

RETAIL / OFFICE / SHOWROOM



SOUTH SHORE PLAZA

4705-4813 Liberty Ave., Vermilion, OH

RATE REDUCED!

\$7psf NNN for 1st year!

Property Features

- Four suites available
- High traffic area off SR-6
- Variety of suites ranging from 2,500 - 6,690 SF
- Zoned retail/office/showroom
- Signage available
- Signalized intersection

4 SUITES AVAILABLE		
SUITE #	SIZE	
4741 - DIVISIBLE		
4741	6,690 SF	80' x 61' -8"
4769 & 4771 - CONTIGUOUS 5,500 SF		
4769	3,000 SF	30' x 100'
4771	2,500 SF	25' x 100'
4803-4805	5,600 SF	50' x 100'

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SUITE TENANT

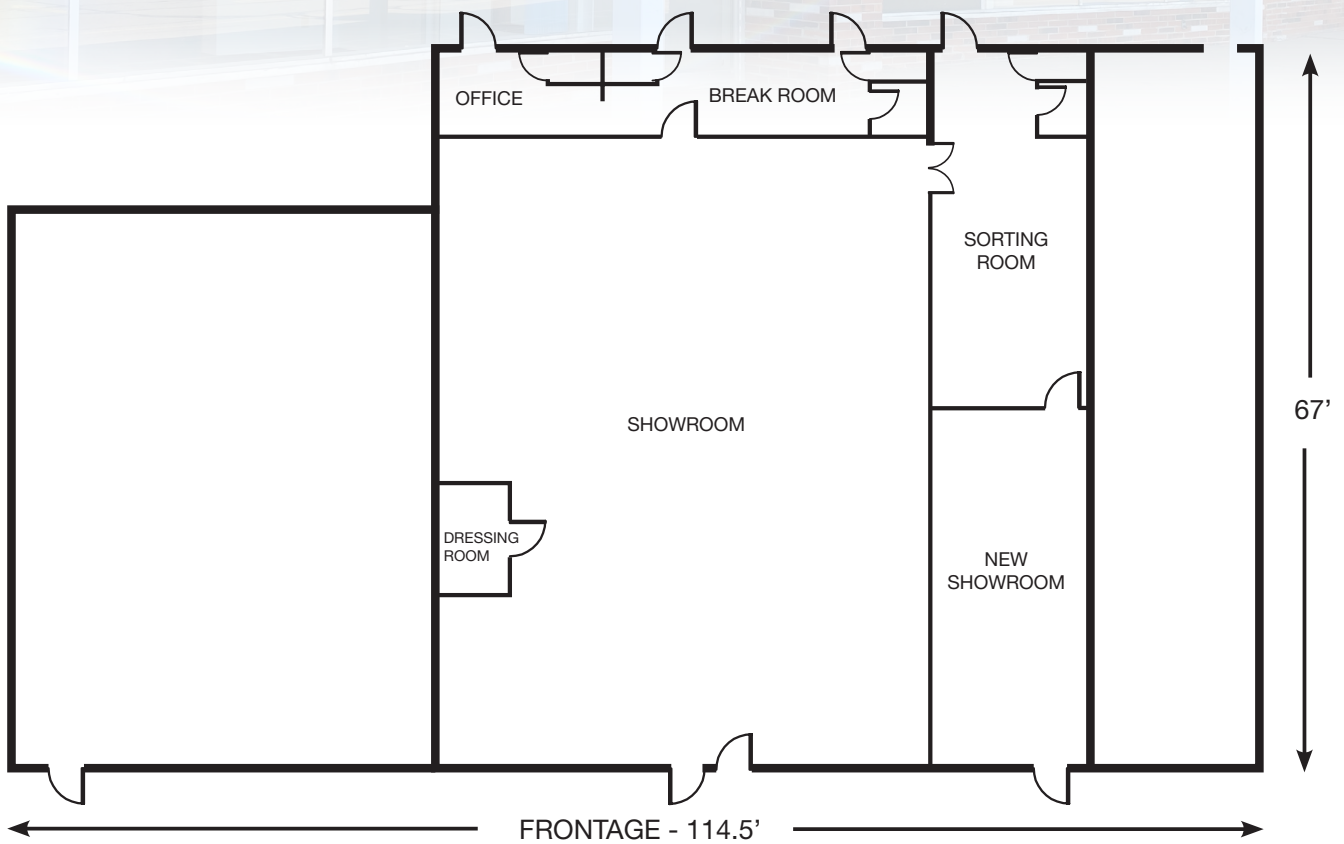
4705	Dollar General
4709	Flame Tobacco & Vape
4712	Doc's Open Box
4721	Anytime Fitness
4723	Dollar Tree
4722	Health Solution Centers
4741	VACANT
4761	Harbourtown Marine
4765	Harbourtown Marine
4767	Hometown Bakery
4769	VACANT
4771	VACANT
4788	True Value Hardward
4789	Susie's Homestyle Cafe
4793	Lucky Chinese
4799	Sugar Crush Candy
4801	Ruff & Fluff
4803-4805	VACANT
4807	Game Shop
4809	Salty Critter
4811	Harborview Storage
STAND ALONE	
4783	McDonalds
4812	Conrads

