

# HMW LAW BUILDING

1231 SUPERIOR AVE, CLEVELAND, OH 44114

RETAIL SPACE AVAILABLE



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## PROPERTY HIGHLIGHTS

- Up to ±6,000 SF of Retail space available on Superior Ave in downtown Cleveland!
- Space is already in white box condition
- ±6,000 SF of office space also available on the 3rd floor with freight elevator access
- Next door to Masthead Brewery & Reserve Square.

## DEMOGRAPHICS

POPULATION	1-MILE	3-MILE	5-MILE
Five Year Projection	15,627	84,482	237,026
Current Year Estimate	14,901	84,519	240,976
HOUSEHOLDS	1-MILE	3-MILE	5-MILE
Current Year Estimate	8,844	37,846	106,775
INCOME	1-MILE	3-MILE	5-MILE
Average Household Income	\$66,550	\$55,100	\$53,020
DAYTIME POPULATION	1-MILE	3-MILE	5-MILE
Average Daytime Population	70,257	126,862	307,521





2



W SUPERIOR AVE ± 7,987 VPD





## CLEVELAND, OH

Dubbed as the largest city on Lake Erie, Cleveland has an estimated population of 360,040 due to a substantial portion of the metropolitan population living outside of the central city. Serving as a port city, Cleveland grew as a major manufacturing center due to its seaway connection as well as numerous canal and railroad lines.

A blend of several cultures, the city is proud to have a public park system in which is the Cleveland Cultural Gardens. It is composed of 33 gardens, each representing a different ethnic group who has contributed to Cleveland's beauty. Today, each garden is regulated by people of its own ethnic group and aims to foster understanding between all people. The goal is to celebrate the multicultural diversity that makes Cleveland the world what it is today.

## DEMOGRAPHICS

POPULATION	1-MILE	3-MILE	5-MILE
Current Year Estimate	12,997	65,851	212,202

HOUSEHOLDS	1-MILE	3-MILE	5-MILE
Current Year Estimate	6,824	31,921	95,583

INCOME	1-MILE	3-MILE	5-MILE
Average Household Income	\$38,249	\$57,688	\$55,810



**3.1M**  
CLEVELAND MSA  
POPULATION



**175,066+**  
CITY LABOR  
FORCE



**\$430M**  
IN BUSINESSES &  
REAL ESTATE VENTURES



**\$134B**  
GROSS METRO  
PRODUCT



**FORTUNE 500**  
COMPANY CORPORATE  
HEADQUARTERS



**14.05M**  
CONVENTION AND  
LEISURE VISITORS

*Healthcare is one of the strongest sectors in Northeast Ohio's economy.*



## ECONOMY

Cleveland's economy heavily relies on healthcare, biomedicals, manufacturing, and higher education. The Cleveland Clinic is the biggest private employer in the state of Ohio and its medical sector was declared as one of America's best hospitals according to U.S. News & World Report.

Additionally, the city is one of the top recipients of investments for biotechnology research, which is led by the Cleveland Clinic, University Hospitals of Cleveland, and the Case Western Reserve University. Cleveland is also proud to be home to major corporate headquarters like Progressive, Nordstrom, Sherwin-Williams Company, and NACCO industries. Furthermore, the city seems to be transitioning towards a more health-tech based economy with technology becoming a growing sector.

## CLEVELAND BUSINESS SECTORS

Cleveland provides a variety of services from small business paints and coatings to headquarters offices. The recent focus on growth and innovation combined with a strong push for economic development in Cleveland have been major forces in the rebounding of the Manufacturing Industry in Northeast Ohio; making it a renowned center for steel and metals production that accounts for a large portion of the overall national output.

Sherwin-Williams Company built its new global headquarters in Downtown Cleveland and a new research and development center in suburban Brecksville. The new developments call for a combined minimum investment of \$600 million. The Downtown headquarters projected to create 4,000 construction jobs and 3,500 permanent jobs.

