

UP TO 23 ACRES OF LAND FOR SALE

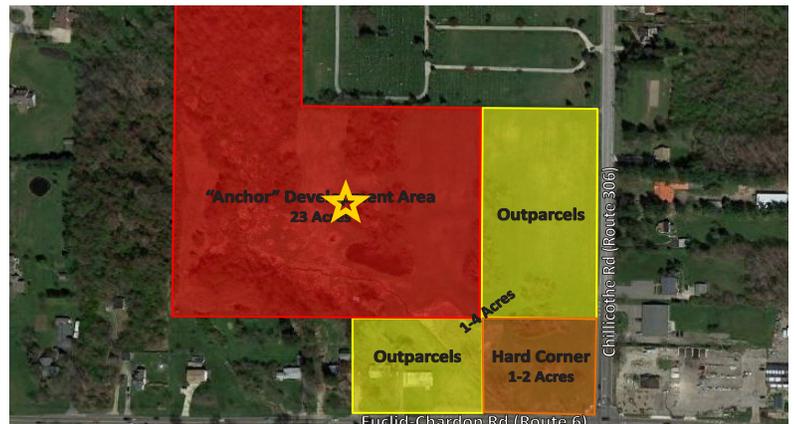


Property Highlights

- Commercially zoned parcels available at the corner of Chillicothe Road (Route 306) & Euclid-Chardon Road (Route 6)
- Hard Corner: 1-2 acres
- Out Parcels: 1-4 acres
- Anchor Parcel: 8-23 acres
- Gross Average: 23 acres

Demographics:

Estimated Population	Daytime Employees	Average HH Income
3 Miles: 10,859	3 Miles: 2,603	3 Miles: \$136,160
5 Miles: 34,819	5 Miles: 18,515	5 Miles: \$108,397
7 Miles: 126,586	7 Miles: 86,862	7 Miles: \$96,281

