



**DRIVE-THRU
RESTAURANT**

9210 Mentor Ave
Mentor, Ohio 44060

FOR LEASE

Restaurant with Drive-Thru

9210 Mentor Ave | Mentor, Ohio 44060



HIGHLIGHTS

- ▶ 2,500 SF restaurant space with existing drive-thru and patio (FF&E included)
- ▶ Located at a traffic light in front of Meijer with 2 million visits per year (Source: Placer.AI)
- ▶ Nearby other major retailers including: Walmart, Target, HomeGoods, Trader Joe's, Lowe's, Kohl's, and University Hospital's

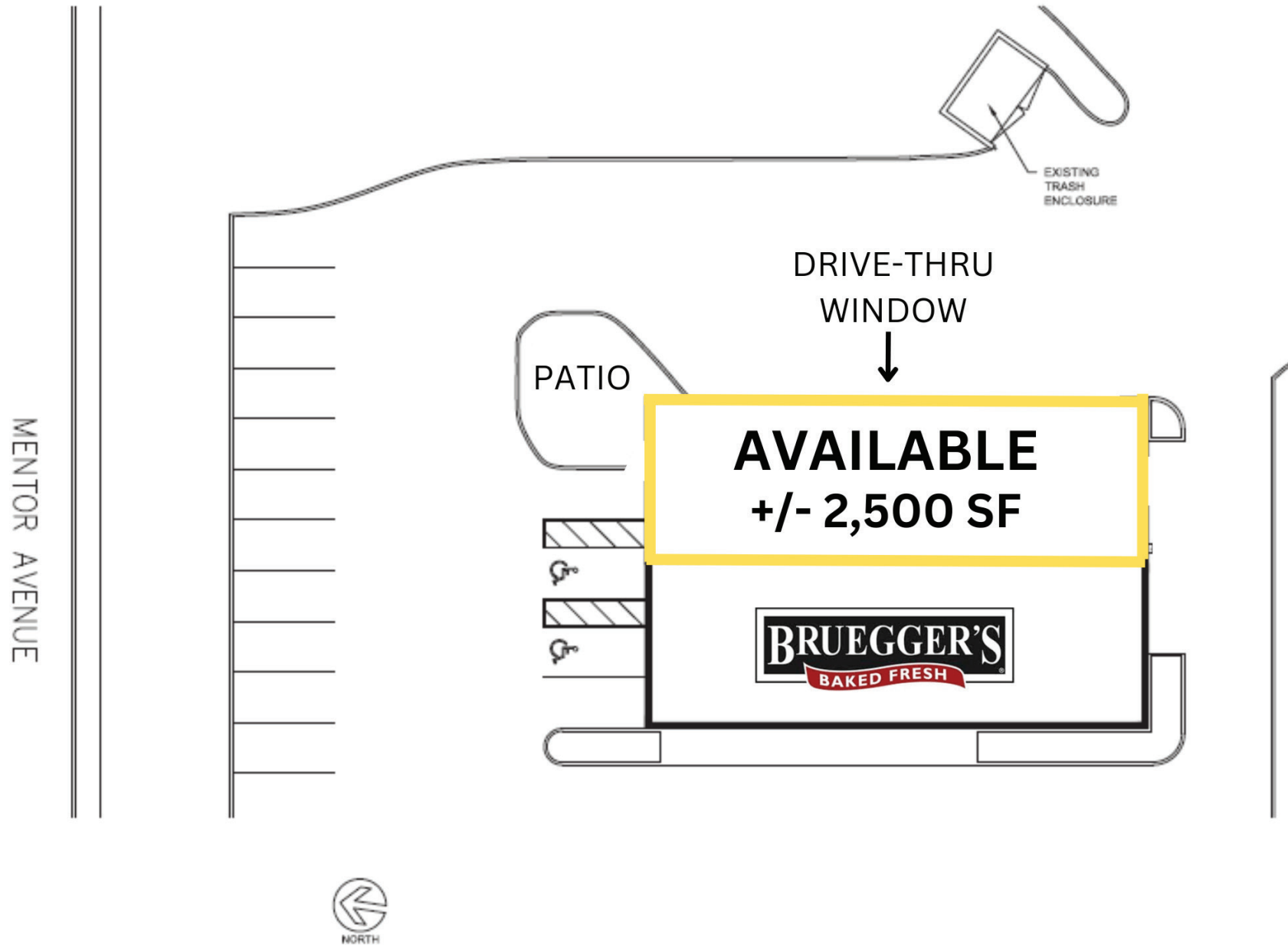
Mentor Health Center

- ▶ Strong demographics including an average household income of \$118,350/year and a dense population of 43,092 in a 3-mile radius
- ▶ Mentor ranks 6th in retail sales volumes in Ohio with \$1.5 billion annual retail sales (Source: City of Mentor)

