

EDDY ROAD ELEVATION (NORTH)
SCALE 1/8" = 1'-0"

SHOPPES OF BISHOP

28750 EDDY ROAD, WILLOUGHBY, OHIO

THE PROPERTY

- 12,500 SF Available - Spring 2023
- Zoned for Retail and Office
- High visibility on Bishop Road and Eddy Road
- Excellent Signage
- Less than a minute from I-90 east and west
- Nearby tenants include ALDI, Dunkin Donuts, Marc's, McDonalds, Shell Gas Station, CVS and more

DEMOGRAPHICS

ESTIMATED POPULATION

3 Miles: 75,988
 5 Miles: 176,568
 7 Miles: 283,640

DAYTIME EMPLOYEES

3 Miles: 35,749
 5 Miles: 81,511
 7 Miles: 138,222

AVERAGE HH INCOME

3 Miles: \$68,643
 5 Miles: \$69,724
 7 Miles: \$73,268

Contact Agent:

Michael J. Hirsch (216) 514-1400 ext 107 mhirsch@kowitzrealestate.com

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PROPOSED RENDERING

28750 EDDY ROAD, WILLOUGHBY, OHIO



EDDY ROAD ELEVATION (NORTH)
SCALE: 1/8" = 1'-0"



BISHOP ROAD ELEVATION (EAST)
SCALE: 1/8" = 1'-0"

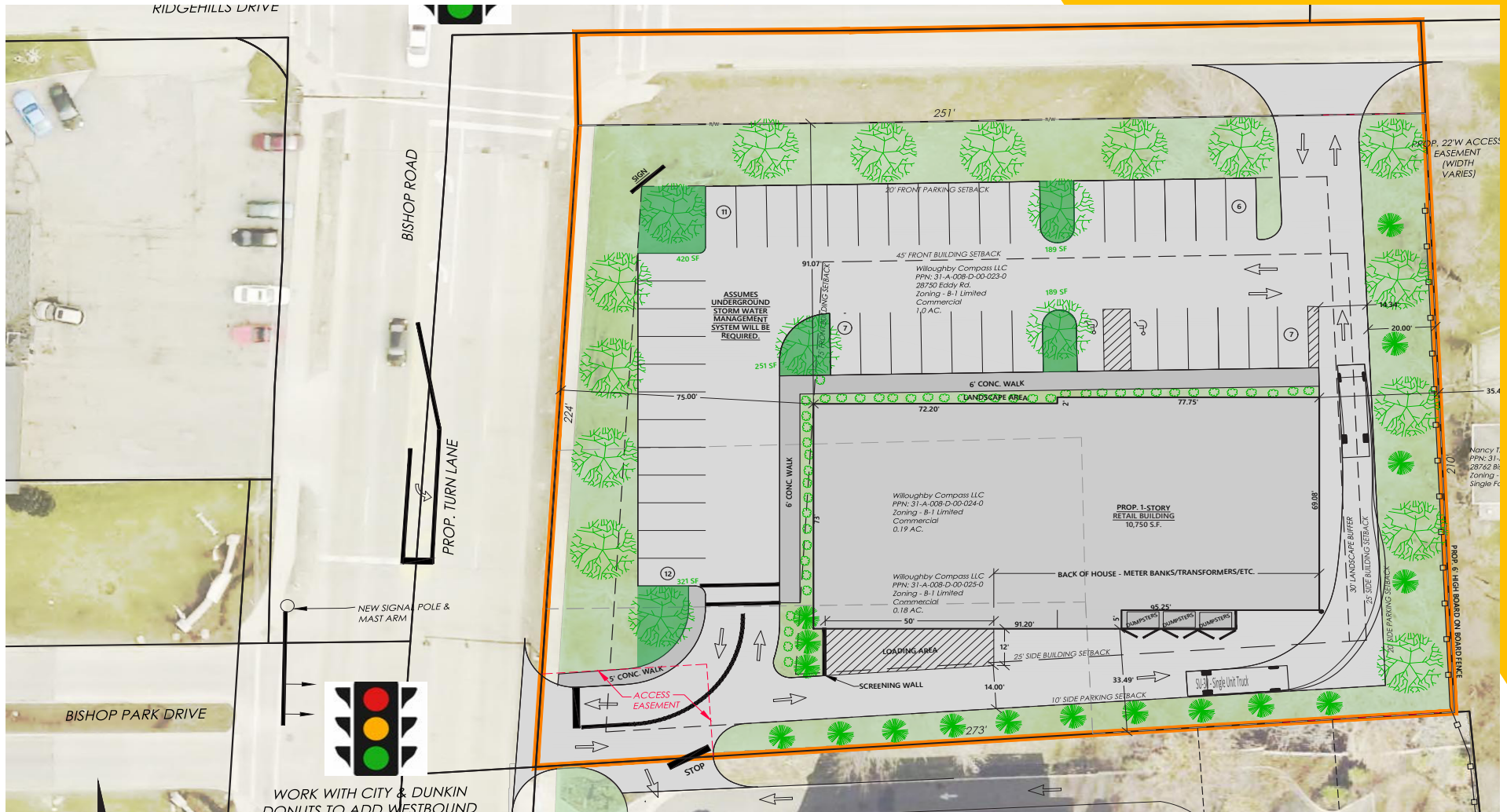
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PROPOSED SITE PLAN

