

OFFICE SPACE FOR LEASE



OFFICE SPACE FOR LEASE
4614 Prospect Avenue
Cleveland, Ohio

Property Highlights

- Newly renovated lobby, common areas and hallways
- Currently up to 6,000 SF of office space for lease in this 5-story building with spaces starting at 300 SF
- Restaurant space available on first floor
- Rent/SF/Yr: starting at \$11.00/+electric
- Well maintained building, located in the heart of The Midtown Corridor, listed in the National Registry of Historic Places
- Naming rights available
- Property offers secure parking and building offers 24-hour access via a key card system
- Join existing tenants: AARP, Cleveland Christian Home, Kokosing Construction, Adoption Network Cleveland, Just Energy Solutions, Big Brothers Big Sisters & More

Property Photos:



Contact Agent:

Chuck Essreg

216.514.1400 x105

cessreg@kowitzrealstate.com

OFFICE SPACE FOR LEASE PROPERTY PHOTOS



VIEW OF THE CITY



TREE LINED SIDEWALKS

KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE SPACE FOR LEASE PROPERTY PHOTOS



RENOVATED LOBBY



RENOVATED HALLWAYS

KOWIT & COMPANY
REAL ESTATE GROUP

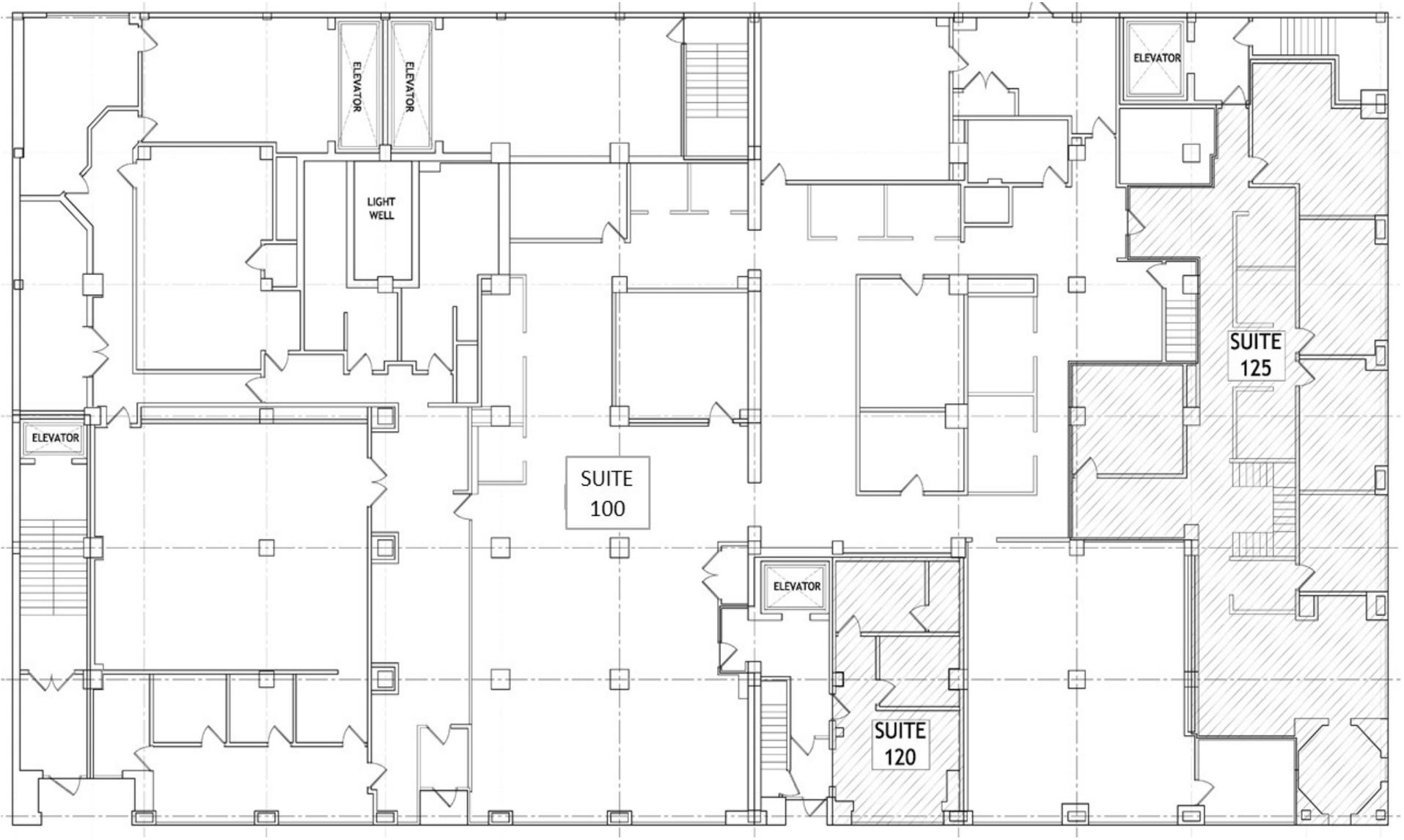
6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com



