

1,600 SF Retail Available - Outparcel to Giant Eagle

7408 BROADVIEW ROAD | PARMA | OHIO | 44134

FOR LEASE



- **OUTPARCEL TO GIANT EAGLE**
- **NEXT TO BANK OF AMERICA, DOMINOS, VERIZON AND BUFFALO WILD WINGS GO**

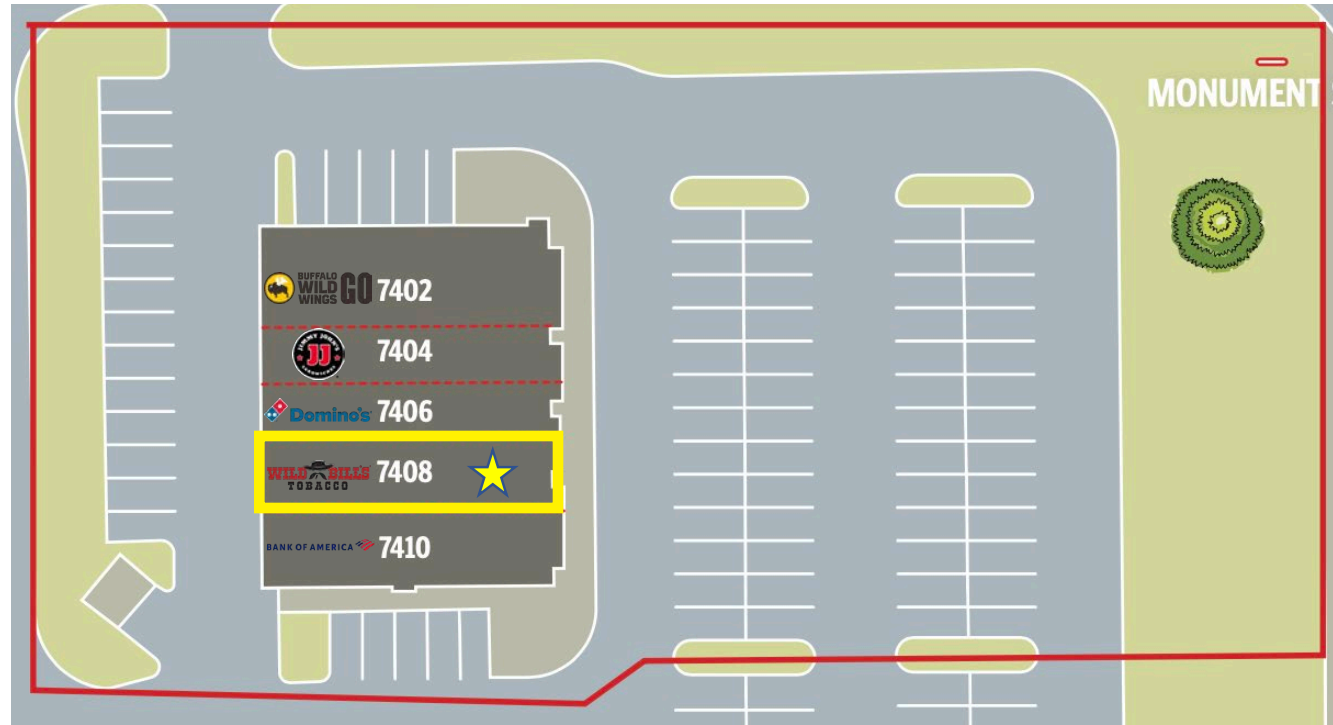
EXCLUSIVE CONTACTS

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THE OPPORTUNITY

- 1,600 SF retail space on Broadview Rd
- Join Bank of America, Dominos, Jimmy John's & Buffalo Wild Wings GO in front of Giant Eagle
- Neighboring retailers include Meijer, TJ Maxx, Aldi, Acme Market, Big Lots, Planet Fitness & more!
- Neighboring restaurants include Chipotle, Starbucks, Panera, Dairy Queen, Bonchon, Swensons, Arby's, Jersey Mike's
- The market has a dense 3 mile population of 63,679 people and average household income of \$102,245
- Traffic counts of 21,400 VPD on Broadview Rd and 24,146 VPD on Pleasant Valley Rd