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AERIAL

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DEMOGRAPHICS

28750 EDDY ROAD, WILLOUGHBY, OHIO

28750 Eddy Rd	3 mi	5 mi	7 mi
Willoughby Hills, OH 44092	radius	radius	radius
Population			
2021 Estimated Population	75,988	176,568	283,640
2026 Projected Population	74,151	172,432	275,943
2010 Census Population	77,156	181,148	291,454
2000 Census Population	79,888	191,301	319,765
Projected Annual Growth 2021 to 2026	-0.5%	-0.5%	-0.5%
Historical Annual Growth 2000 to 2021	-0.2%	-0.4%	-0.5%
2021 Median Age	42.2	42.9	42.8
Households			
2021 Estimated Households	35,074	81,449	129,020
2026 Projected Households	34,779	80,772	127,362
2010 Census Households	34,785	81,757	130,014
2000 Census Households	35,633	84,429	137,827
Projected Annual Growth 2021 to 2026	-0.2%	-0.2%	-0.3%
Historical Annual Growth 2000 to 2021	-	-0.2%	-0.3%
Race and Ethnicity			
2021 Estimated White	60.7%	62.5%	58.7%
2021 Estimated Black or African American	33.7%	31.9%	35.6%
2021 Estimated Asian or Pacific Islander	2.7%	2.8%	2.9%
2021 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.1%
2021 Estimated Other Races	2.7%	2.7%	2.7%
2021 Estimated Hispanic	2.3%	2.3%	2.4%
Income			
2021 Estimated Average Household Income	\$68,643	\$69,724	\$73,268
2021 Estimated Median Household Income	\$54,407	\$55,736	\$56,540
2021 Estimated Per Capita Income	\$31,774	\$32,254	\$33,442
Education (Age 25+)			
2021 Estimated Elementary (Grade Level 0 to 8)	2.4%	2.4%	2.5%
2021 Estimated Some High School (Grade Level 9 to 11)	5.8%	5.8%	6.0%
2021 Estimated High School Graduate	30.6%	29.4%	27.9%
2021 Estimated Some College	23.7%	24.0%	23.1%
2021 Estimated Associates Degree Only	9.6%	9.1%	8.8%
2021 Estimated Bachelors Degree Only	17.5%	17.8%	18.5%
2021 Estimated Graduate Degree	10.4%	11.4%	13.2%
Business			
2021 Estimated Total Businesses	2,347	6,268	10,153
2021 Estimated Total Employees	35,749	81,511	138,222
2021 Estimated Employee Population per Business	15.2	13.0	13.6
2021 Estimated Residential Population per Business	32.4	28.2	27.9

