

DOWNTOWN  
CLEVELAND

OHIO CITY

GORDON  
SQUARE  
ARTS DISTRICT

Rare Commercial/Multi-family Lot  
Bordering Gordon Square & Ohio City  
1436 W 48th Street, Cleveland, Ohio 44102



# 1436 W. 48TH STREET

Cleveland, Ohio 44102

## Property Highlights

- Rare Commercial/multi-family lot on the border of Gordon Square and Ohio City
- Suitable for multi-family or townhome development
- Ten (10) minutes from Downtown Cleveland, Tremont and Edgewater Park (Metroparks)
- Located within City of Cleveland's new 15-minute Transit Oriented Development (TOD) Zone, with lower parking ratios

## Available Land

0.738 acres

## Sale Price

\$850,000

## Adjacent Development

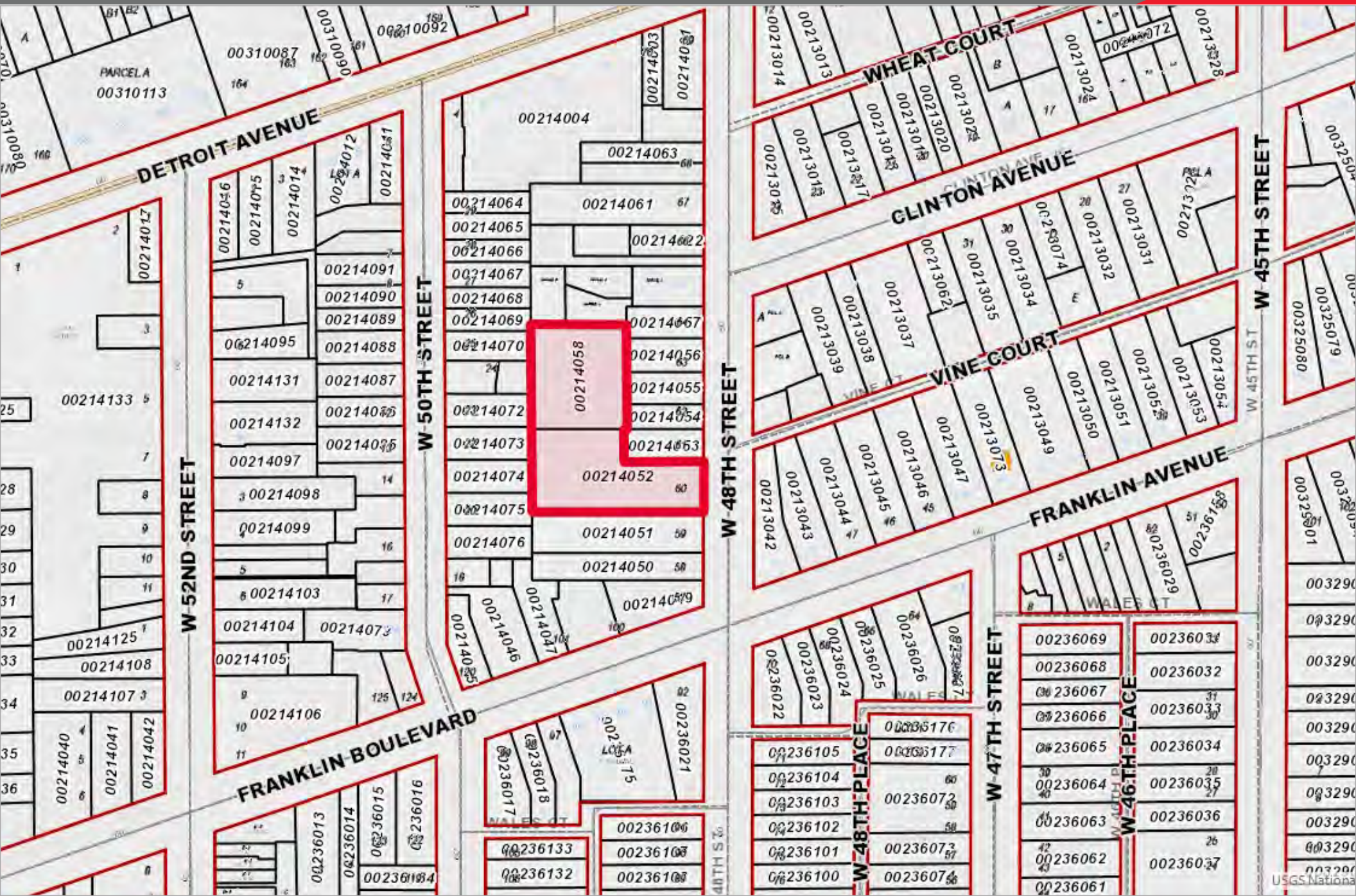
The Equinox | Cleveland Townhomes  
[View Website](#)





