

**3.14 AC  
ALSO AVAILABLE  
CONTACT BROKER**

**WADE PARK AVE LAND  
0.89 AC FOR SALE**

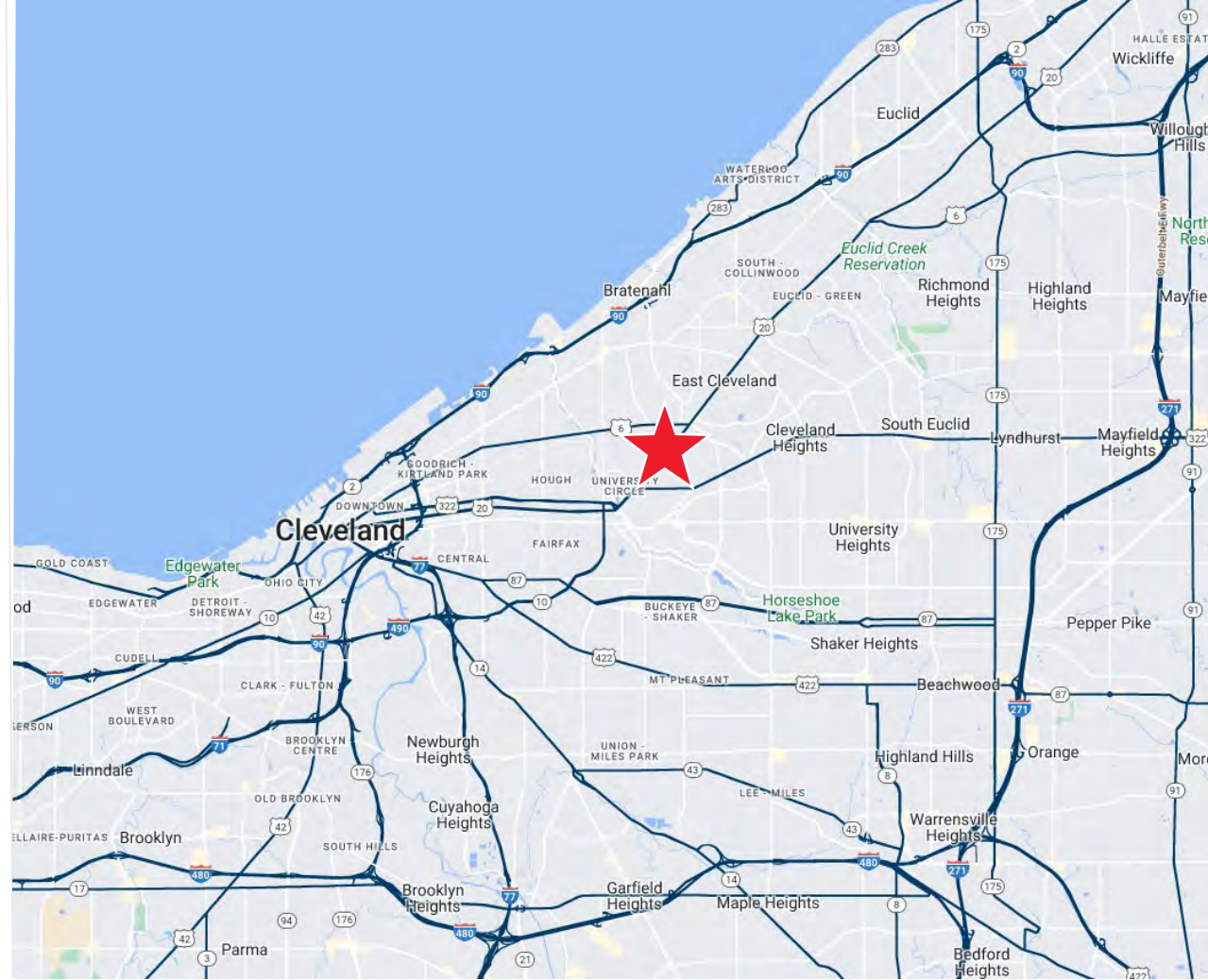
FOR SALE IN UNIVERSITY CIRCLE  
**REDEVELOPMENT OPPORTUNITY**  
WADE PARK AVENUE, CLEVELAND, OHIO 44112

# WADE PARK AVENUE

## CLEVELAND, OH 44112

### OVERVIEW

- Approved for 32 town homes in a growing part of Cleveland!
- Excellent access to all that University Circle has to offer such as Case Western Reserve University, Cleveland Clinic Main Campus, and Wade Oval which includes some of the vest museums in the country.
- Located within an opportunity zone.
- Offered for sale alongside the former Hough Bakery: a unique mixed-use redevelopment opportunity.



