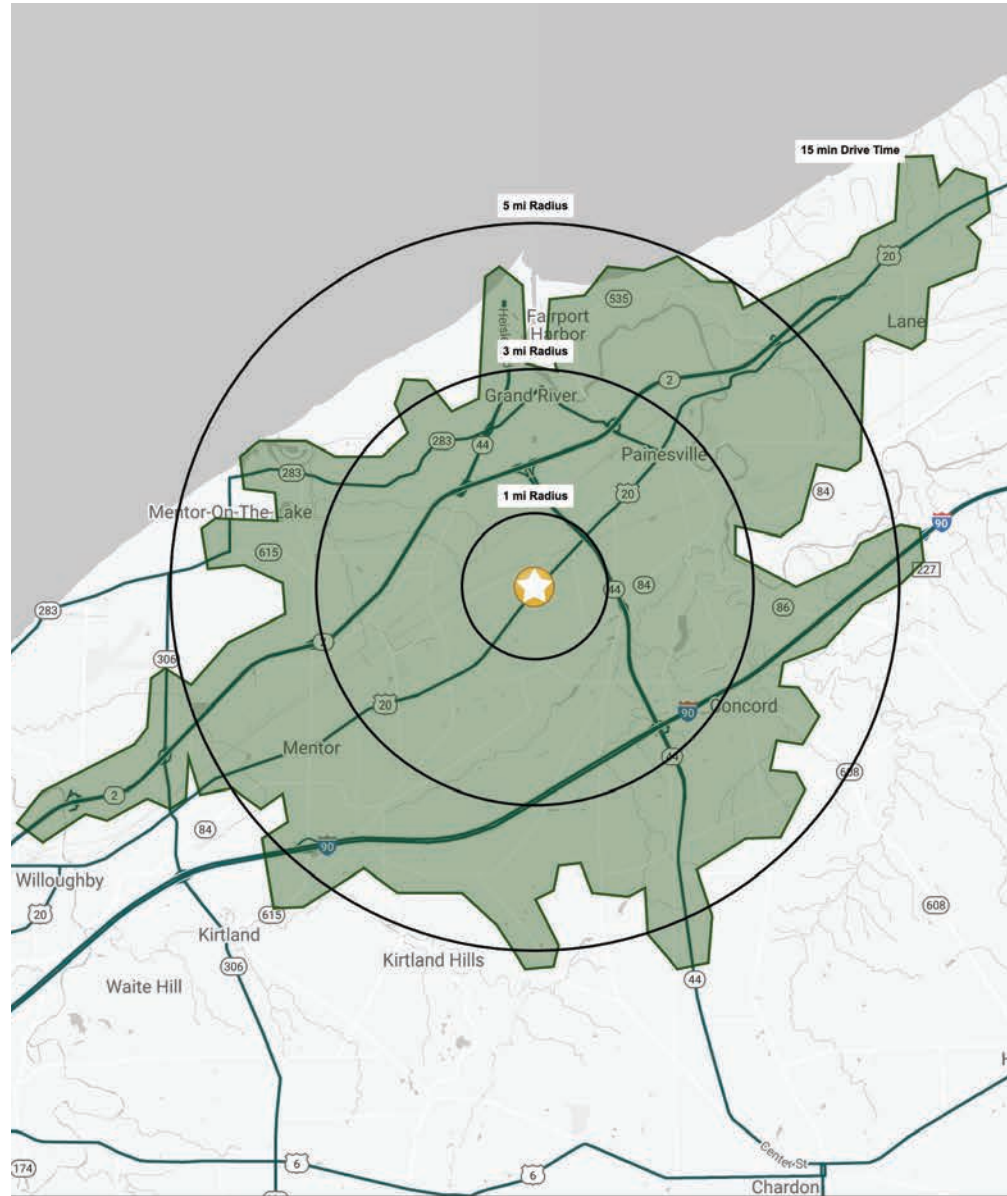


# FOR LEASE



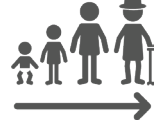





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## DEMOGRAPHIC SNAPSHOT

	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
 POPULATION	7,514	49,236	99,008	90,391
 HOUSEHOLDS	3,313	20,367	41,398	37,739
 MEDIAN AGE	42.6	41.6	42.4	42.4
 AVERAGE HH INCOME	\$99,727	\$106,689	\$109,225	\$106,974
 MEDIAN HH INCOME	\$84,281	\$82,281	\$84,989	\$83,823
 BUSINESSES	255	2,045	3,545	3,633
 EMPLOYEES	2,310	23,071	41,928	43,923
 EDUCATION: BACHELORS +	31.4%	32.2%	32.5%	32.6%



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