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ANCHOR
RETAIL

REALTY
RESOURCES
MEMBER

ALLISON GIOMUSO | 216.342.2620 | agiomuso@anchorretail.com

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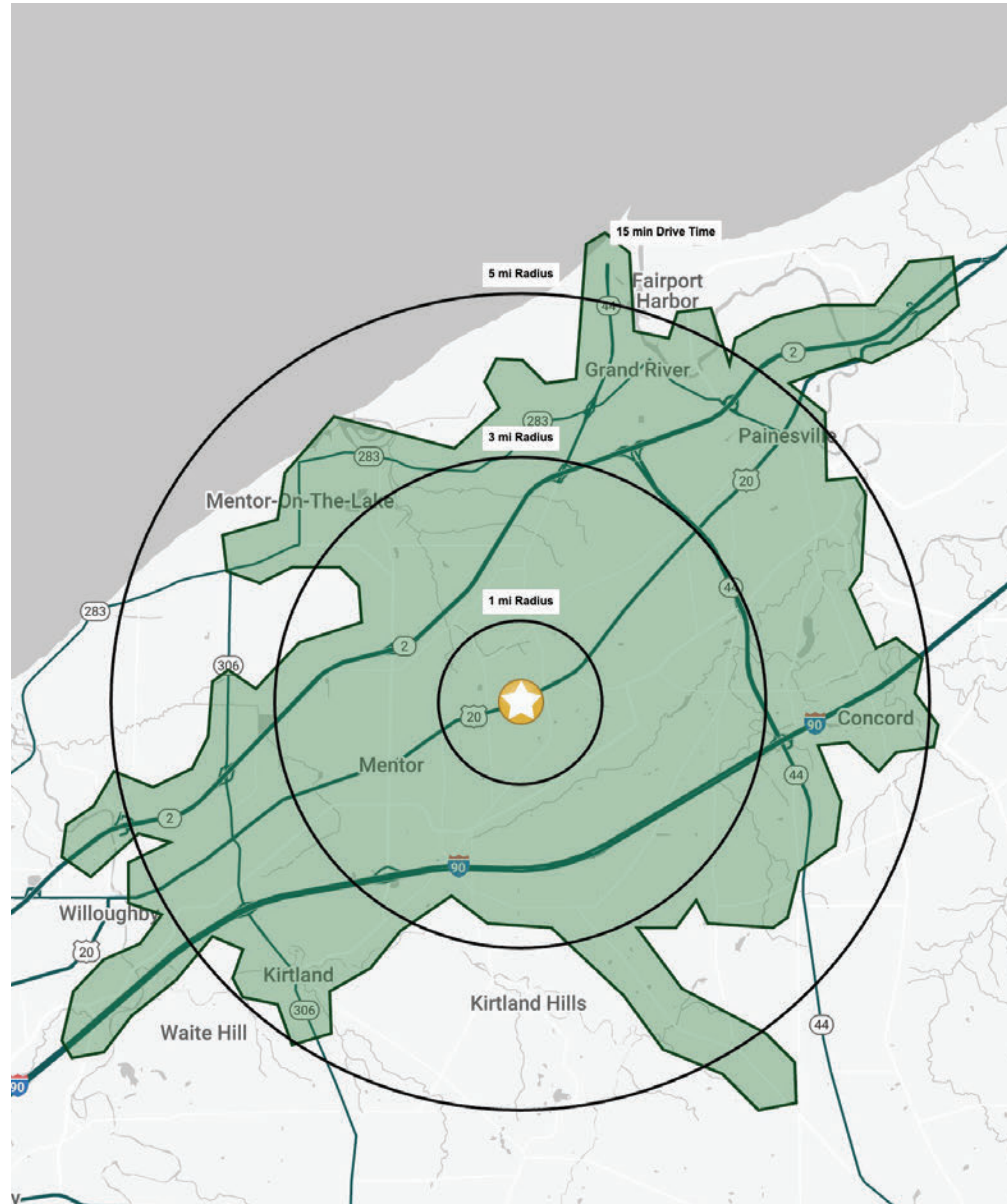
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DEMOGRAPHIC SNAPSHOT

	1 MILE	3 MILES	5 MILES	15 MIN DRIVE
	POPULATION			
	5,537	43,092	106,507	87,717
	HOUSEHOLDS			
	2,481	18,554	45,962	37,427
	MEDIAN AGE			
	50.2	46.9	44.2	43.5
	AVERAGE HH INCOME			
	\$108,887	\$118,350	\$111,423	\$109,280
	MEDIAN HH INCOME			
	\$87,782	\$95,912	\$88,250	\$86,789
	BUSINESSES			
	417	2,161	4,138	3,740
	EMPLOYEES			
	4,496	25,633	50,706	47,318
	EDUCATION: BACHELORS +			
	37.0%	39.3%	33.7%	34.5%



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