AVAILABLE SPACE  
0.89 AC

SALE PRICE  
\$567,000

## DEMOGRAPHICS

**293,191**

Population  
(2023 | 5 Mile)

**38.2**

Median Age  
(2023 | 5 Mile)

**131,524**

Households  
(2023 | 5 Mile)

**\$54,866**

Household Income  
(2023 | 5 Mile)

**13,281**

Total Businesses  
(2023 | 5 Mile)

**154,856**

Total Employees  
(2023 | 5 Mile)

# MARKET AMENITIES

- 1 The Music Settlement
- 2 WESTERN RESERVE HISTORICAL SOCIETY
- 3 CLEVELAND INSTITUTE OF MUSIC
- 4 Cleveland Museum of NATURAL HISTORY
- 5 CLEVELAND BOTANICAL GARDEN
- 6 SEVERANCE HALL THE CLEVELAND ORCHESTRA
- 7 MOCA MUSEUM OF CONTEMPORARY ART CLEVELAND
- 8 CIA Cleveland Institute of Art
- 9 CINEMATHEQUE

Church Square

FAMILY DOLLAR  
usbank  
VILLA JOIN THE MOVEMENT

INNOVA

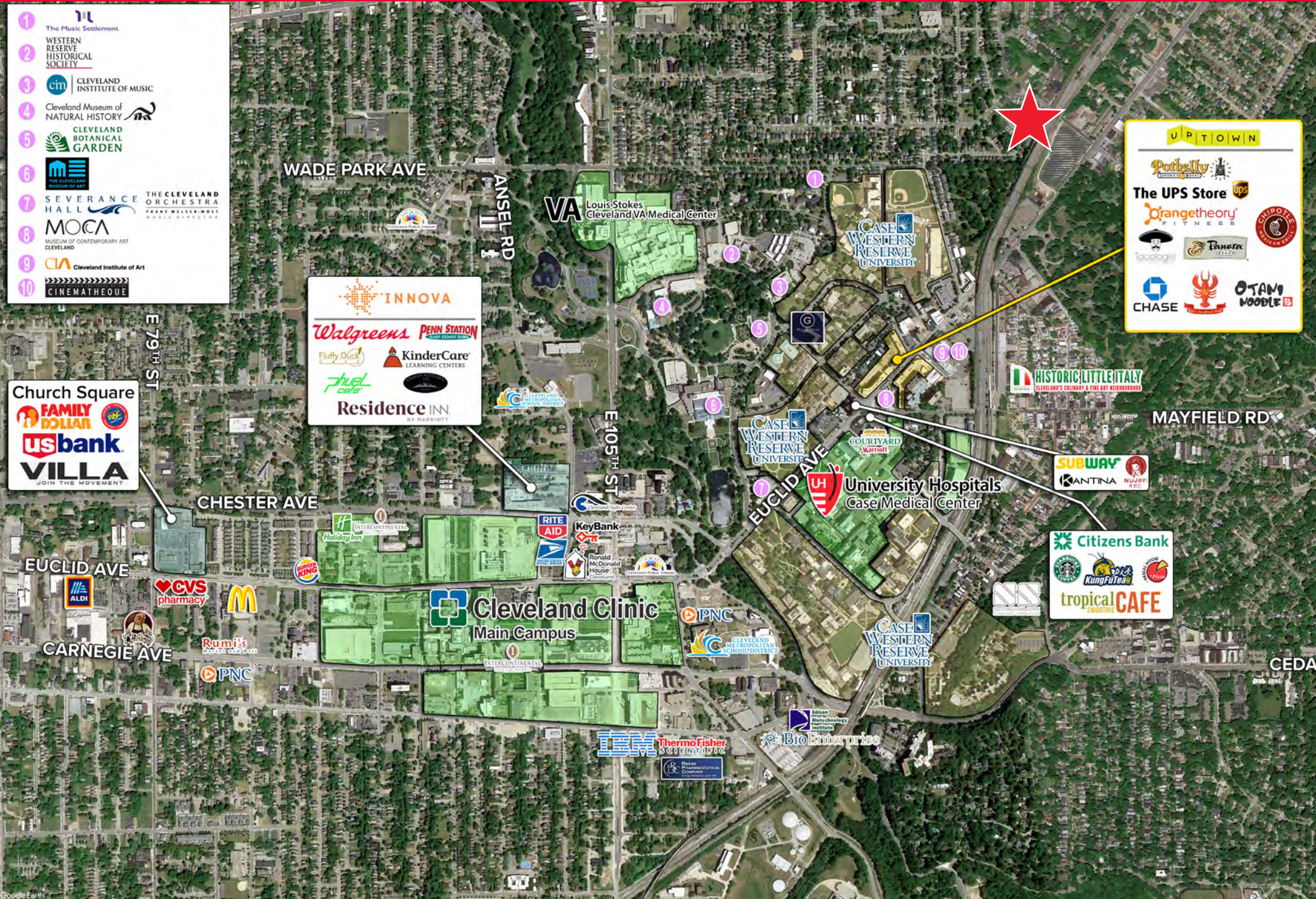
Walgreens PENN STATION  
Fluffy Duck KinderCare LEARNING CENTERS  
Residence INN BY HARRISOTEL