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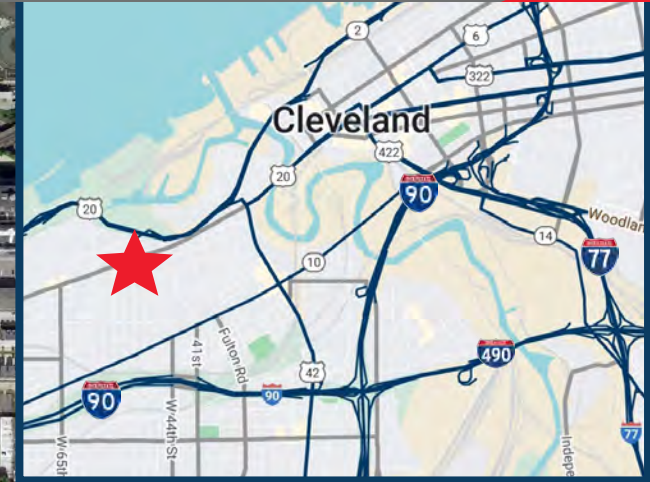
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Lake  
Eric

Cleveland  
Metroparks  
**EDGEWATER  
PARK**

edgewater  
YACHT CLUB



2

TERRESTRIAL  
BREWING COMPANY

Cleveland  
Pizzeria

Garrett Morgan School of  
Leadership & Innovation

GOOD COMPANY

BATTERY PARK  
LOFTS

IL RIONE  
PIZZERIA

WELLEON

DETROIT AVE  
THE EQUINOX

all saints  
PUBLIC HOUSE

CAPITOL  
THEATRE  
BOMBSHELL  
FIRST FEDERAL  
LAKEWOOD

FLIGHT  
CLUB

ASTORIA

FRANCIS  
CLUBB'S  
THEATRE

BIG EGG  
PIZZERIA

L

FRANKLIN BLVD

LAKE AVE

78th STREET  
STUDIOS

Sweet Moments

Brewnuts  
LUXE

Gypsy

CPT  
Cleveland  
PUBLIC  
theatre

save  
lot

HAPPY  
DOG

BURGER  
KING

HAPPY'S  
PIZZA

FAMILY  
DOLLAR

McDonald's

RITE  
AID

Neighborhood  
Family Practice  
COMMUNITY HEALTH CENTERS

save  
lot

1436 W. 48th Street

W 44th ST

CLEVELAND PUBLIC LIBRARY

BLAZING SADDLE  
CYCLES

FAMILY  
DOLLAR

Waverly  
Elementary

BRIDGE AVE

Joseph M. Gallagher  
Middle School

W 65th ST

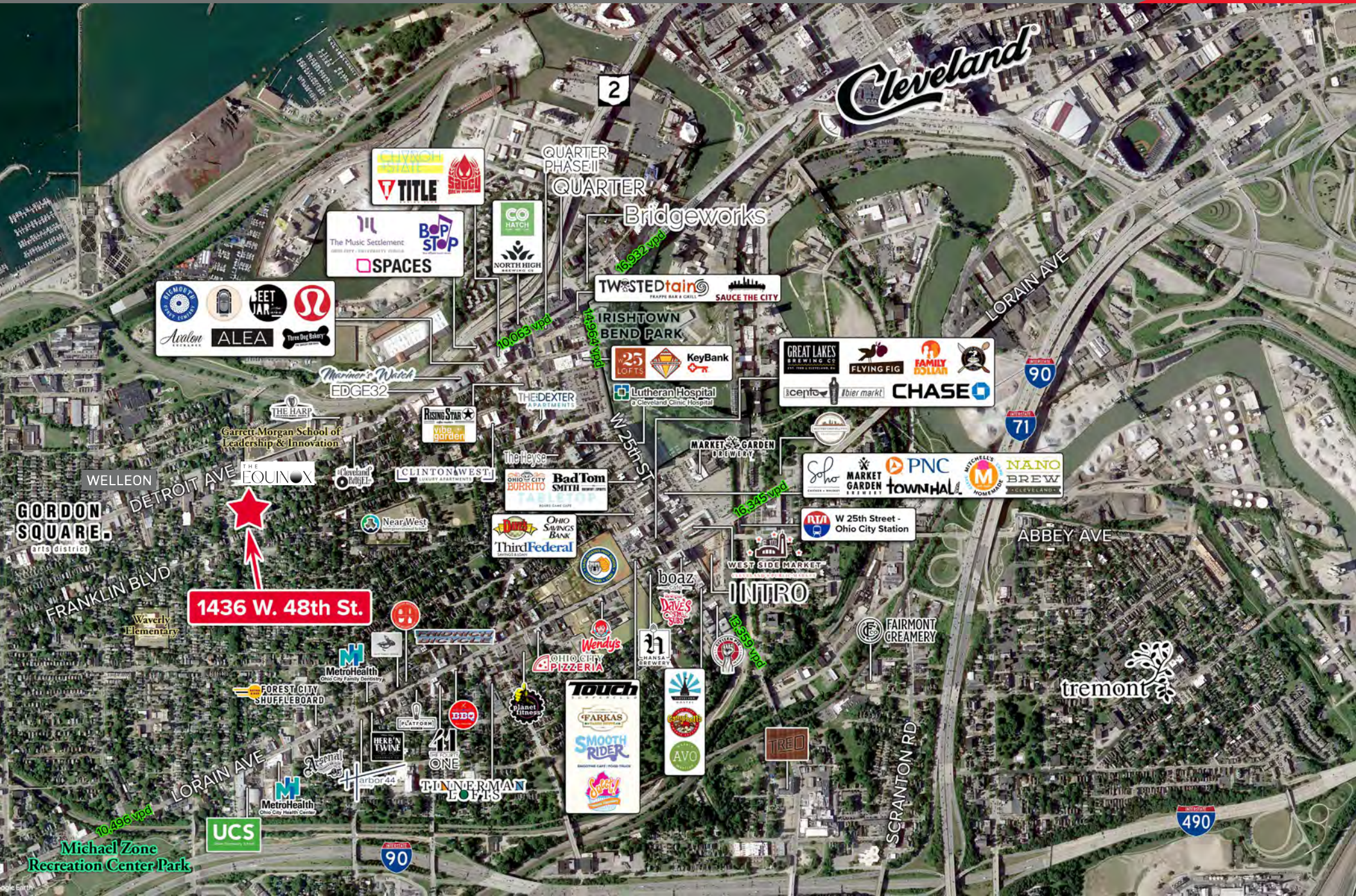
**GORDON  
SQUARE.**  
arts district





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1436 W. 48th St.

Cleveland

2

QUARTER  
PHASE II  
QUARTER

Bridgeworks

16,992 vpa