QUICK STATS 3 MILE RADIUS



DAYTIME
POPULATION
56,234



POPULATION
64,200



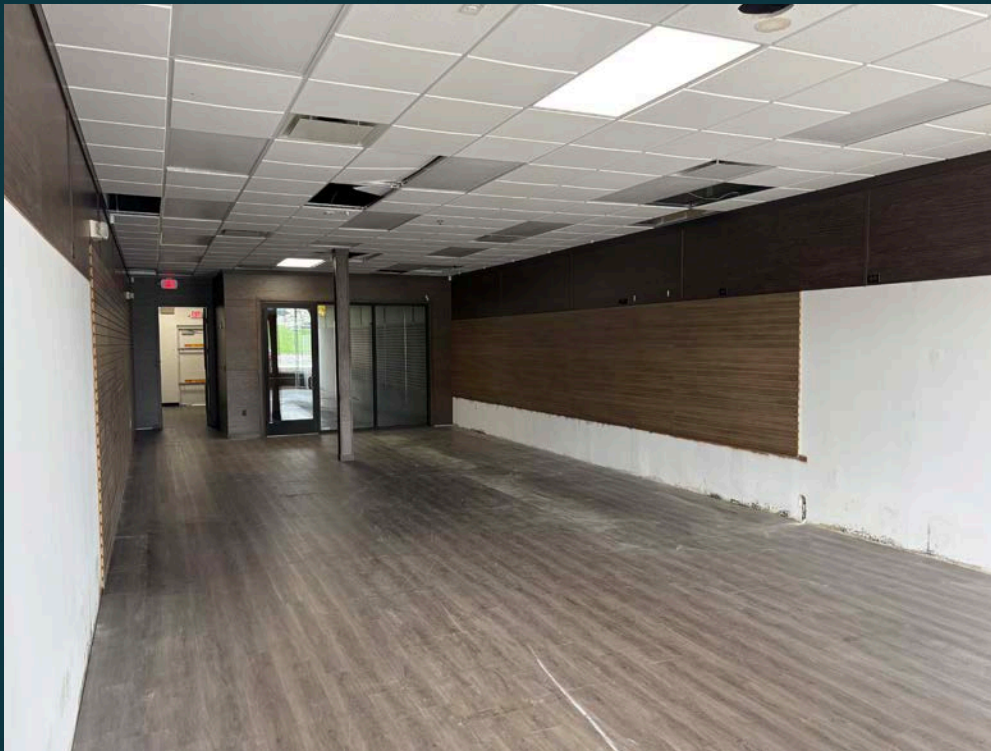
HOUSEHOLDS
27,488



POPULATION
25 & OVER
48,901



AVG. HOUSEHOLD
INCOME
\$113,772





PLEASANT VALLEY SHOPPING CENTER

PET SUPPLIES PLUS TJ-maxx DOLLAR TREE

Arbys TACO BELL Planet Fitness five BELOW

Marc's
Fresh. Simple. Smart Living.

meijer

Walgreens

Jockey Mitten Oldemark

Starbucks Dunkin' Donuts

Wendy's

McDonald's

DUNKIN'

