

IMCD
Value through expertise



14701 DETROIT AVENUE
LAKWOOD, OHIO

THE SPACE

- Move-in condition office space
- 5,000 - 23,000 SF available on the third floor
- \$13.30 - \$16.50 PSF
- Full service gross lease
- Net of electric charge and base year escalations
- Heating, ventilating and air conditioning included in rental rate
- Cleaning 5 nights a week included
- Abundance of attached on site parking
- 41,000 SF of first floor retailers including Panera Bread, Jimmy John's, SAUCED Pub and more

Contact Agent:

Myrna Previte (216) 514-1400 ext 123 mprevite@kowitzrealstate.com

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PHOTOS

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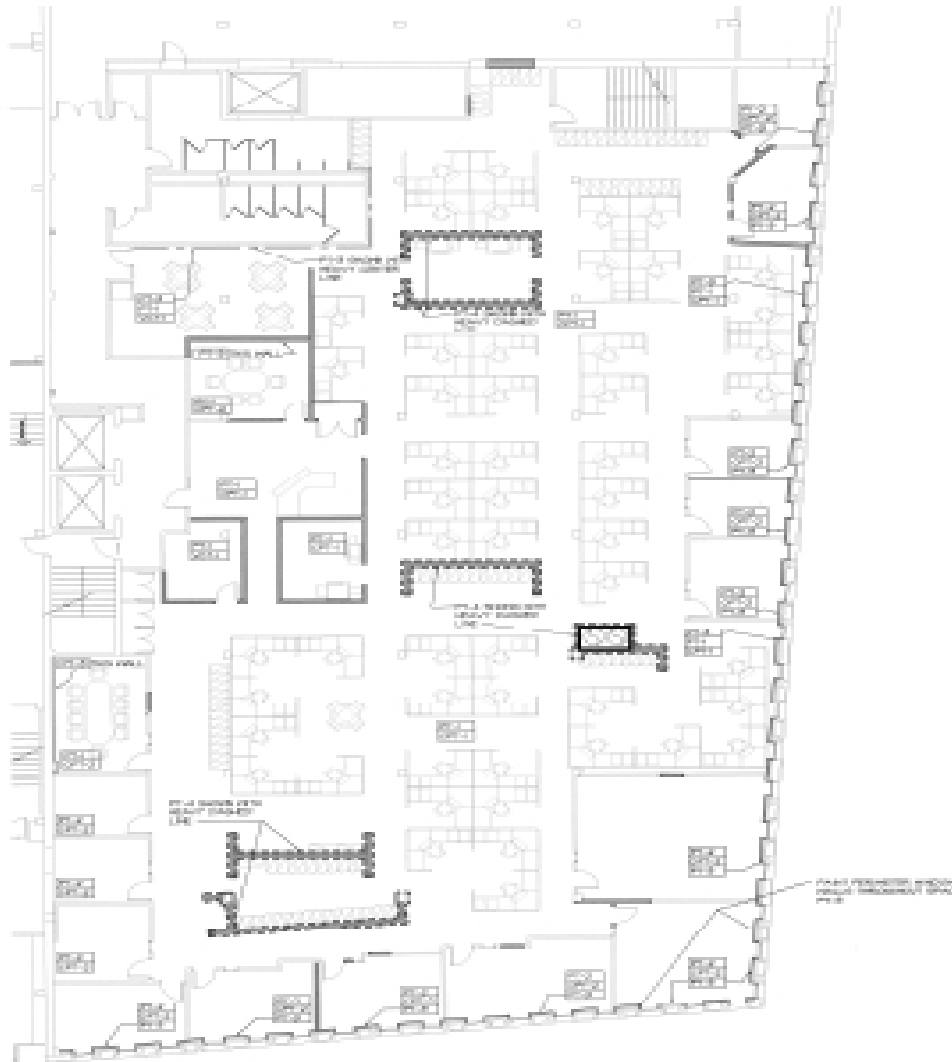
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FLOOR PLAN (SUITE # 300)