**#2** HOSPITAL IN THE COUNTRY

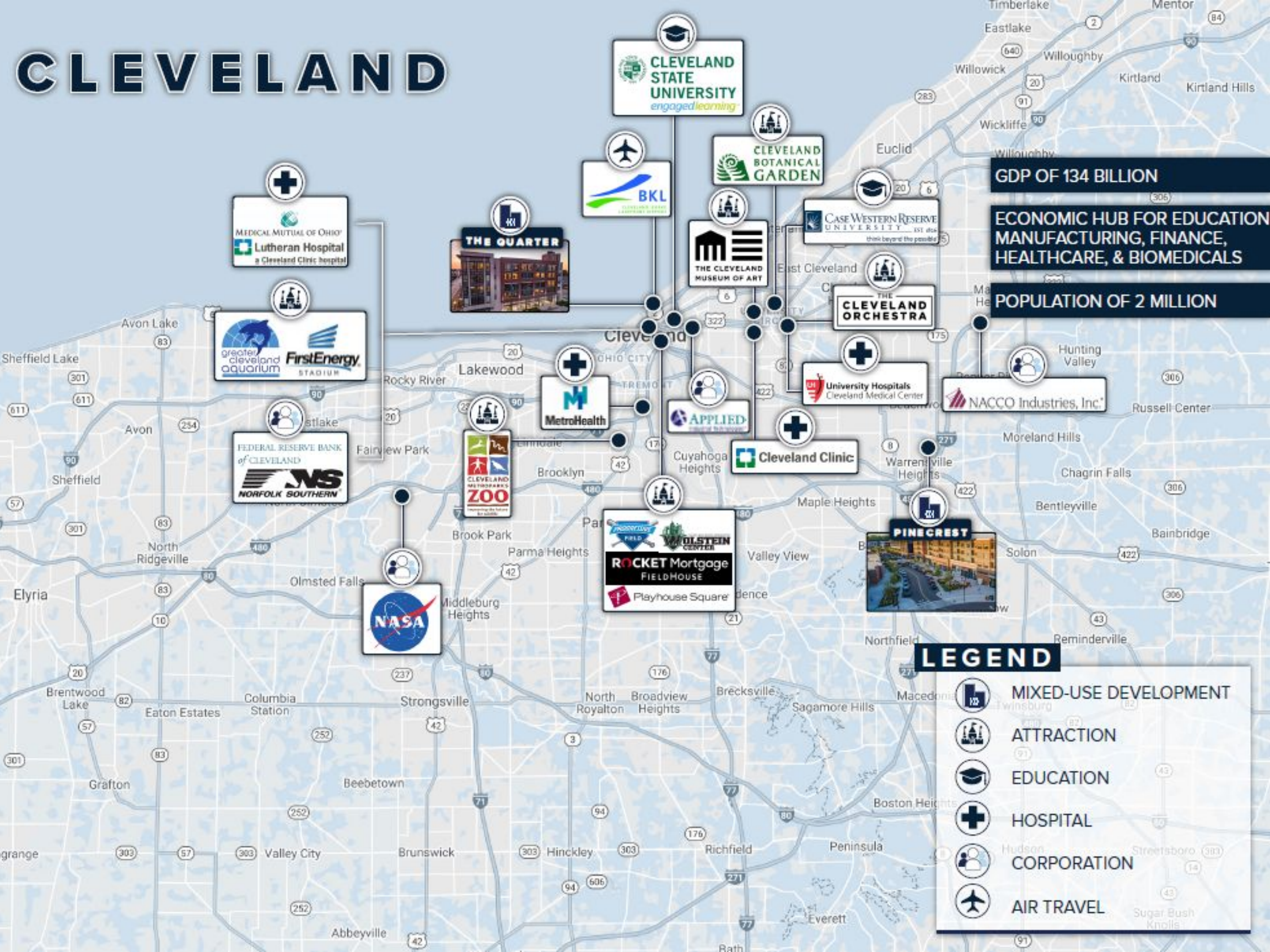
**#4** IN MIDWEST FOR ATTRACTING BIOMEDICAL INVESTMENTS

**+700** BIOMEDICAL COMPANIES IN THE AREA

**+5,000** POSITIONS IN BIOTECH COMPANIES

**\$243M** IN NEW CAPITAL EXPENDITURES SINCE 2012

# CLEVELAND



**GDP OF 134 BILLION**

**ECONOMIC HUB FOR EDUCATION  
MANUFACTURING, FINANCE,  
HEALTHCARE, & BIOMEDICALS**

**POPULATION OF 2 MILLION**

### LEGEND

-  MIXED-USE DEVELOPMENT
-  ATTRACTION
-  EDUCATION
-  HOSPITAL
-  CORPORATION
-  AIR TRAVEL

# APARTMENTS

- 1 THE AVENUE DISTRICT - 35 UNITS
- 2 STONE BLOCK CLEVELAND - 57 UNITS
- 3 BOUTIUE SUITES - 80 UNITS
- 4 1300 BRIDGEVIEW - 247 UNITS
- 5 THE LOFTS - 80 UNITS
- 6 APARTMENTS AT NAUTICA - 59 UNITS
- 7 THE ARCHER - 250 UNITS
- 8 THE ATHLON AT CLEVELAND ATHLETIC CLUB - 163 UNITS
- 9 THE BEACON CLEVELAND - 187 UNITS
- 10 THE BINGHAM - 340 UNITS
- 11 BOHN TOWER - 267 UNITS
- 12 THE BRADLEY CLEVELAND - 37 UNITS
- 13 CLOAK FACTORY LOFTS - 17 UNITS
- 14 THE CRESWELL - 80 UNITS
- 15 CRITTENDEN COURT APARTMENTS - 209 UNITS
- 16 EAST 4TH ST APARTMENTS - 64 UNITS
- 17 ERIE BUILDING LOFTS - 19 UNITS
- 18 EUCLID GRAND - 240 UNITS
- 19 THE EDGE ON EUCLID - 240 UNITS
- 20 FLATS AT EAST BANK APARTMENTS - 240 UNITS
- 21 THE GARFIELD - 123 UNITS