Citizens Bank

Starbucks KungFuTea  
tropical CAFE SMOOTHIE

UPTOWN

Potbelly The UPS Store  
Orangetheory FITNESS CHASE  
OTAMI NOODLE





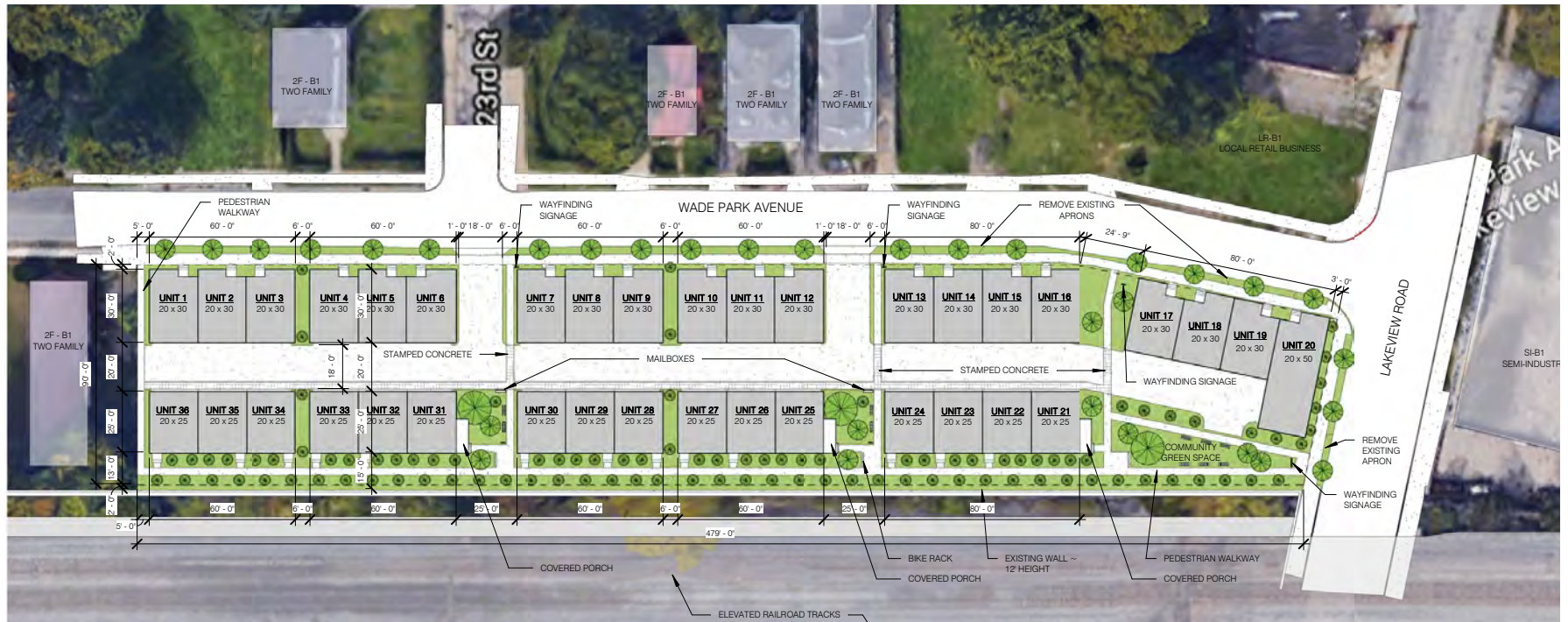
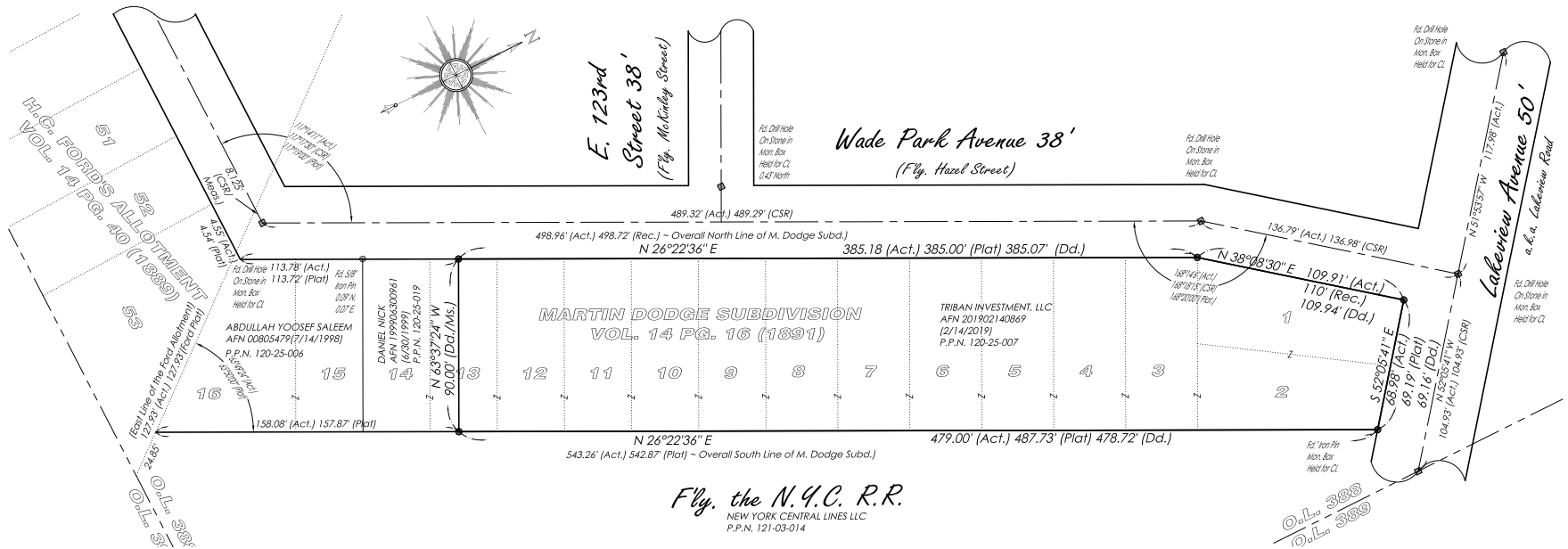
# UNIVERSITY CIRCLE

University Circle is a vibrant cultural and educational hub located in the heart of Cleveland, Ohio. It is home to a cluster of world-renowned institutions, making it one of the city's most iconic neighborhoods. The city boasts a dynamic and intellectually stimulating environment, drawing students, scholars, and art enthusiasts from across the region and beyond. University Circle also offers a variety of dining options, green spaces, and regular cultural events, making it a must-visit destination for those looking to immerse themselves in art, history, and knowledge in Cleveland.

