



**FOR SALE
OR LEASE**

**3890 W 140th Street
Cleveland, Ohio 44111**

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HIGHLIGHTS

- ▶ 3,600 SF freestanding building for sale or lease
- ▶ Signalized corner lot with dedicated parking
- ▶ Next to John Marshall High School (approx. 1,277 enrolled students)
- ▶ Convenient freeway access - less than one (1) mile from I-71 South/North
- ▶ Densely populated neighborhood with an estimated population of over 140,700 and over 54,500 daytime employees within a 3-mile radius



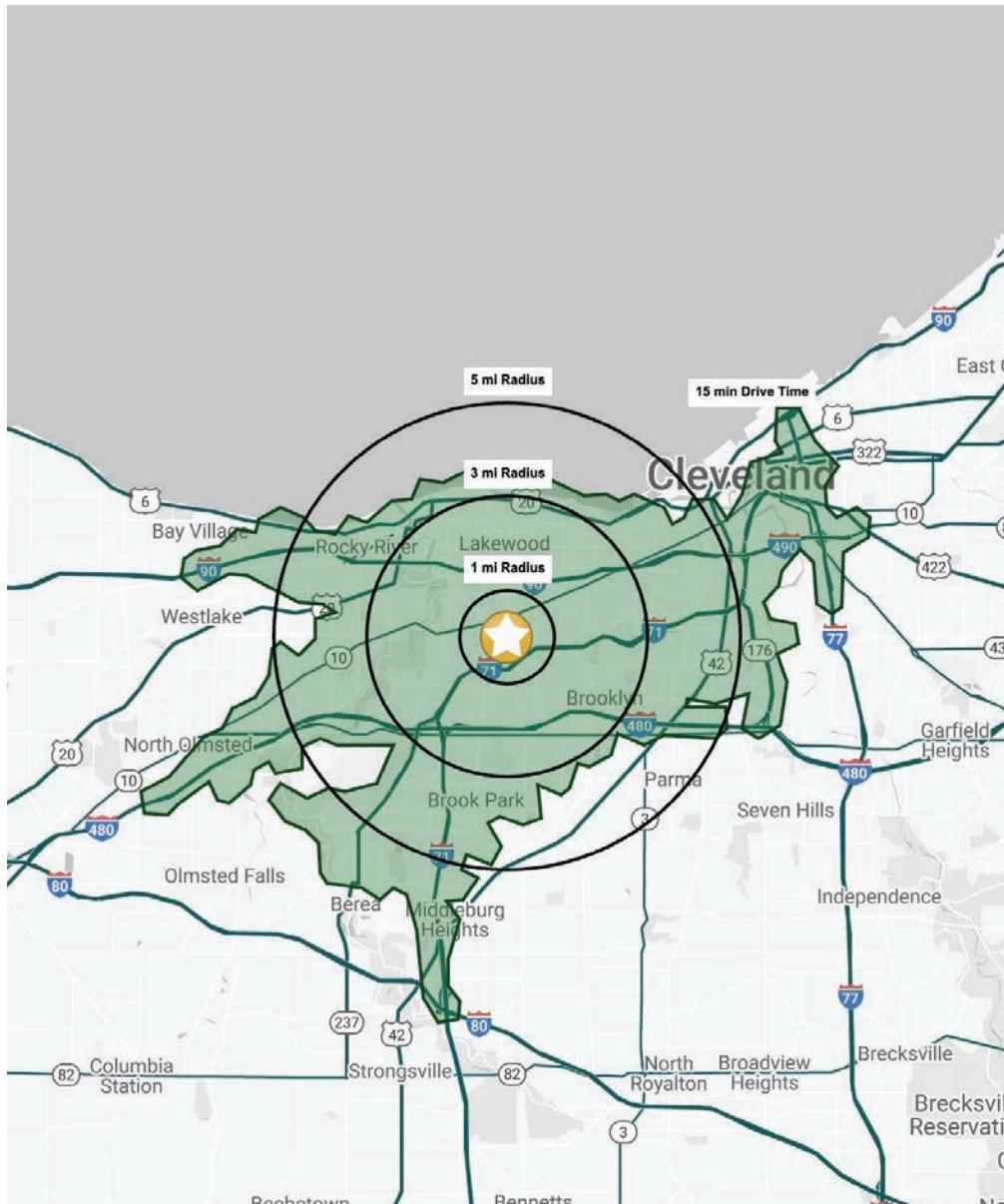
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MATT WILSON | 216.342.2580 | mwilson@anchorretail.com
ALLISON GIOMUSO | 216.342.2620 | agiomuso@anchorretail.com

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DEMOGRAPHIC SNAPSHOT

	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
	POPULATION			
	19,747	140,772	318,815	345,036
	HOUSEHOLDS			
	8,526	64,917	146,047	160,806
	MEDIAN AGE			
	36.8	37.6	38.8	38.1
	AVERAGE HH INCOME			
	\$73,726	\$83,907	\$89,572	\$87,816
	MEDIAN HH INCOME			
	\$55,352	\$83,907	\$89,572	\$87,816
	BUSINESSES			
	502	4,752	10,389	14,122
	EMPLOYEES			
	5,880	54,501	111,790	175,969
	EDUCATION: BACHELORS +			
	21.7%	32.3%	32.9%	34.6%



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