

FOR SALE | 8,500 SF COMMERCIAL/RETAIL BUILDING

6101 DETROIT AVENUE
CLEVELAND, OHIO

For Sale
8,500 SF Commercial/Retail Building
Richard Sheehan
216-577-4832
Terry Coyne
216-218-0259
NEWMARK
Terry COYNE.com

YOUR COMPANY
NAME GOES HERE

NEWMARK

CONTACT



Richard Sheehan
Managing Director
216.577.4832
Richard.Sheehan@nmrk.com
Licensed Real Estate Salesperson



Terry Coyne
Executive Vice Chairman
216.218.0259
Terry.Coyne@nmrk.com
Licensed Real Estate Broker

Terry COYNE.com

GORDON SQUARE PROPERTY DESCRIPTION

Prime Gordon Square location meets strong investment potential at 6101 Detroit Avenue. This mixed-use building sits directly on Detroit Avenue's high-visibility corridor, offering excellent frontage, pedestrian activity, and proximity to major redevelopment projects. The former supermarket storefront is well-positioned for retail, restaurant, service, or creative conversion uses. With demand in Gordon Square continuing to rise, this property presents a strategic opportunity to own in one of Cleveland's most desirable urban districts.



6101 DETROIT AVENUE



Building Size
8,500 SF



Frontage
120 Feet



Building Layout

- Retail (Front), Storage Cooler/Freezer & Warehouse (Rear)
- Four (4) Entry Access Points, Mezzanine Office, Two (2) Restrooms



Year Built/Construction
1920/Masonry



Site Size
.41 Acres



Loading
1 Drive-in Door



Power
9 Volt/3-Phase



Ceiling Height
13.5 Feet



Heating
Infrared & Forced Air



Hot Water Tanks

- One (1) 100G
- One (1) 75G



Parking/Public Transportation

- 25 Surface Parking Lot
- Street Parking Available/Located on the RTA Bus Line



Location

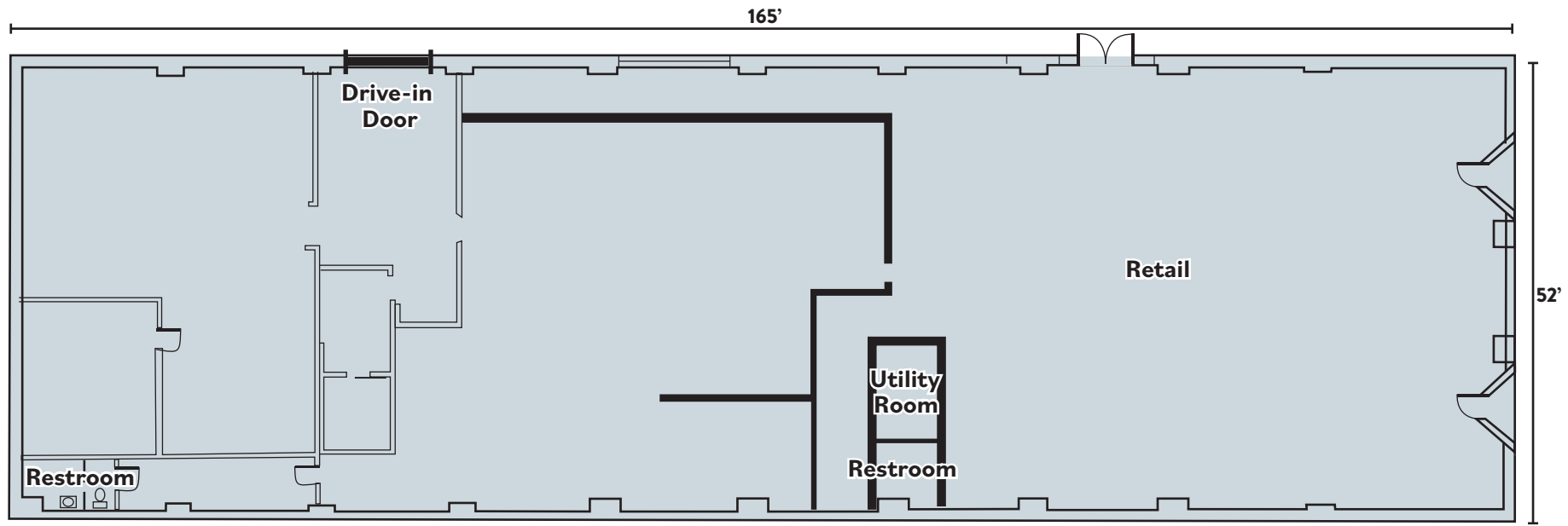
- Heart of Gordon Square
- Minutes to Ohio City & West 25th St.
- Immediate Highway Access via Route 2