4741 Liberty Ave. 6,690 SF



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4741 Liberty Ave. 6,690 SF



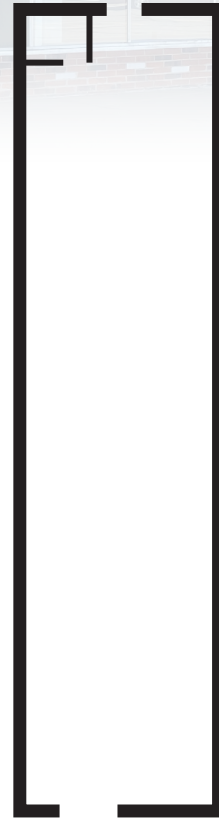
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4769 Liberty Ave. 3,000 SF



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4771 Liberty Ave. 2,500 SF

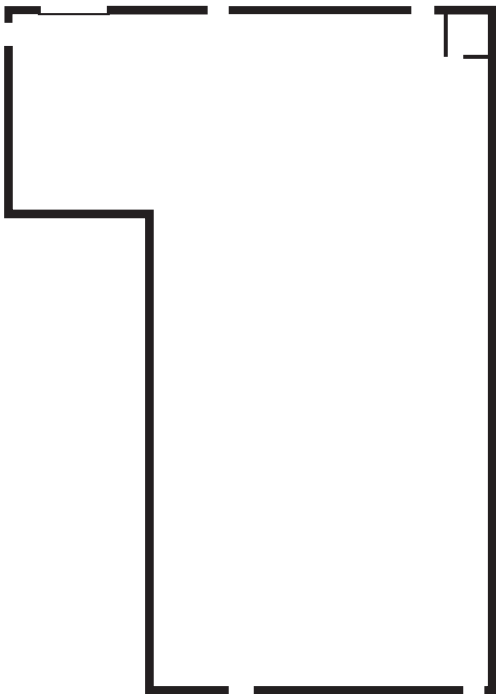


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4803-4805 Liberty Ave. 5,600 SF