OFFICE AND MEDICAL SPACE FOR LEASE FLOOR PLAN - FIRST FLOOR



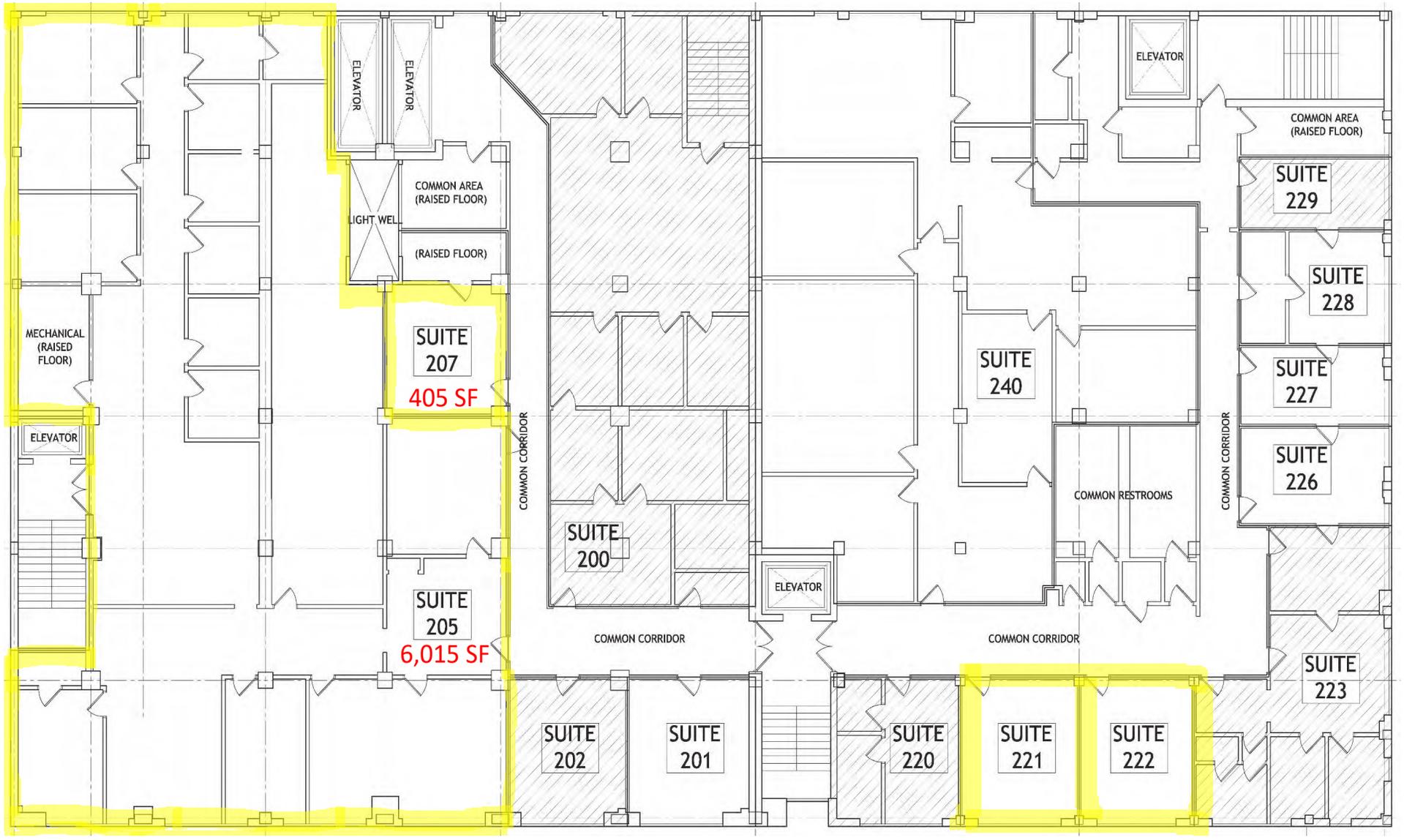
KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Essreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE AND MEDICAL SPACE FOR LEASE FLOOR PLAN - SECOND FLOOR



KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE AND MEDICAL SPACE FOR LEASE FLOOR PLAN - THIRD FLOOR



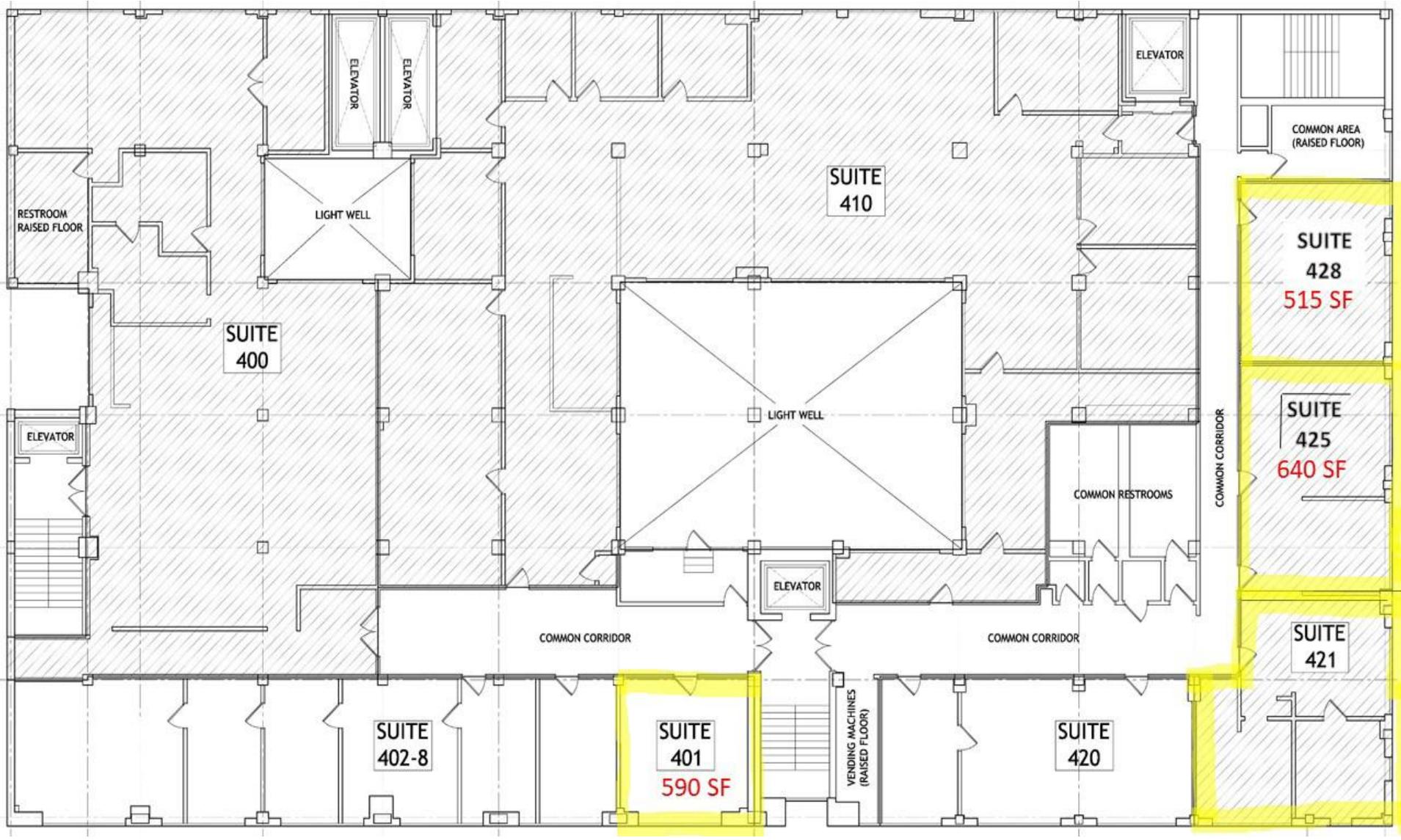
KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE AND MEDICAL SPACE FOR LEASE FLOOR PLAN - FOURTH FLOOR