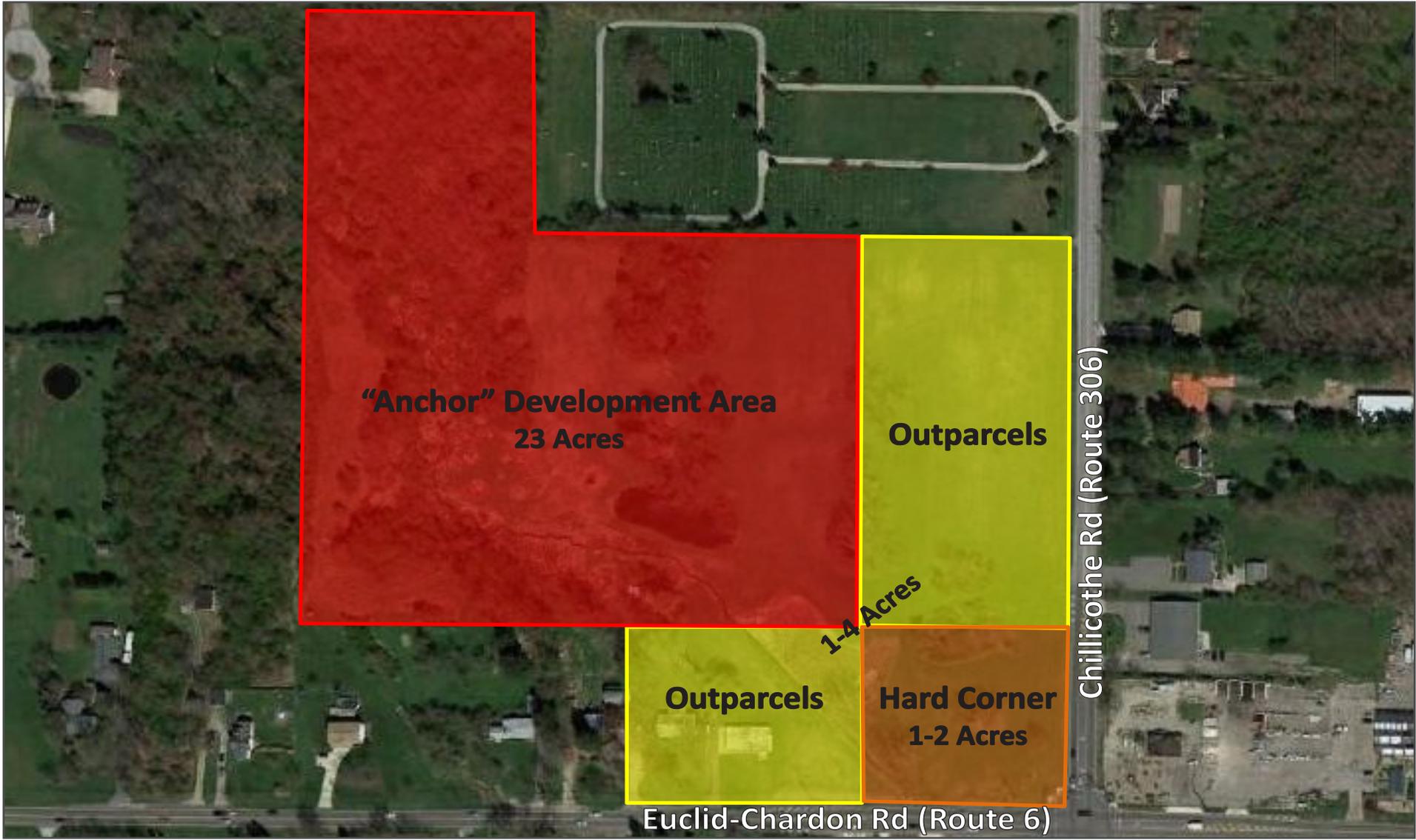


Contact Agent:

Michael J. Hirsch
 216.514.1400 x107
 mhirsch@kowitzrealstate.com

**LAND FOR SALE
SITE PLAN**

Kirtland Corners
Chillicothe & Euclid-Chardon Road
Kirtland, Ohio



KOWIT & COMPANY
REAL ESTATE GROUP

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

Contact Agent:

Michael J. Hirsch
216.514.1400 x107
mhirsch@kowitrealestate.com

LAND FOR SALE
AERIAL

Kirtland Corners
Chillicothe & Euclid-Chardon Road
Kirtland, Ohio



KOWIT & COMPANY
REAL ESTATE GROUP

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

Contact Agent:

Michael J. Hirsch
216.514.1400 x107
mhirsch@kowitrealestate.com

LAND FOR SALE DEMOGRAPHICS

Kirtland Corners
Chillicothe & Euclid-Chardon Road
Kirtland, Ohio

Euclid Chardon Rd & Chillicothe Rd		3 mi radius	5 mi radius	7 mi radius
POPULATION	2018 Estimated Population	10,859	34,819	126,586
	2023 Projected Population	10,709	34,488	124,603
	2010 Census Population	10,989	33,605	125,770
	2000 Census Population	10,994	34,476	128,606
	Projected Annual Growth 2018 to 2023	-0.3%	-0.2%	-0.3%
	Historical Annual Growth 2000 to 2018	-0.1%	0.1%	-0.1%
	2018 Median Age	49.2	48.5	46.4
HOUSEHOLDS	2018 Estimated Households	4,248	14,860	56,487
	2023 Projected Households	4,342	15,237	57,467
	2010 Census Households	4,145	13,787	53,966
	2000 Census Households	4,081	13,715	52,983
	Projected Annual Growth 2018 to 2023	0.4%	0.5%	0.3%
	Historical Annual Growth 2000 to 2018	0.2%	0.5%	0.4%
RACE AND ETHNICITY	2018 Estimated White	96.9%	94.8%	90.0%
	2018 Estimated Black or African American	0.7%	2.0%	4.9%
	2018 Estimated Asian or Pacific Islander	1.0%	1.5%	3.3%
	2018 Estimated American Indian or Native Alaskan	0.1%	0.1%	0.1%
	2018 Estimated Other Races	1.4%	1.5%	1.7%
	2018 Estimated Hispanic	1.7%	2.2%	2.1%
INCOME	2018 Estimated Average Household Income	\$136,160	\$108,397	\$96,281
	2018 Estimated Median Household Income	\$97,101	\$82,548	\$72,852
	2018 Estimated Per Capita Income	\$53,367	\$46,349	\$43,040
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	1.7%	1.7%	1.8%
	2018 Estimated Some High School (Grade Level 9 to 11)	2.7%	3.2%	3.7%
	2018 Estimated High School Graduate	23.7%	25.6%	28.2%
	2018 Estimated Some College	20.1%	20.1%	20.3%
	2018 Estimated Associates Degree Only	10.1%	9.5%	8.9%
	2018 Estimated Bachelors Degree Only	23.5%	24.7%	22.6%
	2018 Estimated Graduate Degree	18.2%	15.3%	14.5%
BUSINESS	2018 Estimated Total Businesses	319	1,772	6,777
	2018 Estimated Total Employees	2,603	18,515	86,862
	2018 Estimated Employee Population per Business	8.2	10.4	12.8
	2018 Estimated Residential Population per Business	34.1	19.6	18.7