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AERIAL

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DEMOGRAPHICS

14701 DETROIT AVENUE, LAKEWOOD, OH

14701 Detroit Ave Lakewood, OH 44107		3 mi radius	5 mi radius	7 mi radius
POPULATION	2021 Estimated Population	117,844	223,187	369,182
	2026 Projected Population	113,311	215,128	359,299
	2010 Census Population	124,137	233,966	382,627
	2000 Census Population	134,395	253,859	408,266
	Projected Annual Growth 2021 to 2026	-0.8%	-0.7%	-0.5%
	Historical Annual Growth 2000 to 2021	-0.6%	-0.6%	-0.5%
	2021 Median Age	36.8	37.3	37.7
HOUSEHOLDS	2021 Estimated Households	54,753	99,909	163,834
	2026 Projected Households	53,322	97,692	162,159
	2010 Census Households	56,723	102,880	165,762
	2000 Census Households	60,389	109,298	172,424
	Projected Annual Growth 2021 to 2026	-0.5%	-0.4%	-0.2%
	Historical Annual Growth 2000 to 2021	-0.4%	-0.4%	-0.2%
RACE AND ETHNICITY	2021 Estimated White	75.7%	71.4%	73.3%
	2021 Estimated Black or African American	12.4%	14.4%	14.0%
	2021 Estimated Asian or Pacific Islander	3.1%	2.8%	3.0%
	2021 Estimated American Indian or Native Alaskan	0.4%	0.4%	0.4%
	2021 Estimated Other Races	8.4%	10.9%	9.4%
	2021 Estimated Hispanic	11.9%	16.2%	14.1%
INCOME	2021 Estimated Average Household Income	\$78,776	\$75,394	\$74,800
	2021 Estimated Median Household Income	\$55,558	\$52,606	\$53,779
	2021 Estimated Per Capita Income	\$36,668	\$33,874	\$33,472
EDUCATION (AGE 25+)	2021 Estimated Elementary (Grade Level 0 to 8)	4.1%	4.8%	4.4%
	2021 Estimated Some High School (Grade Level 9 to 11)	6.5%	8.1%	8.1%
	2021 Estimated High School Graduate	24.4%	26.7%	28.5%
	2021 Estimated Some College	20.9%	20.6%	20.9%
	2021 Estimated Associates Degree Only	7.2%	7.3%	7.8%
	2021 Estimated Bachelors Degree Only	22.7%	20.0%	19.3%
	2021 Estimated Graduate Degree	14.1%	12.5%	11.1%
BUSINESS	2021 Estimated Total Businesses	3,724	7,411	15,107
	2021 Estimated Total Employees	37,909	87,262	220,055
	2021 Estimated Employee Population per Business	10.2	11.8	14.6
	2021 Estimated Residential Population per Business	31.6	30.1	24.4

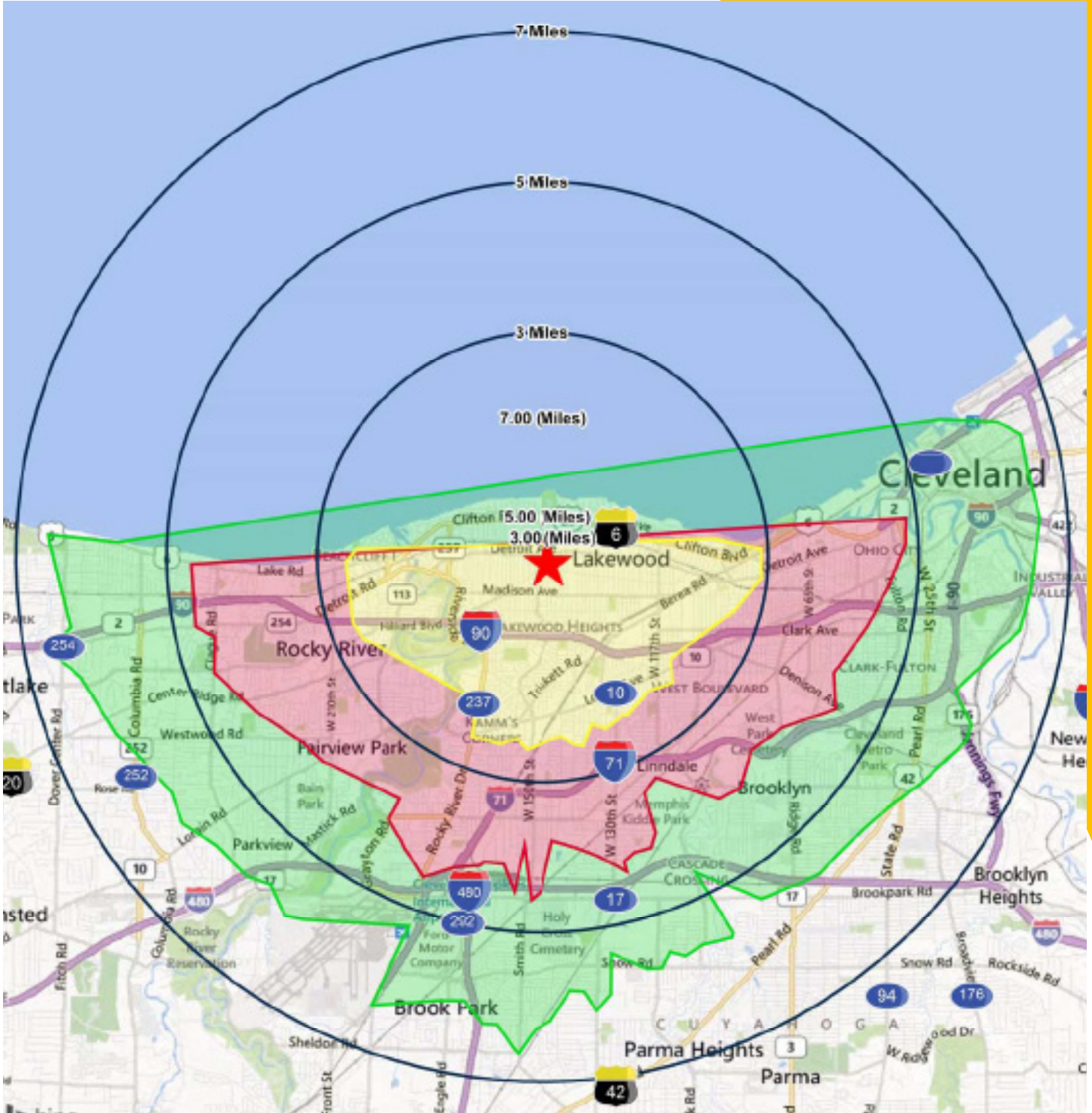
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AREA MAP

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