- 22 THE GRANT - 73 UNITS
- 23 THE RESIDENCES AT HALLE - 122 UNITS
- 24 THE RESIDENCES AT HANNA - 103 UNITS
- 25 HARBOR VERANDAS - 16 UNITS
- 26 OSBORN APARTMENTS - 70 UNITS
- 27 ICONIC LIVING AT THE 9 - 194 UNITS



# DOWNTOWN CLEVELAND MAP

CURRENT RESIDENTIAL OCCUPANCY RATE: 84%  
 CURRENT DOWNTOWN POPULATION: ± 20,000



- 28 THE IVORY - 29 UNITS
- 37 PERRY PAYNE - 93 UNITS
- 46 THE STANDARD - 282 UNITS
- 29 RESIDENCES AT LEADER - 224 UNITS
- 38 POINTE AT GATEWAY - 42 UNITS
- 47 THE STATLER - 295 UNITS
- 30 LOFTS OF WEST 9TH ST - 12 UNITS
- 39 PROSPECT YARD - 42 UNITS
- 48 STONE BLOCK BUILDING & APARTMENTS - 57 UNITS
- 31 THE LUCKMAN - 426 UNITS
- 40 PROSPECT PLACE APARTMENTS - 19 UNITS
- 49 THE CONDOMINIUMS AT STONEBRIDGE - 157 UNITS
- 32 THE LUMEN - 318 UNITS
- 41 RESIDENCES AT 1717 - 223 UNITS
- 50 THE TERMINAL TOWER RESIDENCES - 297 UNITS
- 33 THE MAY - 307 UNITS
- 42 RESIDENCES AT 668 - 236 UNITS
- 51 APARTMENT 92 - 100 UNITS
- 34 MASHALL PLACE - 41 UNITS
- 43 RESERVE SQUARE - 971 UNITS
- 52 WINDSOR BUILDING - 37 UNITS
- 35 MILTON TOWNHOMES - 16 UNITS
- 44 THE SCHOFIELD RESIDENCES - 45 UNITS
- 53 WORTHINGTON SQUARE APARTMENTS - 53 UNITS
- 36 THE PARK BUILDING - 20 UNITS
- 45 THE SEASONS AT PERK PARK - 33 UNITS
- 54 WORTHINGTON YARDS - 98 UNITS