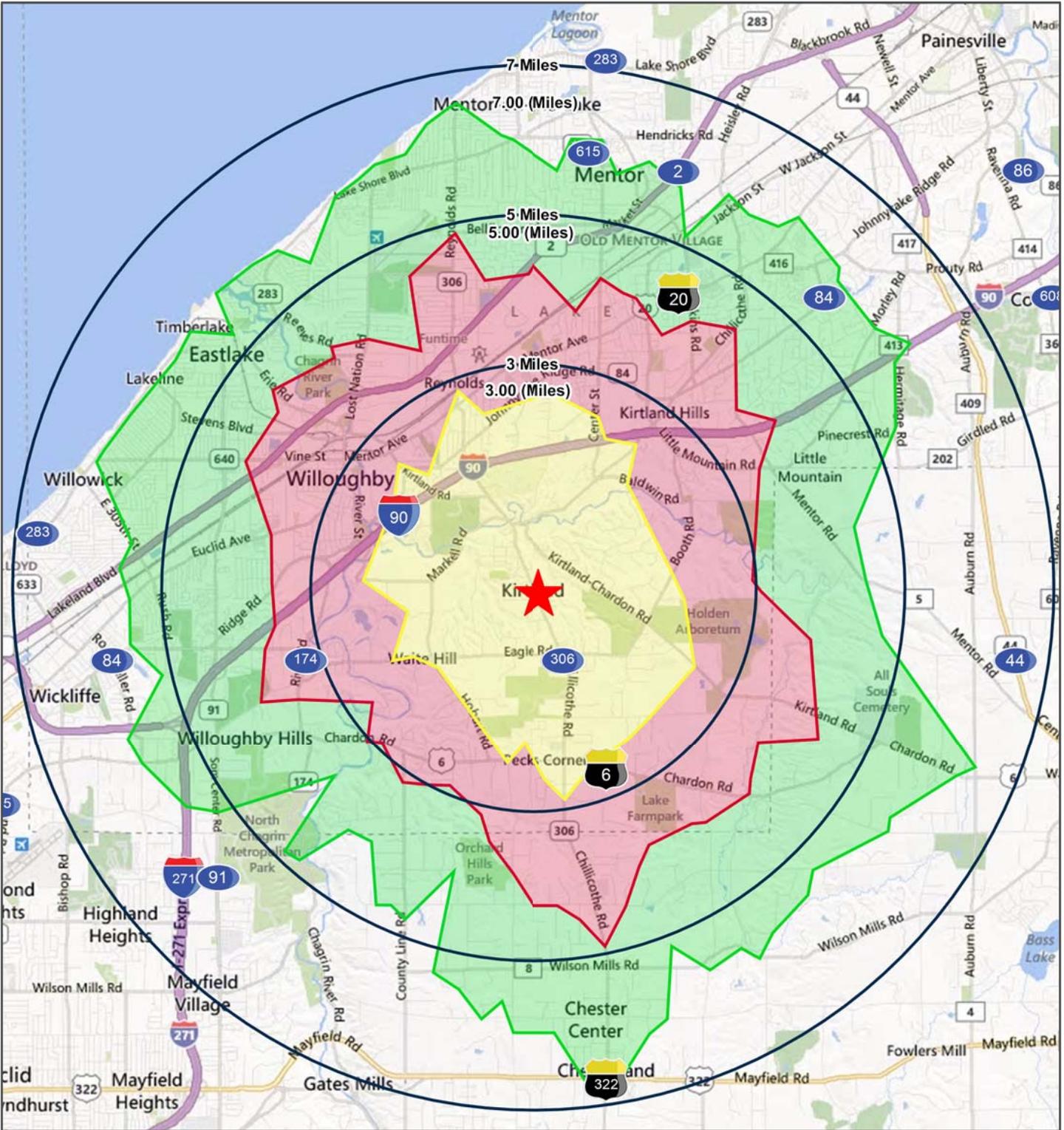
6009 Landerhaven Drive, Suite B
Mayfield Heights, Ohio 44124
P: 216.514.1400 | www.kowitrealestate.com

Contact Agent:

Michael J. Hirsch
216.514.1400 x107
mhirsch@kowitrealestate.com

LAND FOR SALE AREA MAP

Kirtland Corners
Chillicothe & Euclid-Chardon Road
Kirtland, Ohio



KOWIT & COMPANY
REAL ESTATE GROUP

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

Contact Agent:
Michael J. Hirsch
216.514.1400 x107
mhirsch@kowitrealestate.com