FOR LEASE | FOR SALE
JAEGAR ROAD
Lorain, Ohio 44053

COMMERCIAL LAND

5 mi radius
10 min drivetime
3 mi radius
1 mi radius
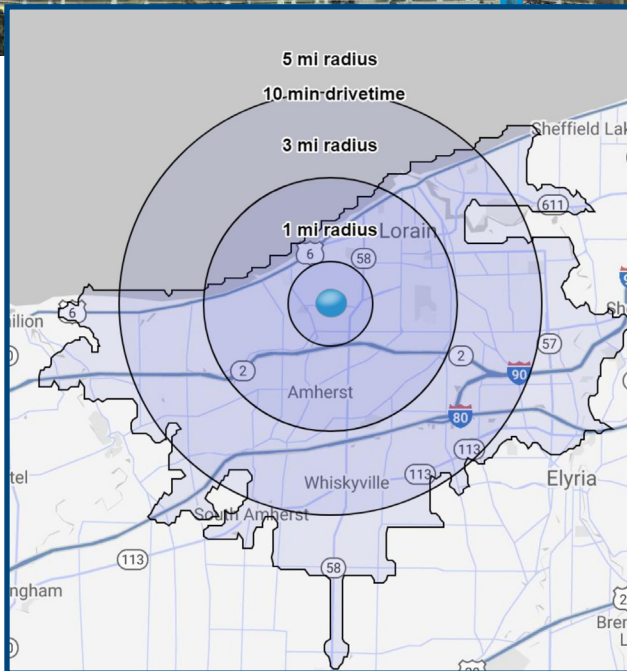
PROPERTY HIGHLIGHTS

> 28 Acres Available, Zoned Commercial

> Build up to approx. 250,000 SF

> Approved for CRA 100% tax abatement on improvements for ten years

> Traffic Count: 19,280 N. Leavitt Road

> Local Merchants: Home Depot, Wal-Mart, Kohl's

DEMOGRAPHICS	1 mile	3 mile	5 mile
Total Population	5,955	50,055	79,761
Total Daytime Employees	2,788	17,723	32,282
Average Household Income	$69,012	$63,426	$59,046

PETER GREALIS
+1 216 239 5118
peter.grealis@colliers.com

SITE AERIAL

Colliers
INTERNATIONAL

SITE

Parkside Cir W
Martin's Run
Oxford
Ernhart Dr
Montgomery Dr
Courtyard Dr
Bellows Dr
Brown Dr
Randolph Dr
Jaeger Rd
Cambridge Ave
Kenyon Ave
Stanford Ave
Miami Ave
Vassar Ave
Tower Blvd
All Pro Athletic Ave

19,280

Walmart
The Home Depot
Starbucks Coffee
KAY JEWELERS
Applebee's
verizon
GameStop
Payless
PET SUPPLIES PLUS
KOHL'S
Famous Footwear

PETER GREALIS
+1 216 239 5118
peter.grealis@colliers.com

MARKET AERIAL

Colliers
INTERNATIONAL

SITE

Miami Ave
Temple Ave
Marshall Ave
Forest Hill Dr
Tower Blvd
W 41st St
W 43rd St
W 44th St
Princess-Anne-Ct
Redbud Pl
Oberlin Ave
Anne Ave

Vassar Ave
9,484
6,493
Grenoble Dr

Walmart
THE HOME DEPOT
KAY JEWELERS

Applebee's
PET SUPPLIES PLUS
58
Emerald Driving Range

KOHL'S
GameStop verizon

Tanglewood Dr
Linda Dr
Sycamore Dr

Parkway Dr
Westwood Dr

19,280
N Nantucket Dr

7 Pines Dr
Gargasz Dr
Edgewood Dr
Shaffer Dr
Herbert Dr

Beverly Dr
Meadowview Ln
Bellflower Dr
N Pointe Pkwy
Eastman Dr

36,290

Williamsburg Dr
S Nantucket Dr

10,287
Cooper Foster Park Rd
DUNKIN' DONUTS
Walgreens
planet fitness
11,013

PETER GREALIS
+1 216 239 5118
peter.grealis@colliers.com

COLLIERS INTERNATIONAL
200 Public Square | Suite 1200
Cleveland, OH 44114
www.colliers.com/ohio

DEMOGRAPHIC REPORT

Colliers INTERNATIONAL

Jaeger Rd
Lorain, OH 44053

	1 mi radius	3 mi radius	5 mi radius	10 min drivetime
POPULATION				
2017 Estimated Population	5,955	50,055	79,761	103,322
2022 Projected Population	6,018	51,845	83,421	107,863
2010 Census Population	5,243	50,290	80,274	104,457
2000 Census Population	3,903	51,124	84,743	110,815
Projected Annual Growth 2017 to 2022	0.2%	0.7%	0.9%	0.9%
Historical Annual Growth 2000 to 2017	3.1%	-0.1%	-0.3%	-0.4%
2017 Median Age	41.4	40.9	39.9	40
HOUSEHOLDS				
2017 Estimated Households	2,520	20,848	32,990	43,095
2022 Projected Households	2,590	21,902	34,975	45,618
2010 Census Households	2,148	20,159	31,991	41,982
2000 Census Households	1,568	20,068	32,585	42,900
Projected Annual Growth 2017 to 2022	0.5%	1.0%	1.2%	1.2%
Historical Annual Growth 2000 to 2017	3.6%	0.2%	0.1%	-
RACE AND ETHNICITY				
2017 Estimated White	79.0%	74.6%	73.3%	74.3%
2017 Estimated Black or African American	11.2%	14.0%	14.2%	13.9%
2017 Estimated Asian or Pacific Islander	1.1%	0.7%	0.6%	0.7%
2017 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.4%	0.4%
2017 Estimated Other Races	8.6%	10.4%	11.4%	10.8%
2017 Estimated Hispanic	15.8%	17.6%	20.4%	19.0%
INCOME				
2017 Estimated Average Household Income	$69,012	$63,426	$59,001	$59,046
2017 Estimated Median Household Income	$67,195	$52,349	$47,648	$47,255
2017 Estimated Per Capita Income	$29,256	$26,489	$24,470	$24,684
EDUCATION (AGE 25+)				
2017 Estimated Elementary (Grade Level 0 to 8)	1.8%	3.1%	4.0%	3.7%
2017 Estimated Some High School (Grade Level 9 to 11)	5.4%	8.3%	9.5%	9.5%
2017 Estimated High School Graduate	40.7%	35.2%	35.8%	36.4%
2017 Estimated Some College	23.3%	25.4%	24.9%	25.2%
2017 Estimated Associates Degree Only	11.8%	10.4%	10.1%	9.9%
2017 Estimated Bachelors Degree Only	11.7%	11.4%	10.3%	10.0%
2017 Estimated Graduate Degree	5.4%	6.0%	5.4%	5.4%
BUSINESS				
2017 Estimated Total Businesses	266	1,527	2,691	3,543
2017 Estimated Total Employees	2,788	17,723	32,282	42,245
2017 Estimated Employee Population per Business	10.5	11.6	12.0	11.9
2017 Estimated Residential Population per Business	22.4	32.8	29.6	29.2