

PROPOSED DEVELOPMENT

17845 RAVENNA ROAD, AUBURN TWP, OHIO

THE PROPERTY

- 16.55 acre development site
- Retail space available for lease
- Pad sites available for ground lease
- Direct access to State Route 422
- Average household income: \$135,996

DEMOGRAPHICS

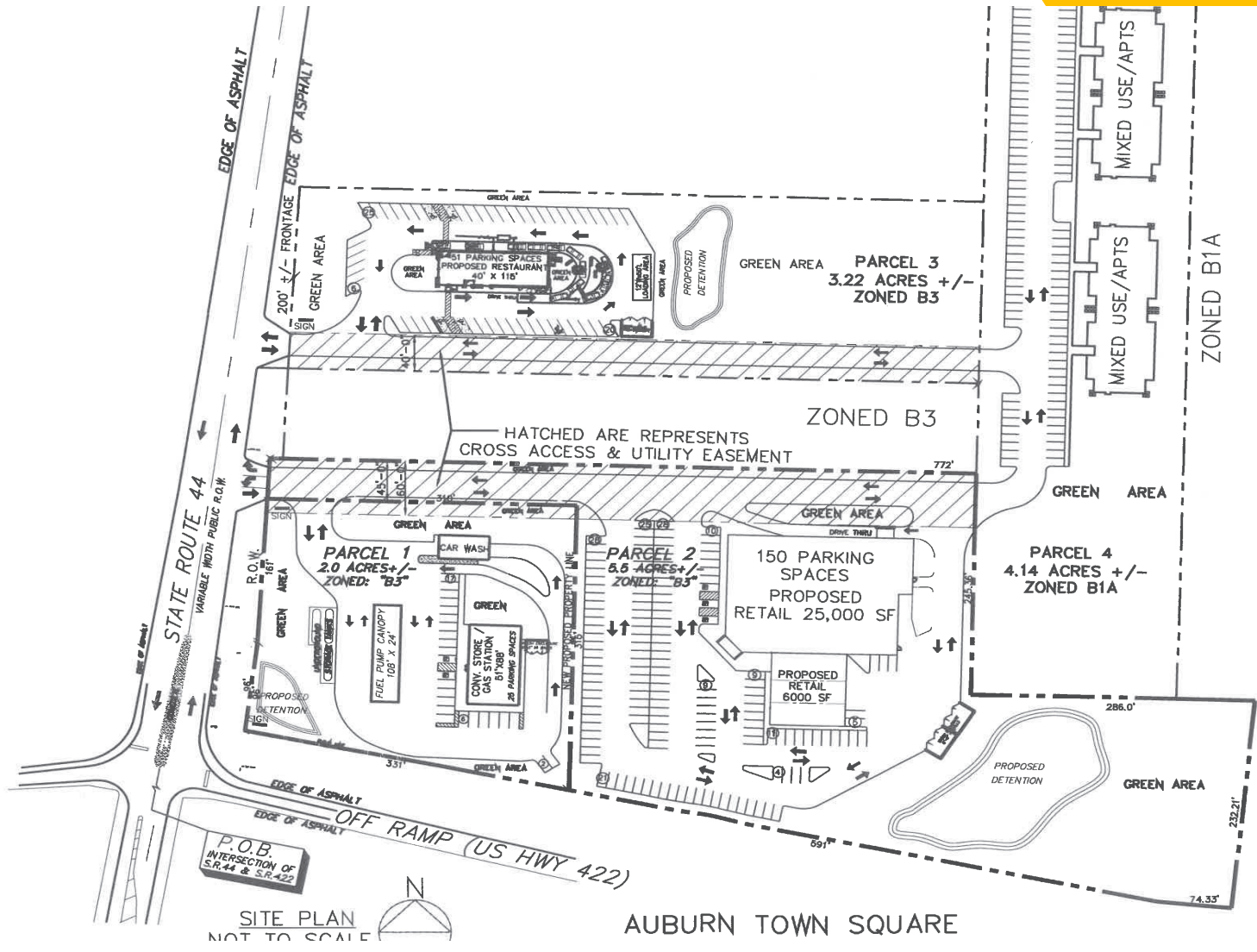
	ESTIMATED POPULATION	DAYTIME EMPLOYEES	AVERAGE HH INCOME
3 Miles:	4,724	834	\$135,996
5 Miles:	12,806	3,350	\$126,349
7 Miles:	34,288	9,732	\$122,650

Contact Agent:

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PROPOSED SITE PLAN

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AERIAL

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DEMOGRAPHICS

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17845 Ravenna Rd Chagrin Falls, OH 44023	3 mi radius	5 mi radius	7 mi radius
Population			
2022 Estimated Population	4,724	12,806	34,288
2027 Projected Population	4,730	12,769	34,085
2020 Census Population	4,716	12,799	33,896
2010 Census Population	4,644	12,756	33,649
Projected Annual Growth 2022 to 2027	-	-	-0.1%
Historical Annual Growth 2010 to 2022	0.1%	-	0.2%
2022 Median Age	45.1	45.3	45.0
Households			
2022 Estimated Households	1,724	4,770	12,651
2027 Projected Households	1,775	4,875	12,867
2020 Census Households	1,718	4,762	12,495
2010 Census Households	1,661	4,600	12,109
Projected Annual Growth 2022 to 2027	0.6%	0.4%	0.3%
Historical Annual Growth 2010 to 2022	0.3%	0.3%	0.4%
Race and Ethnicity			
2022 Estimated White	93.7%	92.6%	91.8%
2022 Estimated Black or African American	0.7%	0.9%	1.1%
2022 Estimated Asian or Pacific Islander	0.7%	1.7%	2.2%
2022 Estimated American Indian or Native Alaskan	-	-	-
2022 Estimated Other Races	4.8%	4.8%	4.8%
2022 Estimated Hispanic	1.8%	1.9%	1.9%
Income			
2022 Estimated Average Household Income	\$139,996	\$126,349	\$122,650
2022 Estimated Median Household Income	\$102,344	\$98,858	\$93,538
2022 Estimated Per Capita Income	\$51,124	\$47,129	\$45,378
Education (Age 25+)			
2022 Estimated Elementary (Grade Level 0 to 8)	0.9%	1.8%	3.3%
2022 Estimated Some High School (Grade Level 9 to 11)	3.8%	3.9%	3.6%
2022 Estimated High School Graduate	26.2%	27.0%	27.0%
2022 Estimated Some College	23.6%	19.4%	16.9%
2022 Estimated Associates Degree Only	8.0%	9.5%	7.7%
2022 Estimated Bachelors Degree Only	25.6%	23.9%	26.4%
2022 Estimated Graduate Degree	11.9%	14.5%	15.2%
Business			
2022 Estimated Total Businesses	88	424	1,133
2022 Estimated Total Employees	834	3,350	9,732
2022 Estimated Employee Population per Business	9.4	7.9	8.6
2022 Estimated Residential Population per Business	53.4	30.2	30.3

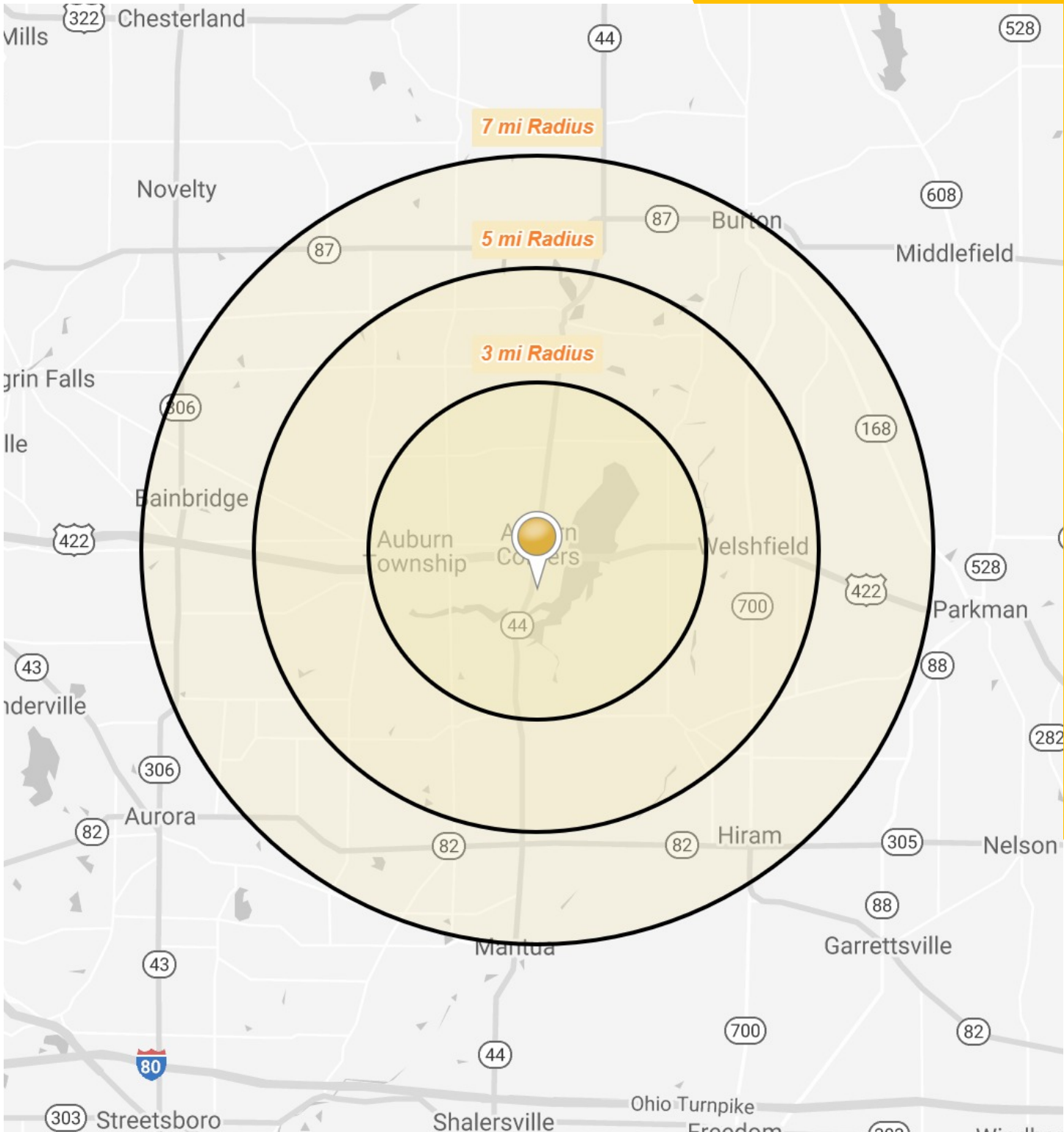
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AREA MAP

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