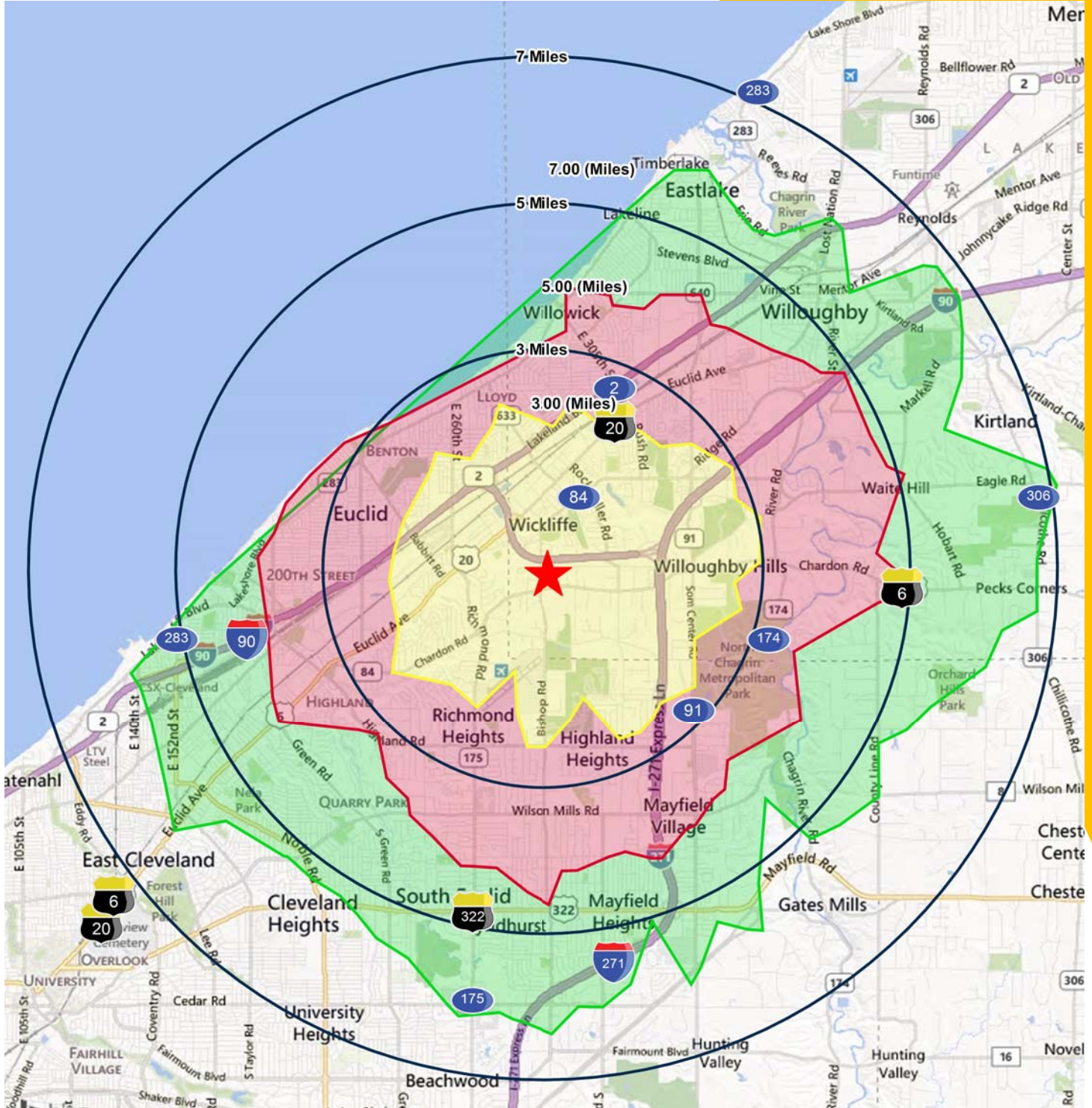
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AREA MAP

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