

# THE SHOPPES AT NORTH RIDGEVILLE



33725-33799 CENTER RIDGE ROAD & 33701 LEAR NAGLE ROAD NORTH RIDGEVILLE, OH 44309

FOR MORE INFORMATION, CONTACT DOUG FLICK | 419.724.2222 | DFLICK@EIDIPROPERTIES.COM



**2,000 SF  
AVAILABLE**

- Built in 2002.
- 59,852 SF Community Retail Center.
- Suburban Cleveland location – 21 miles west of downtown. Outstanding demographics and strong traffic counts – 17,000 vehicles per day on Centre Ridge Road and 6,000 vehicles per day on Lear Nagel Road. Dense housing stock surrounds the property in all directions.

## PROPERTY DEMOGRAPHICS

	1 MILE	3 MILE
 POPULATION	9,444	44,919
 MED. INCOME	\$77,343	\$94,987

## TENANTS INCLUDE

GOODWILL  
DOLLAR GENERAL  
POPE FITNESS  
FIESTA JALEPENOS  
GREAT CLIPS

## BUILDING SIZE:

57,857 SF

## AVAILABLE SPACE:

2,000 SF

## LEASE RATE:

\$19.50/SF NNN

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Disclaimer: The site plan shows approximate location, square footage and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy.

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