

# Zeppes Plaza Retail Space

BEDFORD HEIGHTS, OHIO



NOW LEASING

# Fact Sheet

## BEDFORD HEIGHTS, OHIO

- Retail/Office Space Available for Lease:
  - 1,984 SF (Fronting Miles Road)
  - 3,734 SF (Richmond Road Side)
  - 2,467 SF (Richmond Road Side)
- Richmond Road Spaces Can Be Combined to 6,201 SF Total; Ideal for Gym or Personal Training Studio
- Join Biggby Coffee, Zeppe's Pizza, Tang's Wok, Therapy Ink; and Neighboring McDonald's
- Great Location at the Richmond Road and Miles Road Intersection
- Located Near I-271, I-480 and State Route 422  
Close Proximity to Local Restaurants and Shopping Centers

### DEMOGRAPHICS

#### ESTIMATED POPULATION

3 Miles: 50,709  
5 Miles: 156,265  
7 Miles: 334,697

#### DAYTIME EMPLOYEES

3 Miles: 62,334  
5 Miles: 120,208  
7 Miles: 196,971

#### AVERAGE HH INCOME

3 Miles: \$97,828  
5 Miles: \$117,340  
7 Miles: \$113,707



# Aerial

BEDFORD HEIGHTS, OHIO



AERIAL

# Site Plan

BEDFORD HEIGHTS, OHIO

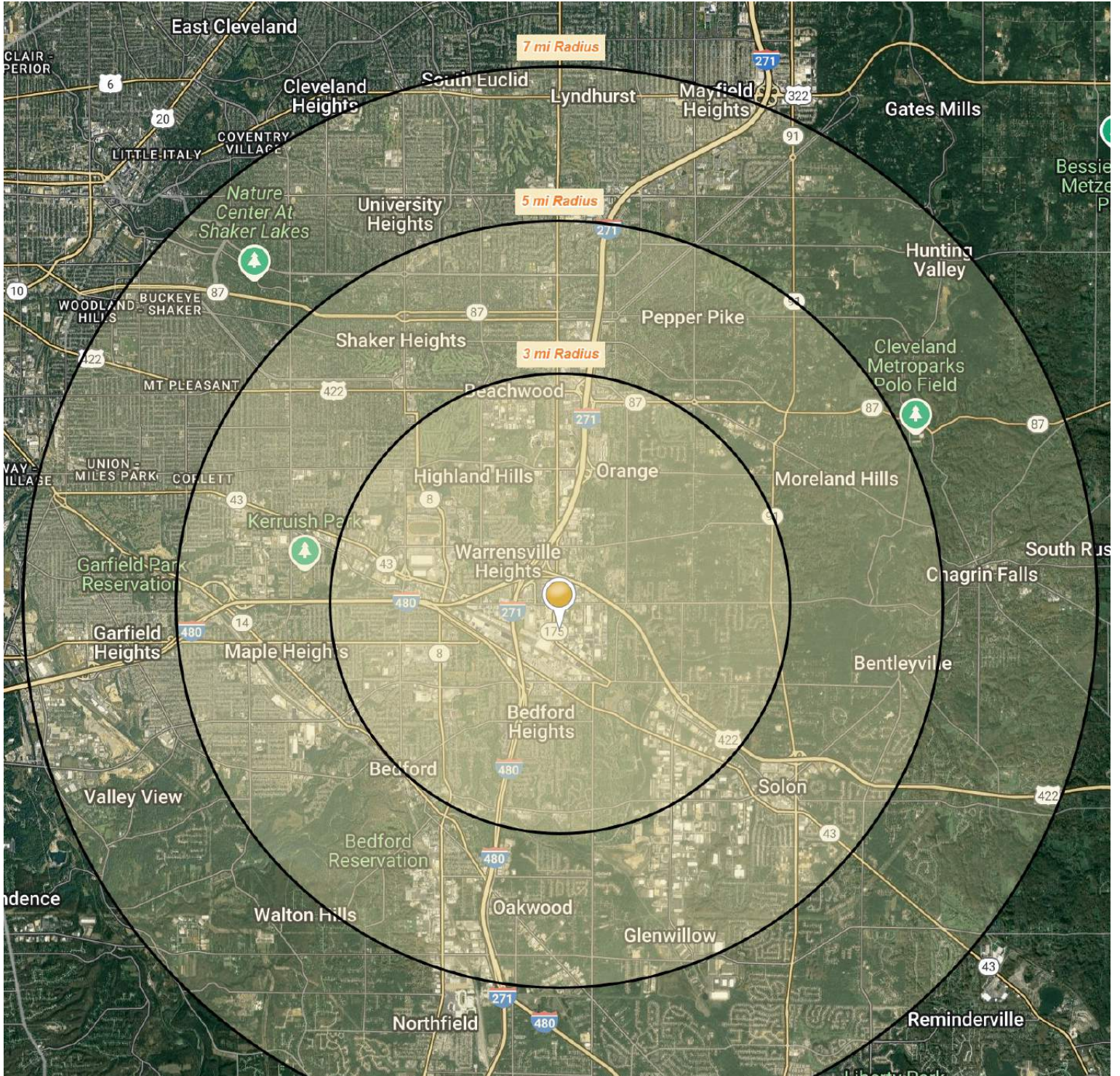


SITE PLAN



# Area Map

BEDFORD HEIGHTS, OHIO



MAP



# Photos

BEDFORD HEIGHTS, OHIO



PHOTOS

# Demo's

## BEDFORD HEIGHTS, OHIO

### Summary Profile

2010-2020 Census, 2024 Estimates with 2029 Projections  
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 41.424/-81.4969

25780 Miles Rd Bedford Heights, OH 44146	3 mi radius	5 mi radius	7 mi radius
<b>Population</b>			
2024 Estimated Population	50,709	156,265	334,697
2029 Projected Population	49,341	151,727	324,445
2020 Census Population	52,288	161,849	344,576
2010 Census Population	51,494	159,405	345,014
Projected Annual Growth 2024 to 2029	-0.5%	-0.6%	-0.6%
Historical Annual Growth 2010 to 2024	-0.1%	-0.1%	-0.2%
2024 Median Age	40.4	40.8	40.7
<b>Households</b>			
2024 Estimated Households	22,850	67,598	145,057