## HOTELS + CONV. FACILITIES

- 1 ALOFT CLEVELAND DOWNTOWN
- 2 CLEVELAND MARRIOTT DOWNTOWN AT KEY CENTER
- 3 CLEVELAND CONVENTION CENTER & GLOBAL CENTER FOR HEALTH INNOVATION
- 4 CLEVELAND PUBLIC HALL
- 5 COMFORT INN DOWNTOWN
- 6 DOUBLETREE BY HILTON CLEVELAND DOWNTOWN/LAKESIDE
- 7 HAMPTON INN DOWNTOWN
- 8 HILTON GARDEN INN DOWNTOWN CLEVELAND
- 9 HOLIDAY INN EXPRESS HOTEL & SUITES CLEVELAND DOWNTOWN
- 10 HYATT REGENCY CLEVELAND AT THE ARCADE
- 11 THE METROPOLITAN HOTEL
- 12 RADISSON HOTEL CLEVELAND DOWNTOWN
- 13 RENAISSANCE CLEVELAND HOTEL
- 14 RESIDENCE INN BY MARRIOTT CLEVELAND DOWNTOWN
- 15 THE RITZ-CARLTON - CLEVELAND
- 16 THE WESTIN CLEVELAND DOWNTOWN
- 17 WYNDHAM CLEVELAND AT PLAYHOUSE SQUARE

## BED & BREAKFASTS + HOSTELS

- 18 THE CLEVELAND HOSTEL
- 19 J. PALEN HOUSE
- 20 STONE GABLES

## ATTRACTIONS

- 21 A CHRISTMAS STORY HOUSE
- 22 CLEVELAND PUBLIC LIBRARY
- 23 CLEVELAND HORSESHOE CASINO
- 24 CLEVELAND POLICE MUSEUM
- 25 FREE STAMP
- 26 THE GALLERIA & CLEVELAND HUNGARIAN HERITAGE SOCIETY
- 27 GRAY'S ARMORY
- 28 GREATER CLEVELAND AQUARIUM
- 29 GREAT LAKES SCIENCE CENTER
- 30 INTERNATIONAL WOMEN'S AIR & SPACE MUSEUM
- 31 MONEY MUSEUM
- 32 MOSES CLEVELAND LANDING SITE
- 33 ROCK AND ROLL HALL OF FAME MUSEUM
- 34 ROCK AND ROLL HALL OF FAME AND MUSEUM LIBRARY & ARCHIVES
- 35 SOLDIERS' & SAILORS' MONUMENT
- 36 STEAMSHIP WILLIAM G. MATHER MUSEUM
- 37 USS COD SUBMARINE

# DOWNTOWN CLEVELAND MAP



## ENTERTAINMENT

- 38 CLEVELAND PLAY HOUSE
- 39 EAST 4TH STREET ENTERTAINMENT DISTRICT
- 40 GREAT LAKES THEATER
- 41 IMPROV COMEDY CLUB
- 42 JACOBS PAVILION AT NAUTICA
- 43 PEABODY'S AT THE AGORA
- 44 PLAYHOUSESQUARE

## SIGHTSEEING + TRANSPORTATION

- 45 THE BIKE RACK
- 46 GOODTIME III
- 47 LOLLY THE TROLLEY
- 48 NAUTICA QUEEN
- 49 OHIO CITY BICYCLE CO-OP
- 50 RTA TOWER CITY CENTER RAPID STATION
- 51 SEGWAY/WALKING TOURS OF CLEVELAND

## SPORTS VENUES

- 52 CLEVELAND SOAP BOX DERBY TRACK
- 53 FIRSTENERGY STADIUM
- 54 GREAT LAKES WATERSPORTS
- 55 PROGRESSIVE FIELD
- 56 QUICKEN LOANS ARENA
- 57 WOLSTEIN CENTER AT CSU

## SHOPPING

- 58 5TH STREET ARCADES & JESSICA'S GALLERY
- 59 THE ARCADE & MARENGO LUXURY SPA
- 60 ASIAN PLAZA
- 61 BONFOEY GALLERY
- 62 C.I.E CLOTHING CO.
- 63 COSTANTINO'S MARKET
- 64 TOWER CITY CENTER & THE ONLY CLEVELAND STORE
- 65 WESTSIDE MARKET

**MATTHEWS**<sup>TM</sup>  
REAL ESTATE INVESTMENT SERVICES

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