RETAIL FOR SALE

HISTORIC 185TH CORRIDOR COMMERCIAL BUILDING

651 East 185th Street, Euclid, OH 44119



PROPERTY DESCRIPTION

Located along the historic E. 185th Street commercial corridor, this 6,840-square-foot freestanding building presents an outstanding opportunity for an owner-user or investor. Home to Crenshaw's Family Restaurant, the property benefits from excellent visibility, established neighborhood recognition, and easy access to surrounding communities.

PROPERTY HIGHLIGHTS

- 6,840 SF building
- Built in 1949
- Zoned Commercial
- High-traffic area
- Excellent visibility
- Versatile retail space
- Ideal for restaurant use

OFFERING SUMMARY

Sale Price:	$280,000
Lot Size:	0.21 Acres
Building Size:	6,840 SF
Parking Spaces:	14

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	670	2,640	6,739
Total Population	1,525	5,708	15,286
Average HH Income	$58,077	$60,614	$66,656

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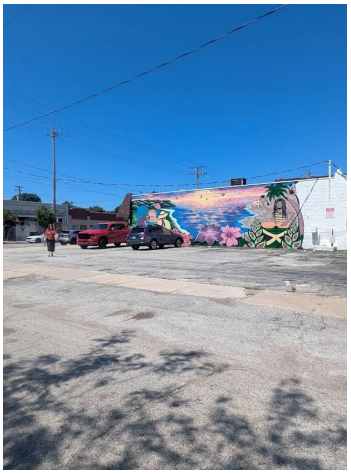
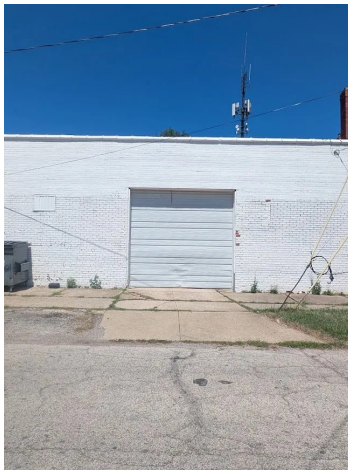
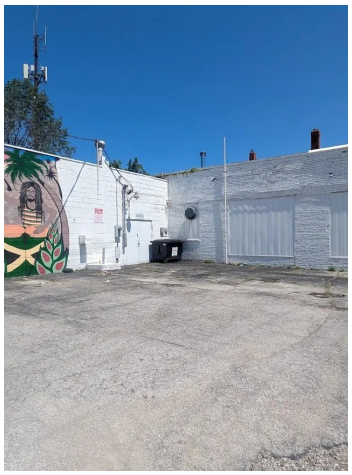




