

Cleveland Clinic
Richard E. Jacobs Health Center



Residence Inn
BY MARRIOTT

JUST IMAGINE DR

CHESTER RD

NAGEL RD

getGo CAFE & MARKET

wetGo CAR WASH

2.6 ACRES



**PRIME 2.6-ACRE DEVELOPMENT
SITE AT AVON-NAGEL INTERCHANGE**

Just Imagine Drive
Avon, Ohio 44011

FOR LEASE

PRIME 2.6-ACRE DEVELOPMENT SITE

Just Imagine Drive | Avon, Ohio 44011



HIGHLIGHTS

- ▶ 2.6 acres - ideal for a wide range of commercial development strategically located at the highly trafficked Avon - Nagel Road interchange, with immediate access to I-90
- ▶ Direct highway frontage ensures maximum exposure to over 90,000 vehicles per day
- ▶ Excellent ingress/egress with close proximity to major arterials and surrounding neighborhoods
- ▶ Affluent and rapidly growing population in Avon and the surrounding communities
- ▶ Zoned C-4/M-1 general business with industrial overlay ([click to see permitted uses](#))



ANCHOR
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RESOURCES
MEMBER

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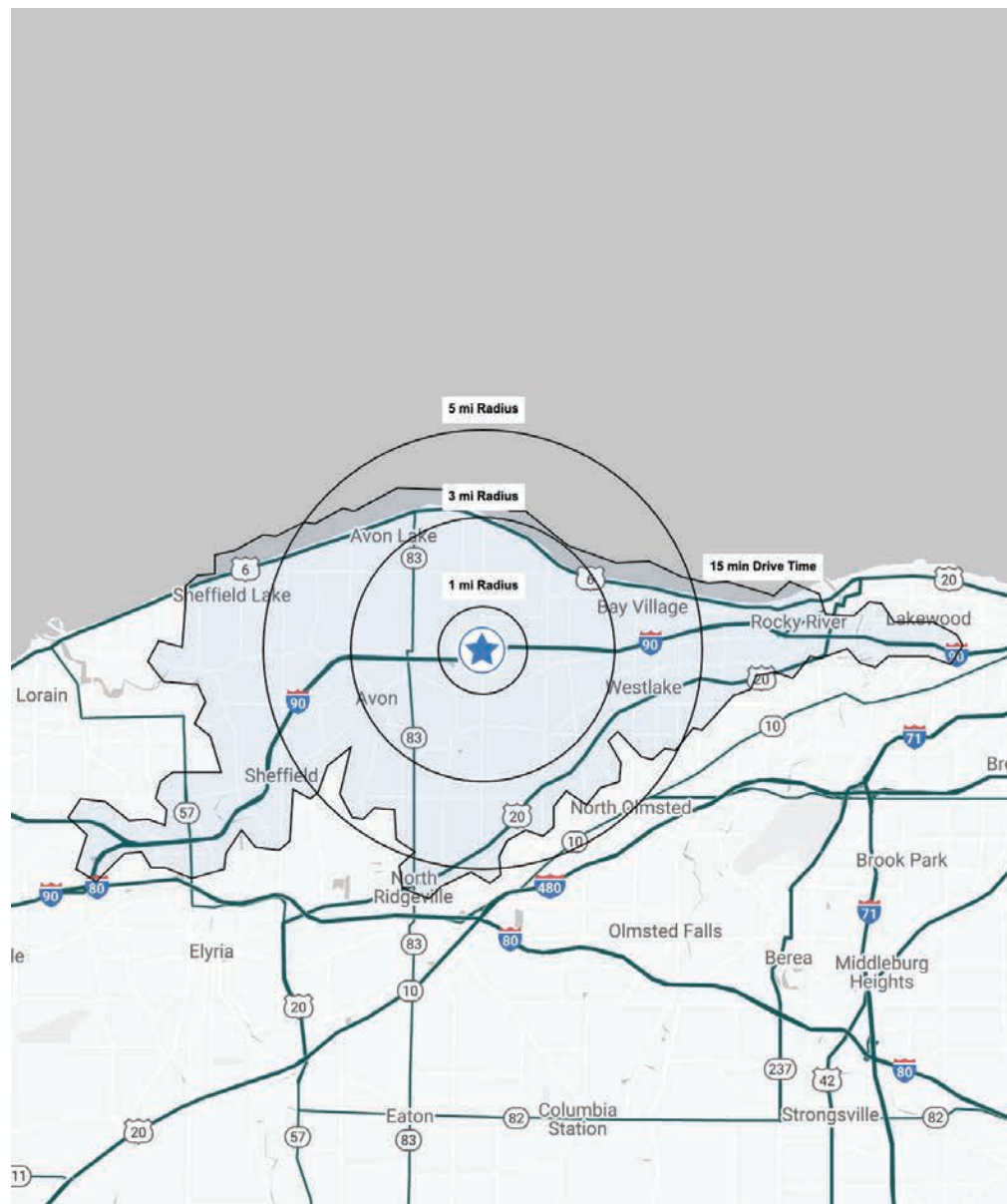
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DEMOGRAPHIC SNAPSHOT

	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
 POPULATION	1,575	50,938	117,854	161,952
 HOUSEHOLDS	683	20,557	47,885	69,106
 MEDIAN AGE	50.5	44.4	44.3	43.6
 AVERAGE HH INCOME	\$153,375	\$179,486	\$160,039	\$145,770
 MEDIAN HH INCOME	\$117,861	\$127,223	\$115,892	\$104,381
 BUSINESSES	109	1,999	4,277	6,366
 EMPLOYEES	1,526	23,127	47,688	69,200
 EDUCATION: BACHELORS +	52.1%	61.1%	52.7%	51.2%



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