getGo CAFE & MARKET

giant eagle

FIFTH THIRD BANK

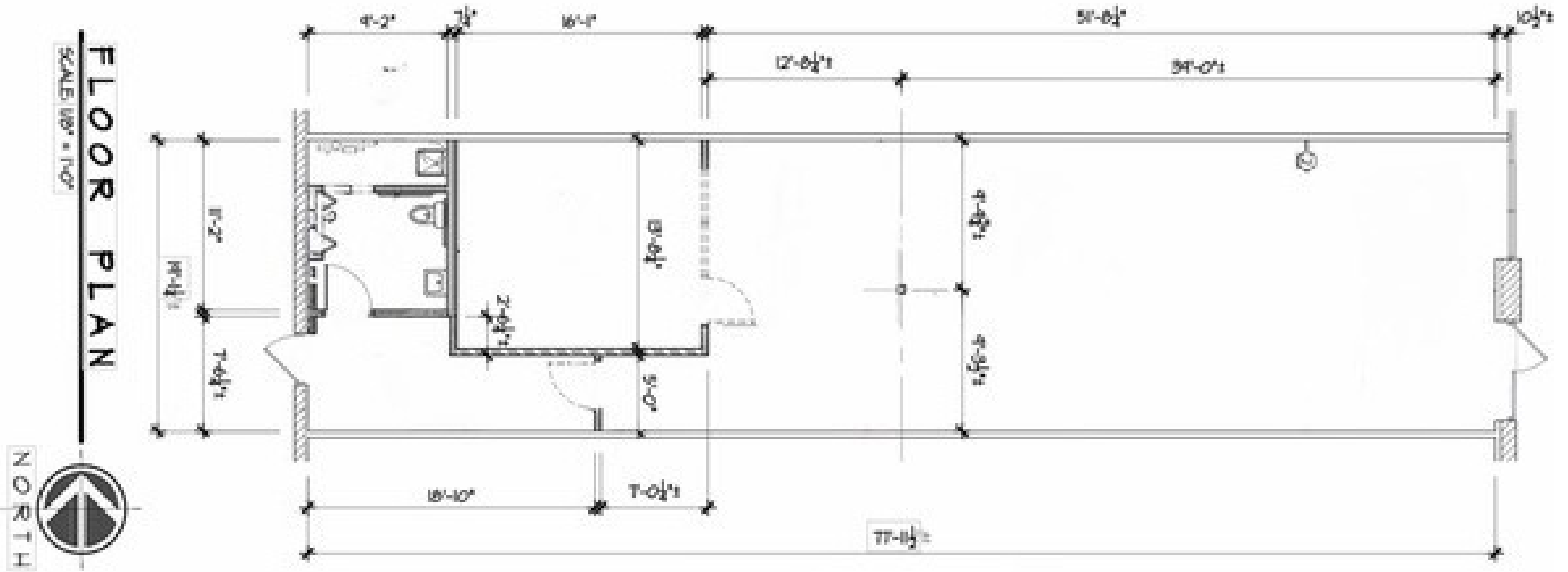
BROADVIEW RD - 21,400 VPD

Panera
BREAD®

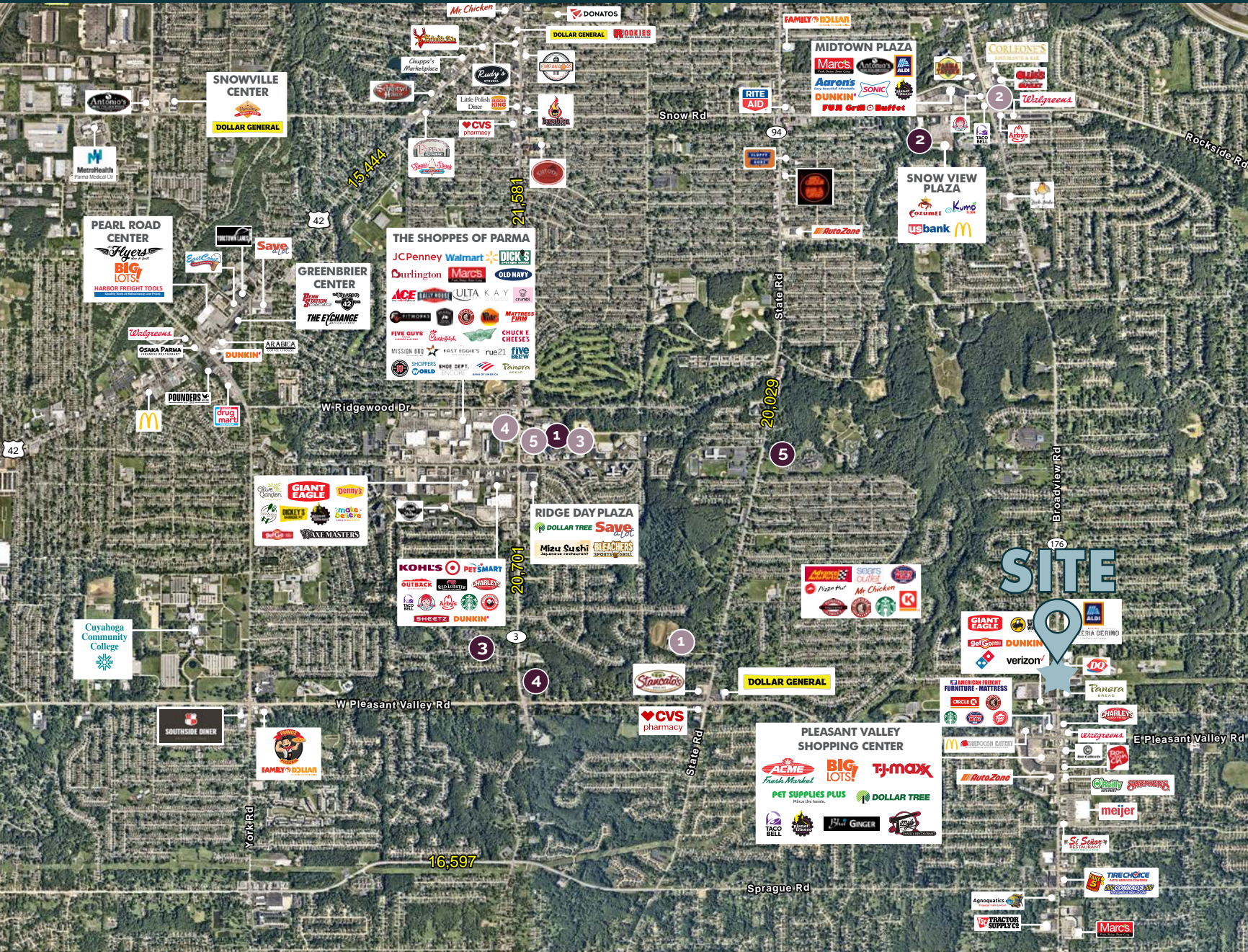


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FLOOR PLAN



RETAIL TRADE MAP



SEVEN HILLS - PARMA RETAIL TRADE AREA

MAJOR OFFICE BUILDINGS

292,087 Total SF

1. UH Parma Education Ctr - 81,416 SF
2. Rockside Plaza - 66,774 SF
3. Medical Arts Center 2 - 50,565 SF
4. Parmatown Medical South - 50,000 SF
5. Medical Arts Center 1 - 43,332 SF

MAJOR EMPLOYERS

1. University Hospitals Parma Med - 1,328
2. Cuyahoga County Public Library - 600
3. Pleasant Lake Villa - 350
4. Pleasantview Care Center - 300
5. Mount Alverna Village - 250

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Updated: January 19, 2024

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2025 Population - Current Year Estimate	6,569	64,200	172,857
2025 Daytime Population	5,554	56,234	157,688
2025 Households - Current Year Estimate	2,924	27,488	75,616
2025 Average Household Income	\$105,211	\$113,772	\$102,970
2030 Average Household Income Projection	\$121,838	\$130,333	\$117,743
2025 Median Household Income	\$82,631	\$85,940	\$77,184
2025 Per Capita Income	\$47,080	\$48,955	\$45,092
2025 Population 25 and Over	5,246	48,901	129,582

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