10,063 vpa

14,936 vpa

W 25th ST

16,245 vpa

13,896 vpa

WELLEON

GORDON  
SQUARE  
arts district

FRANKLIN BLVD

Waverly  
Elementary

10,496 vpa

Michael Zonc  
Recreation Center Park

UCS

90

90

490

TITLE

The Music Settlement  
BOP STOP  
SPACES

CO HATCH  
NORTH HIGH

Arizon  
ALEA  
Three Dog Bakery

Mariner's Watch  
EDGE32

Garrett Morgan School of  
Leadership & Innovation

THE EQUINOX

Cleveland  
Bridgeworks

Near West

Rising Star  
vide garden

CLINTON WEST  
LUXURY APARTMENTS

THE DEXTER  
APARTMENTS

The Hayes  
OHIO CITY  
BURRITO

OHIO SAVINGS  
BANK  
Third Federal

OHIO CITY  
PIZZERIA

planet fitness

Wendy's  
OHIO CITY  
PIZZERIA

Touch

PARKAS  
SMOOTH RIDER

AVO

THE BERRY ONE

TINNERMAN  
LOFTS

TWISTED TAIN  
SAUCE THE CITY

IRISHTOWN  
BEND PARK

25  
LOFTS  
KeyBank

Lutheran Hospital  
Cleveland Clinic Hospital

MARKET GARDEN  
DOGWOOD

boaz

DAVE'S  
DOGWOOD

INTRO

FAIRMONT  
CREAMERY

TREO

90

90

490

GREAT LAKES  
FLYING FIG  
FAMILY DOLLAR  
CHASE

SoHo  
MARKET GARDEN  
PNC  
TOWNHAL

W 25th Street -  
Ohio City Station

WEST SIDE MARKET

INTRO

FAIRMONT  
CREAMERY

90

90

490

90

71

90

71

90

71

90

71

90

71

90

71

90

71

90

71

90

ABBAY AVE

SCRANTON RD

tremont



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