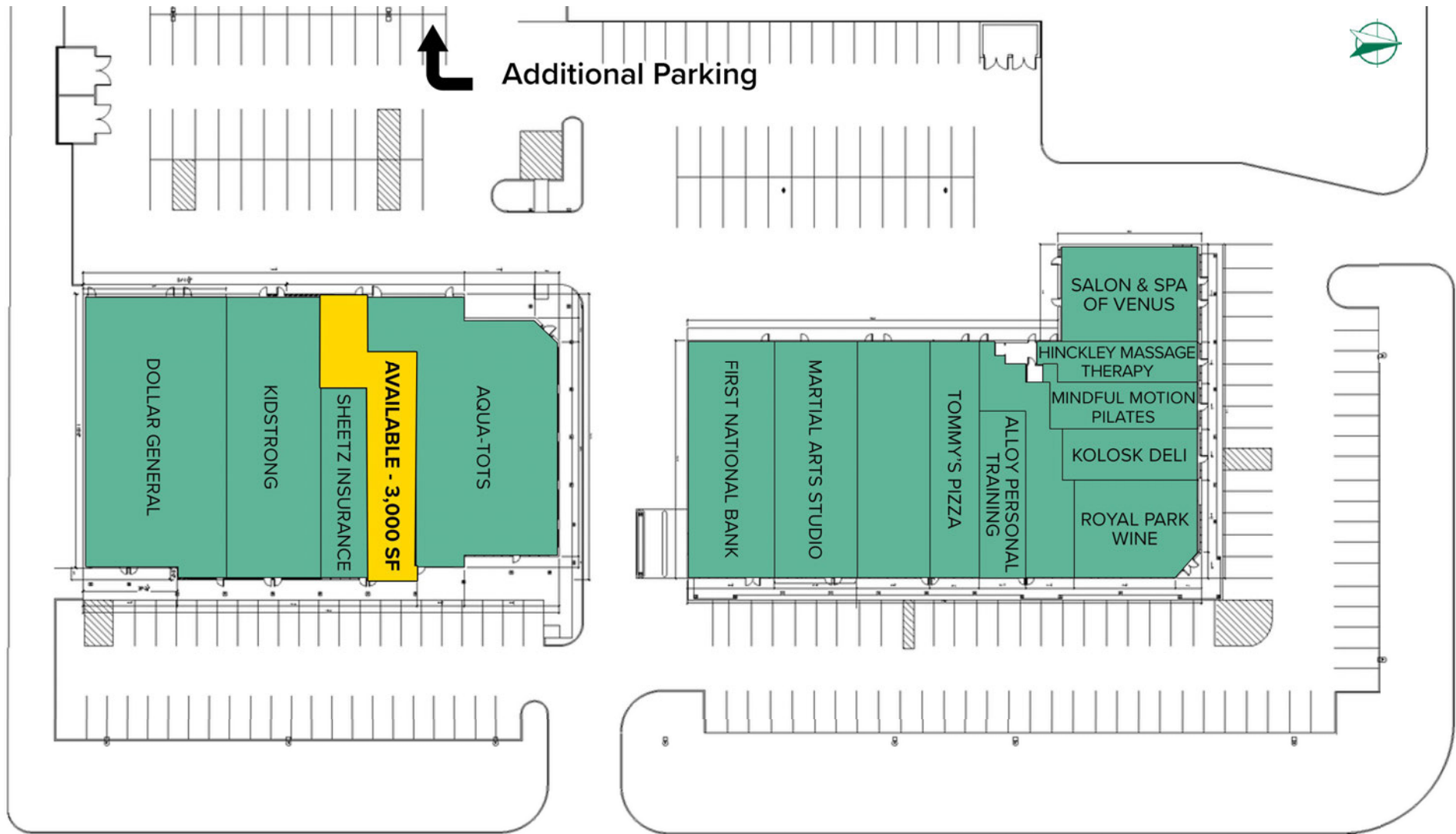


FOR SUBLEASE

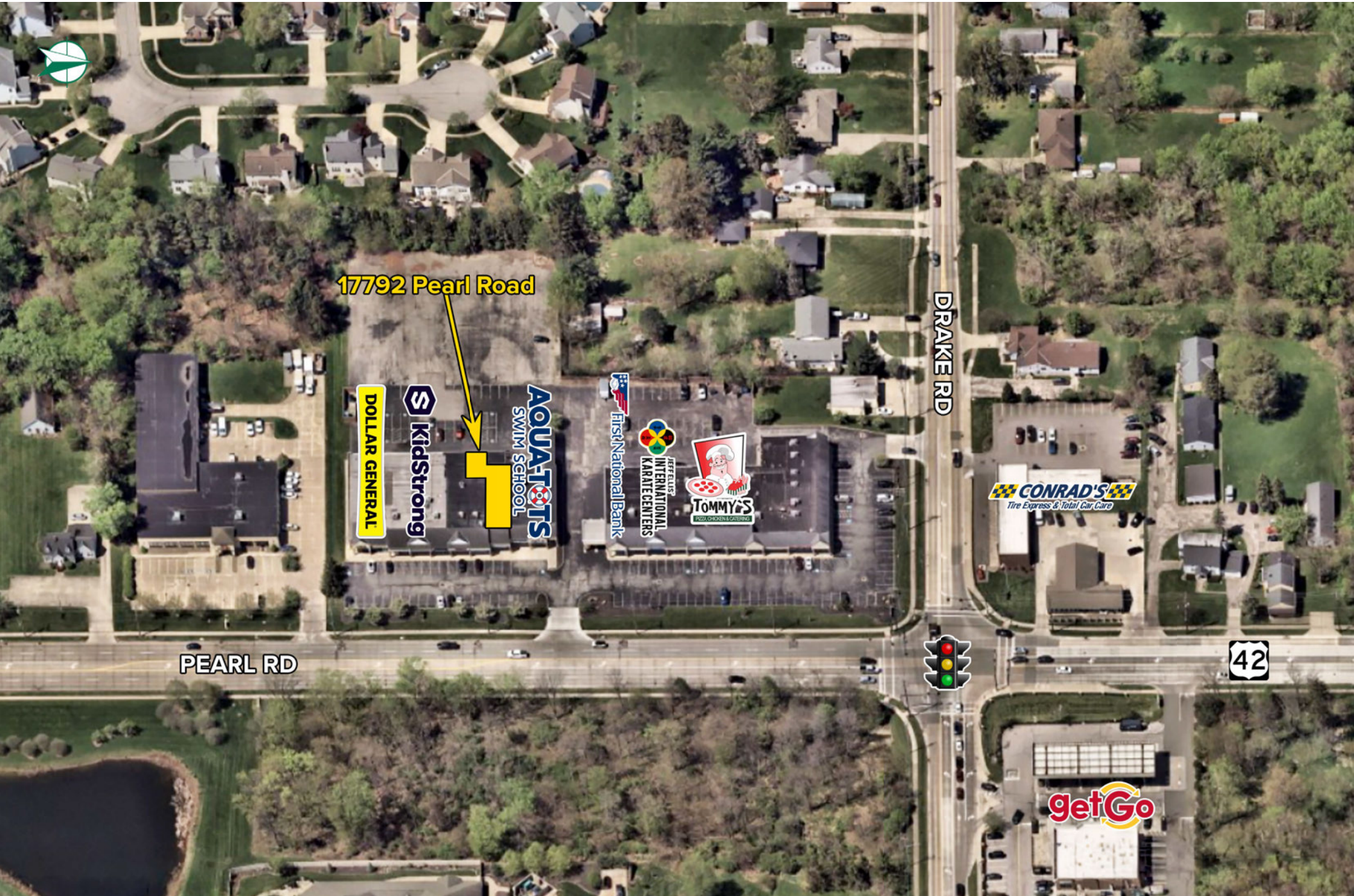
17792 Pearl Road | Strongsville, Ohio 44136



HIGHLIGHTS



- ▶ 3,000 SF retail space available for sub-lease
- ▶ Located at the intersection of Pearl Road & Drake Road with over 15,000 VPD
- ▶ Affluent, densely-populated trade area with strong household incomes and a well-established consumer base, making it ideal for retail, medical, or service-oriented users
- ▶ In close proximity to I-71 and Strongsville's dominant retail corridor, including SouthPark Mall
- ▶ Join Aqua-Tots Swim School, KidStrong, Dollar General, First National Bank, and more!