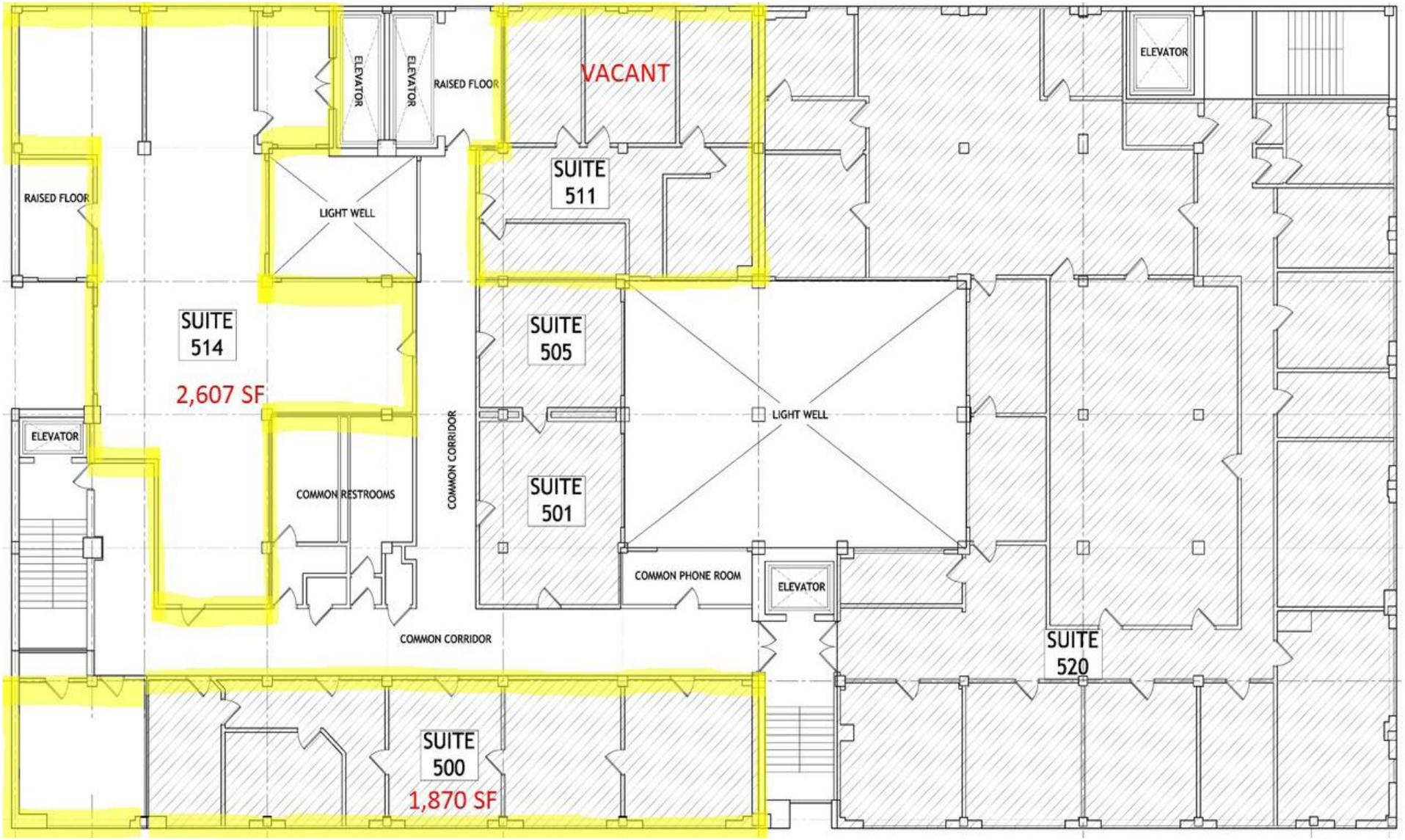
KOWIT & COMPANY
REAL ESTATE GROUP

6099 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE AND MEDICAL SPACE FOR LEASE FLOOR PLAN - FIFTH FLOOR



KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Essreg
216.514.1400 x105
cessreg@kowitrealestate.com

OFFICE SPACE FOR LEASE DEMOGRAPHICS

4614 Prospect Ave E

Cleveland, OH 44103

3 mi radius

5 mi radius

7 mi radius

	3 mi radius	5 mi radius	7 mi radius	
POPULATION	2019 Estimated Population	99,129	269,988	500,629
	2024 Projected Population	104,781	286,440	508,695
	2010 Census Population	98,910	278,094	520,099
	2000 Census Population	120,731	348,922	618,152
	Projected Annual Growth 2019 to 2024	1.1%	1.2%	0.3%
	Historical Annual Growth 2000 to 2019	-0.9%	-1.2%	-1.0%
2019 Median Age	33.7	35.3	36.5	
HOUSEHOLDS	2019 Estimated Households	44,342	120,900	226,865
	2024 Projected Households	46,906	128,576	231,159
	2010 Census Households	40,942	116,505	221,152
	2000 Census Households	45,965	136,025	249,328
	Projected Annual Growth 2019 to 2024	1.2%	1.3%	0.4%
	Historical Annual Growth 2000 to 2019	-0.2%	-0.6%	-0.5%
RACE AND ETHNICITY	2019 Estimated White	21.1%	28.0%	38.1%