## MAIN ATTRACTIONS

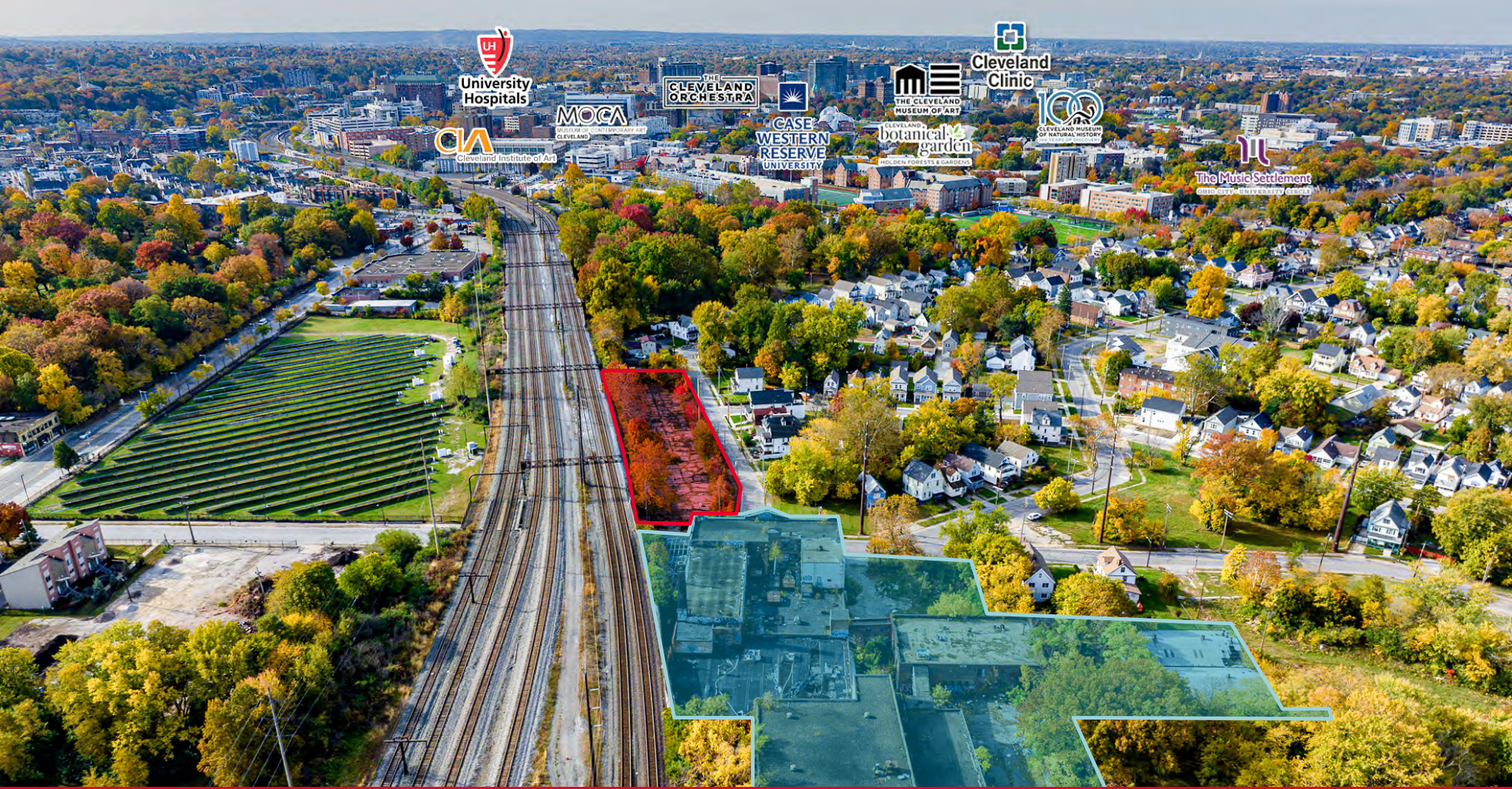
- University Hospitals/Case Medical Center
- Case Western Reserve University
- Cleveland Museum of Art
- Severance Hall (home of the Cleveland Orchestra)
- Cleveland Institute of Music
- Cleveland Institute of Art
- Cleveland Botanical Garden

# SITE PLAN



# SITE CONCEPTS





FOR SALE IN UNIVERSITY CIRCLE  
**REDEVELOPMENT OPPORTUNITY**  
 WADE PARK AVENUE, CLEVELAND, OHIO 44112

**CONOR COAKLEY**  
 Senior Vice President  
 +1 216 232 4102  
 ccoakley@crescorealestate.com

**COLE SORENSON**  
 Associate  
 +1 216 525 1470  
 csorensen@crescorealestate.com

Cushman & Wakefield | **CRESCO** Real Estate  
 6100 Rockside Woods Blvd, Suite 200  
 Cleveland, OH 44131  
 crescorealestate.com



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