17792 Pearl Road

DOLLAR GENERAL

KidStrong

AQUATOTS
SWIM SCHOOL

First National Bank

JEFF ELLIS
INTERNATIONAL
KARATE CENTERS

TOMMY'S
PIZZA, CHICKEN & CATERING

CONRAD'S
Tire Express & Total Car Care

PEARL RD

DRAKE RD

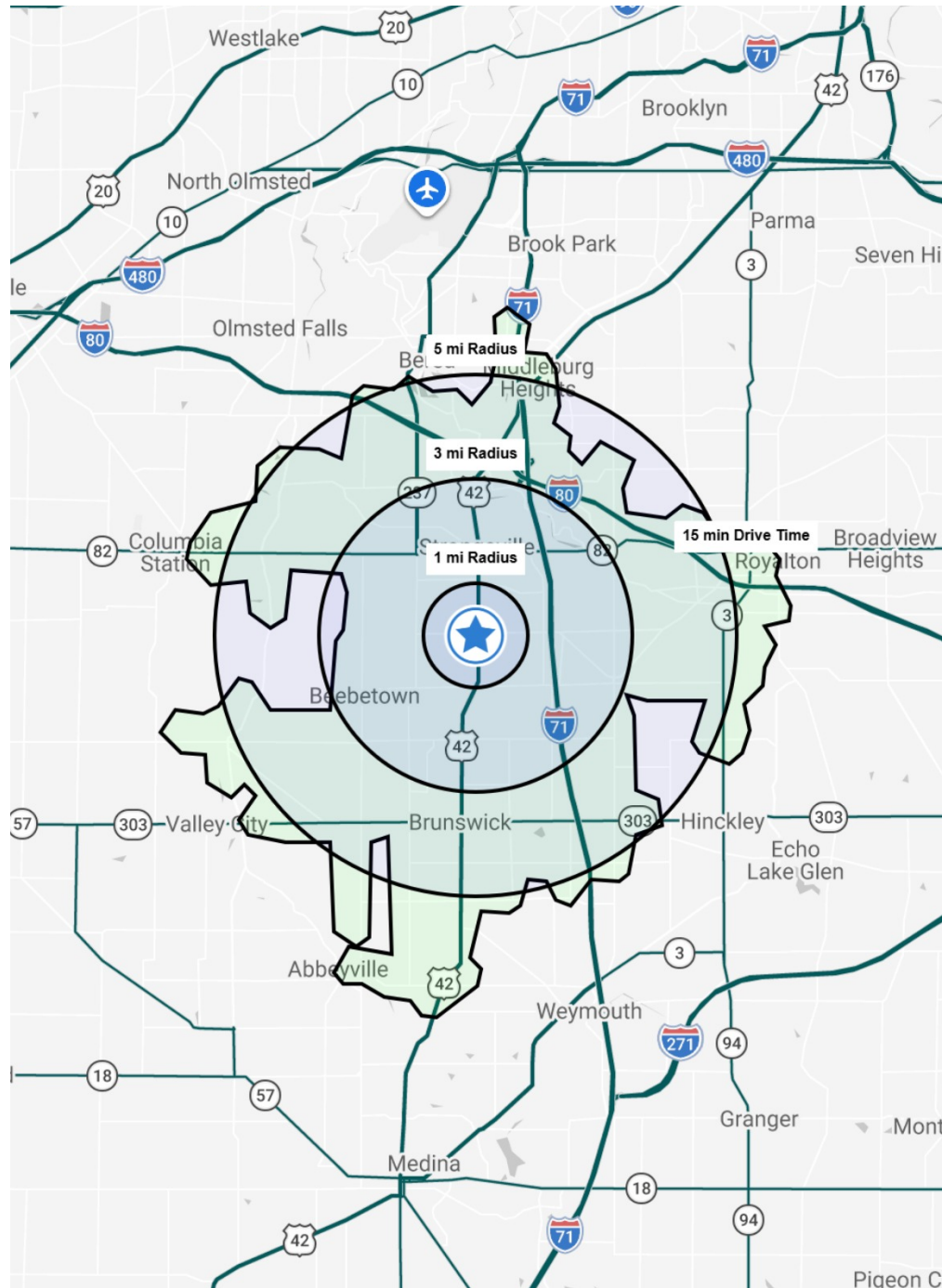
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getGo





DEMOGRAPHICS



	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
	POPULATION			
	9,344	49,719	113,900	114,553
	HOUSEHOLDS			
	3,594	20,062	47,874	48,209
	MEDIAN AGE			
	45.2	44.4	43.9	43.7
	AVERAGE HH INCOME			
	\$157,789	\$139,222	\$127,814	\$127,143
	MEDIAN HH INCOME			
	\$127,076	\$109,416	\$101,740	\$101,323
	BUSINESSES			
	337	1,737	3,926	3,901
	EMPLOYEES			
	3,166	20,986	46,832	47,912
	EDUCATION: BACHELORS +			
	54.6%	42.4%	39.1%	39.0%



For additional information, please contact:

Allison Giomuso

(e) agiomuso@anchorretail.com

(o) 216.342.2620

(c) 440.364.5626

CLEVELAND

24500 Chagrin Blvd., Suite 100 | Beachwood, Ohio 44122
216.342.2523

COLUMBUS

875 N High Street, 3rd Floor | Columbus, Ohio 43215
614.739.0189

WWW.ANCHORRETAIL.COM