	2019 Estimated Black or African American	69.7%	61.1%	51.8%
	2019 Estimated Asian or Pacific Islander	5.1%	3.3%	2.9%
	2019 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.3%
	2019 Estimated Other Races	3.9%	7.3%	6.9%
	2019 Estimated Hispanic	4.5%	9.8%	9.1%
INCOME	2019 Estimated Average Household Income	\$43,948	\$48,982	\$56,673
	2019 Estimated Median Household Income	\$28,967	\$35,514	\$42,360
	2019 Estimated Per Capita Income	\$20,701	\$22,399	\$25,982
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	5.5%	4.9%	4.0%
	2019 Estimated Some High School (Grade Level 9 to 11)	15.2%	13.3%	11.1%
	2019 Estimated High School Graduate	28.6%	29.0%	28.6%
	2019 Estimated Some College	21.6%	22.0%	22.8%
	2019 Estimated Associates Degree Only	5.9%	6.4%	7.1%
	2019 Estimated Bachelors Degree Only	12.6%	12.9%	14.4%
2019 Estimated Graduate Degree	10.6%	11.5%	12.1%	
BUSINESS	2019 Estimated Total Businesses	10,515	14,980	22,004
	2019 Estimated Total Employees	259,542	311,246	396,311
	2019 Estimated Employee Population per Business	24.7	20.8	18.0
	2019 Estimated Residential Population per Business	9.4	18.0	22.8