INTERIOR PHOTOS



6101 DETROIT AVENUE

FLOOR PLAN



6101 DETROIT AVENUE

SITE PLAN



DETROIT AVENUE

120' FRONTAGE

PARKING

1-STORY
8,500 SF
BUILDING

DRIVE-IN DOOR

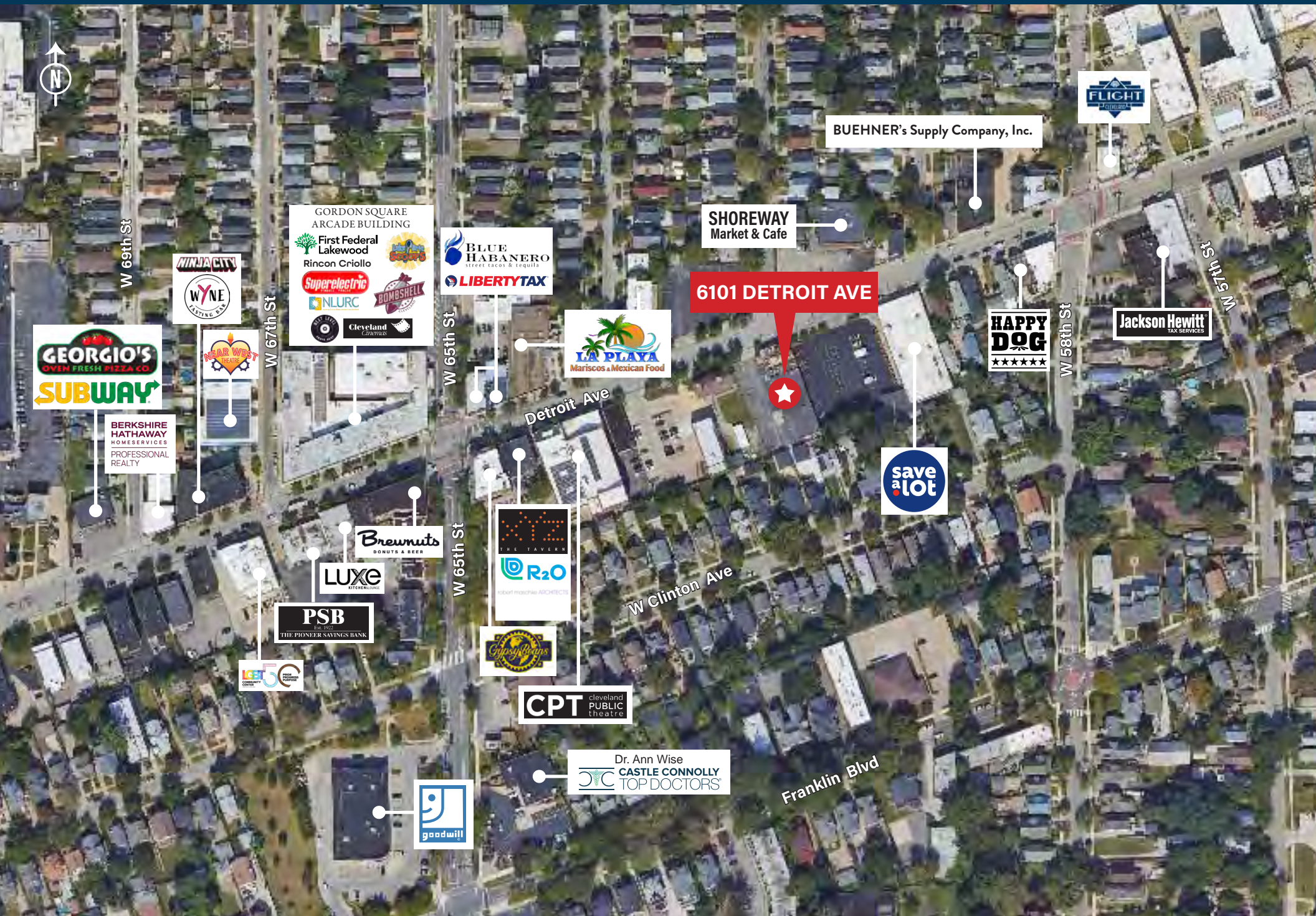
165'

165'