2029 Projected Households	22,343	65,995	141,161
2020 Census Households	23,111	68,823	146,124
2010 Census Households	21,982	65,984	143,405
Projected Annual Growth 2024 to 2029	-0.4%	-0.5%	-0.5%
Historical Annual Growth 2010 to 2024	0.3%	0.2%	-
<b>Race and Ethnicity</b>			
2024 Estimated White	33.5%	40.6%	46.8%
2024 Estimated Black or African American	59.8%	51.9%	45.5%
2024 Estimated Asian or Pacific Islander	2.7%	3.4%	3.7%
2024 Estimated American Indian or Native Alaskan	0.1%	0.1%	0.1%
2024 Estimated Other Races	3.9%	4.0%	3.9%
2024 Estimated Hispanic	2.9%	2.8%	2.8%
<b>Income</b>			
2024 Estimated Average Household Income	\$97,828	\$117,340	\$113,707
2024 Estimated Median Household Income	\$70,256	\$82,989	\$81,525
2024 Estimated Per Capita Income	\$44,179	\$50,896	\$49,418
<b>Education (Age 25+)</b>			
2024 Estimated Elementary (Grade Level 0 to 8)	2.1%	1.9%	1.9%
2024 Estimated Some High School (Grade Level 9 to 11)	6.0%	5.4%	5.3%
2024 Estimated High School Graduate	28.7%	24.9%	24.3%
2024 Estimated Some College	22.3%	19.7%	18.8%
2024 Estimated Associates Degree Only	9.3%	8.8%	8.8%
2024 Estimated Bachelors Degree Only	17.5%	19.4%	21.1%
2024 Estimated Graduate Degree	14.0%	20.1%	19.9%
<b>Business</b>			
2024 Estimated Total Businesses	4,613	9,305	16,129
2024 Estimated Total Employees	62,334	120,208	196,971
2024 Estimated Employee Population per Business	13.5	12.9	12.2
2024 Estimated Residential Population per Business	11.0	16.8	20.8

©2024, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 5/2024, TIGER Geography - RS1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Contact

BEDFORD HEIGHTS, OHIO

FOR LEASE

Leasing Contact:

MICHAEL J. HIRSCH

440.715.3979

Michael J. Hirsch

Office: 216-514-1400 ext 107

Mhirsch@kowitzrealestate.com