6009 Landerhaven Drive, Suite B

Mayfield Heights, Ohio 44124

P: 216.514.1400 | www.kowitrealestate.com

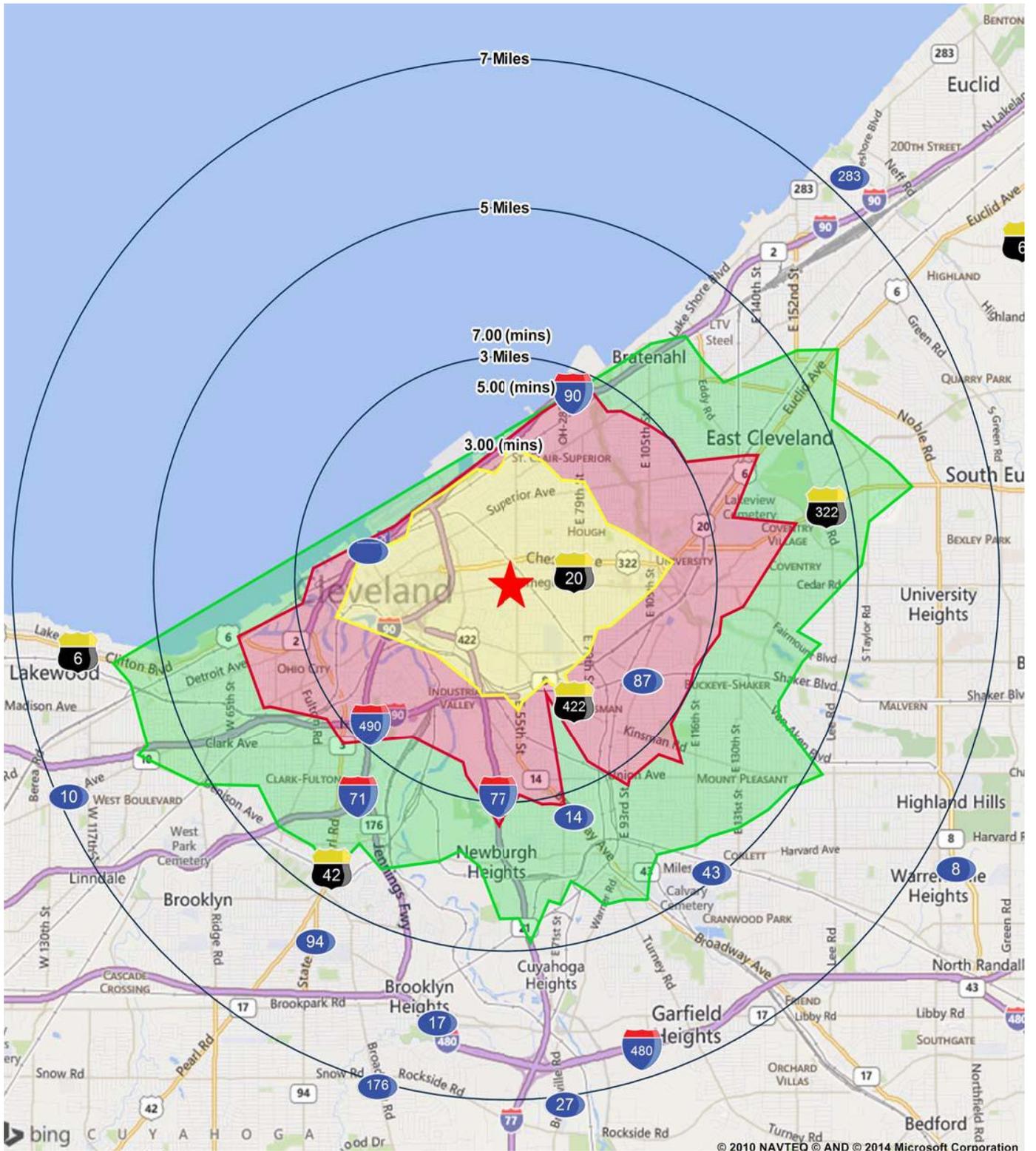
Contact Agent:

Chuck Essreg

216.514.1400 x105

cessreg@kowitrealestate.com

OFFICE SPACE FOR LEASE AREA MAP



KOWIT & COMPANY
REAL ESTATE GROUP

6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Chuck Esreg
216.514.1400 x105
cessreg@kowitrealestate.com