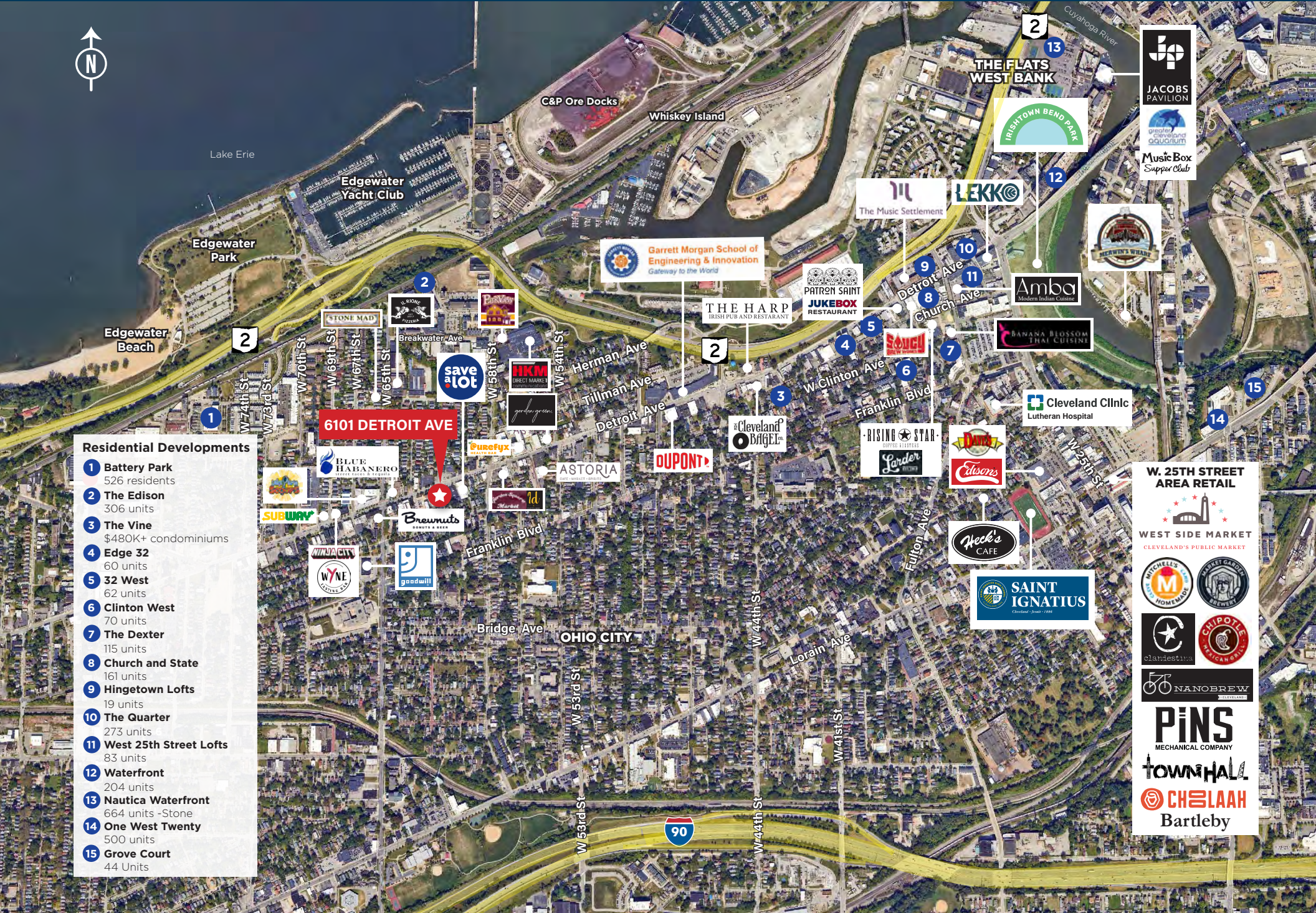
52'

6101 DETROIT AVENUE

GORDON SQUARE ARTS DISTRICT



SITE AERIAL



- Residential Developments**
- 1 **Battery Park**
526 residents
 - 2 **The Edison**
306 units
 - 3 **The Vine**
\$480K+ condominiums
 - 4 **Edge 32**
60 units
 - 5 **32 West**
62 units
 - 6 **Clinton West**
70 units
 - 7 **The Dexter**
115 units
 - 8 **Church and State**
161 units
 - 9 **Hingetown Lofts**
19 units
 - 10 **The Quarter**
273 units
 - 11 **West 25th Street Lofts**
83 units
 - 12 **Waterfront**
204 units
 - 13 **Nautica Waterfront**
664 units -Stone
 - 14 **One West Twenty**
500 units
 - 15 **Grove Court**
44 Units