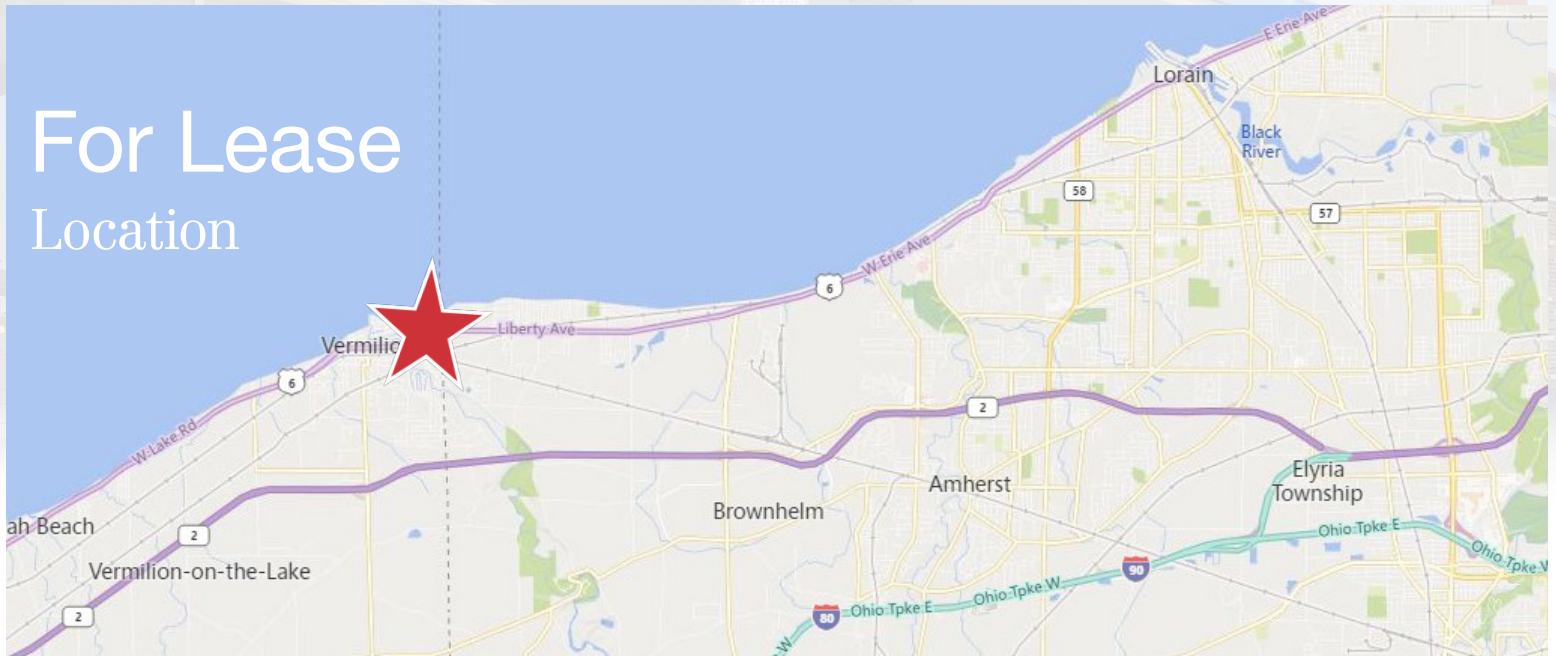


Includes Loading Dock



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For Lease Location



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KEY FACTS

4,155

Population



2.1

Average Household Size

46.7

Median Age

\$65,846

Median Household Income

EDUCATION

7%

No High School Diploma



31%

High School Graduate



28%

Some College



34%

Bachelor's/Grad/Pr of Degree

BUSINESS



235

Total Businesses



2,000

Total Employees

EMPLOYMENT



56%

White Collar



30%

Blue Collar



14%

Services

4.3%

Unemployment Rate

INCOME



\$65,846

Median Household Income



\$40,563

Per Capita Income



\$193,573

Median Net Worth

Households By Income

The largest group: \$50,000 - \$74,999 (21.9%)

The smallest group: \$15,000 - \$24,999 (5.6%)

Indicator ▲	Value	Diff	
<\$15,000	7.0%	-1.2%	<div style="width: 100%; height: 10px; background-color: red;"></div>
\$15,000 - \$24,999	5.6%	-0.9%	<div style="width: 100%; height: 10px; background-color: red;"></div>
\$25,000 - \$34,999	7.8%	+0.1%	<div style="width: 100%; height: 10px; background-color: gray;"></div>
\$35,000 - \$49,999	13.8%	+0.3%	<div style="width: 100%; height: 10px; background-color: gray;"></div>
\$50,000 - \$74,999	21.9%	+3.1%	<div style="width: 100%; height: 10px; background-color: gray;"></div>
\$75,000 - \$99,999	13.9%	-3.1%	<div style="width: 100%; height: 10px; background-color: red;"></div>
\$100,000 - \$149,999	18.5%	-0.6%	<div style="width: 100%; height: 10px; background-color: red;"></div>
\$150,000 - \$199,999	5.7%	-0.2%	<div style="width: 100%; height: 10px; background-color: red;"></div>
\$200,000+	5.8%	+2.6%	<div style="width: 100%; height: 10px; background-color: gray;"></div>

Bars show deviation from Erie County

This infographic contains data provided by Esri, Esri and Infogroup. The vintage of the data is 2022, 2027.

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KEY FACTS

11,647

Population



2.2

Average Household Size

47.5

Median Age

\$67,432

Median Household Income

EDUCATION

8%

No High School Diploma



32%

High School Graduate



29%

Some College



30%

Bachelor's/Grad/Pr of Degree

BUSINESS



404

Total Businesses



3,396

Total Employees

EMPLOYMENT



56%

White Collar



30%

Blue Collar



14%

Services

3.7%

Unemployment Rate

INCOME



\$67,432

Median Household Income



\$39,119

Per Capita Income



\$191,352

Median Net Worth

Households By Income

The largest group: \$50,000 - \$74,999 (20.5%)

The smallest group: \$200,000+ (5.0%)

Indicator ▲	Value	Diff	
<\$15,000	7.1%	-1.1%	
\$15,000 - \$24,999	5.3%	-1.2%	
\$25,000 - \$34,999	7.9%	+0.2%	
\$35,000 - \$49,999	14.0%	+0.5%	
\$50,000 - \$74,999	20.5%	+1.7%	
\$75,000 - \$99,999	16.2%	-0.8%	
\$100,000 - \$149,999	18.7%	-0.4%	
\$150,000 - \$199,999	5.4%	-0.5%	
\$200,000+	5.0%	+1.8%	

Bars show deviation from Erie County

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KEY FACTS

16,080

Population



2.3

Average Household Size

48.3

Median Age

\$70,689

Median Household Income

EDUCATION

8%

No High School Diploma



33%

High School Graduate



30%

Some College



29%

Bachelor's/Grad/Pr of Degree

BUSINESS



512

Total Businesses



4,574

Total Employees

EMPLOYMENT



55%

White Collar



31%

Blue Collar



14%

Services

3.4%

Unemployment Rate

INCOME



\$70,689

Median Household Income



\$39,754

Per Capita Income



\$218,153

Median Net Worth

Households By Income

The largest group: \$50,000 - \$74,999 (20.5%)

The smallest group: \$15,000 - \$24,999 (4.7%)

Indicator ▲	Value	Diff	
<\$15,000	6.4%	-1.8%	
\$15,000 - \$24,999	4.7%	-1.8%	
\$25,000 - \$34,999	7.3%	-0.4%	
\$35,000 - \$49,999	13.7%	+0.2%	
\$50,000 - \$74,999	20.5%	+1.7%	
\$75,000 - \$99,999	16.8%	-0.2%	
\$100,000 - \$149,999	19.4%	+0.3%	
\$150,000 - \$199,999	6.1%	+0.2%	
\$200,000+	5.1%	+1.9%	

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