W. 25TH STREET AREA RETAIL

WEST SIDE MARKET
CLEVELAND'S PUBLIC MARKET

THE FLATS WEST BANK

INS-TOWN BEND PARK

JACOBS PAVILION

greater Cleveland AQUARIUM

Music Box Supper Club

THE MUSIC SETTLEMENT

LEKKO

THE HARP IRISH PUB AND RESTAURANT

PATRON SAINT JUKEBOX RESTAURANT

AmBa Modern Indian Cuisine

BANANA BLOSSOM THAI CUISINE

Cleveland ClnInc Lutheran Hospital

Garrett Morgan School of Engineering & Innovation
Gateway to the World

6101 DETROIT AVE

Edgewater Yacht Club

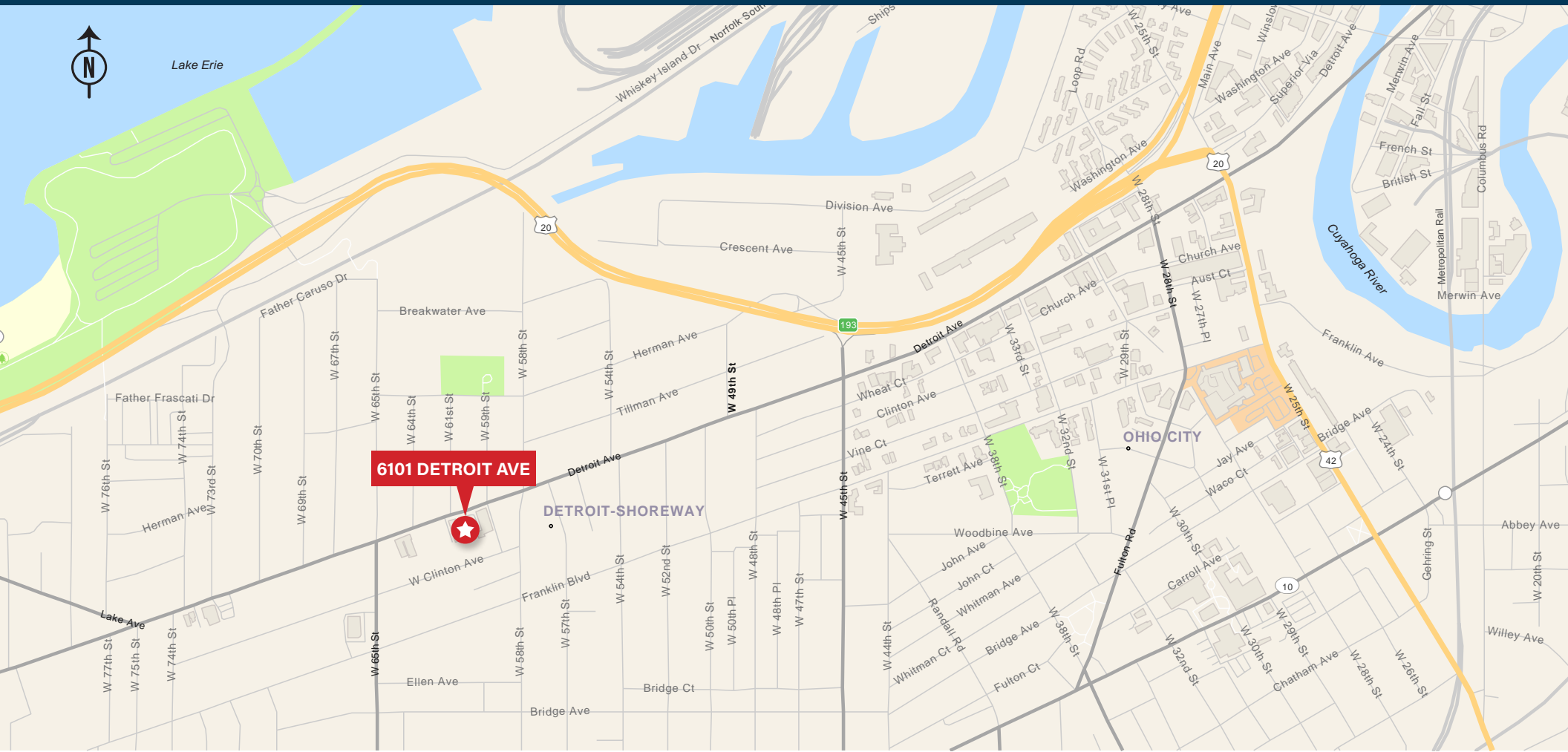
Edgewater Park

Edgewater Beach

OHIO CITY



LOCATION MAP



6101 DETROIT AVE

DETROIT-SHOREWAY

OHIO CITY

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Terry **COYNE**.com