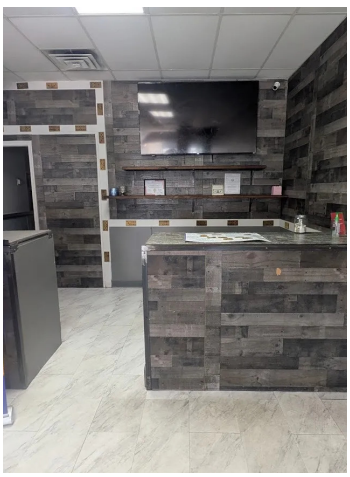


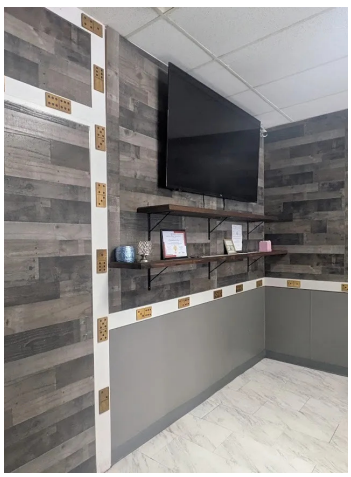

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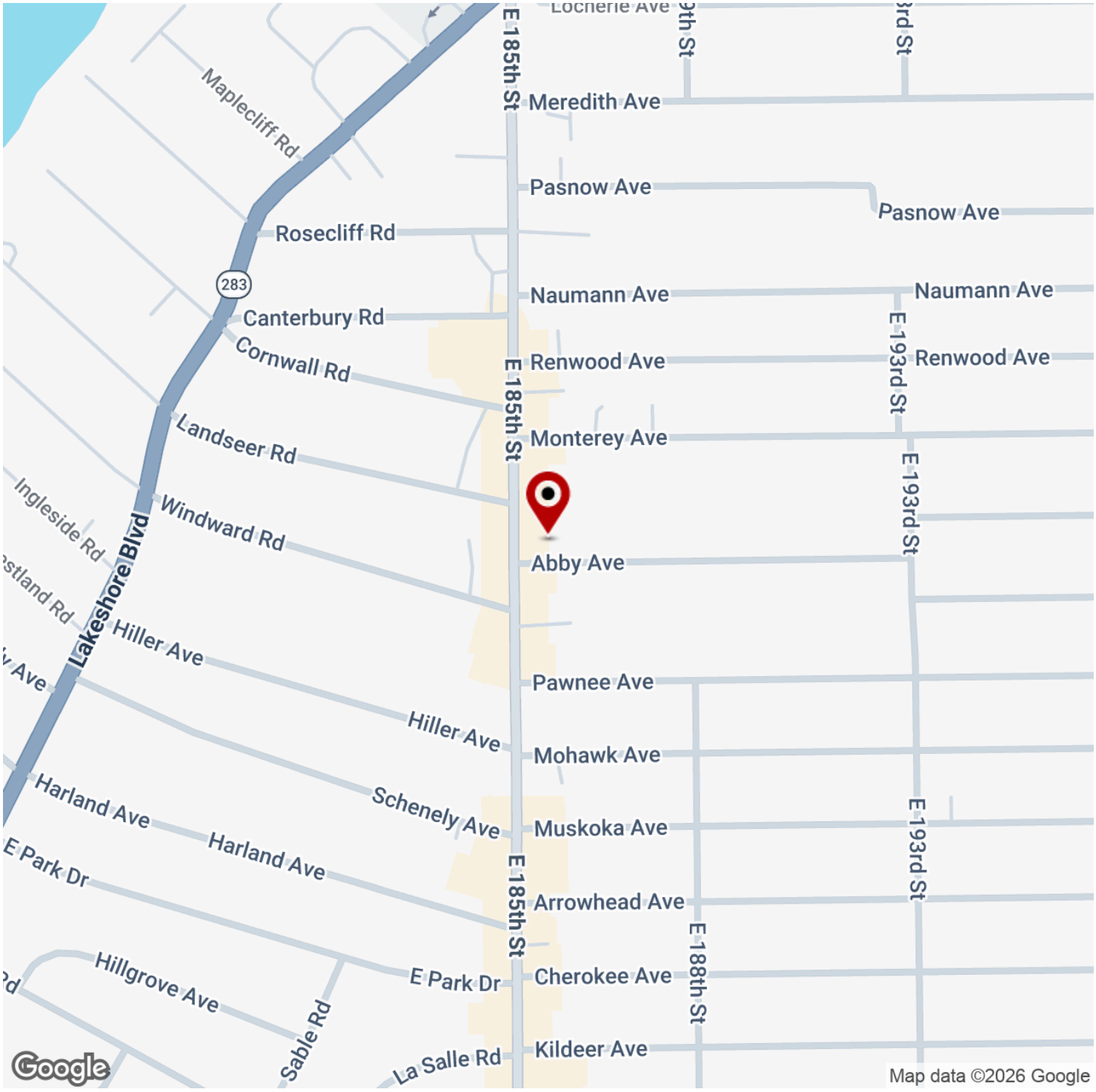

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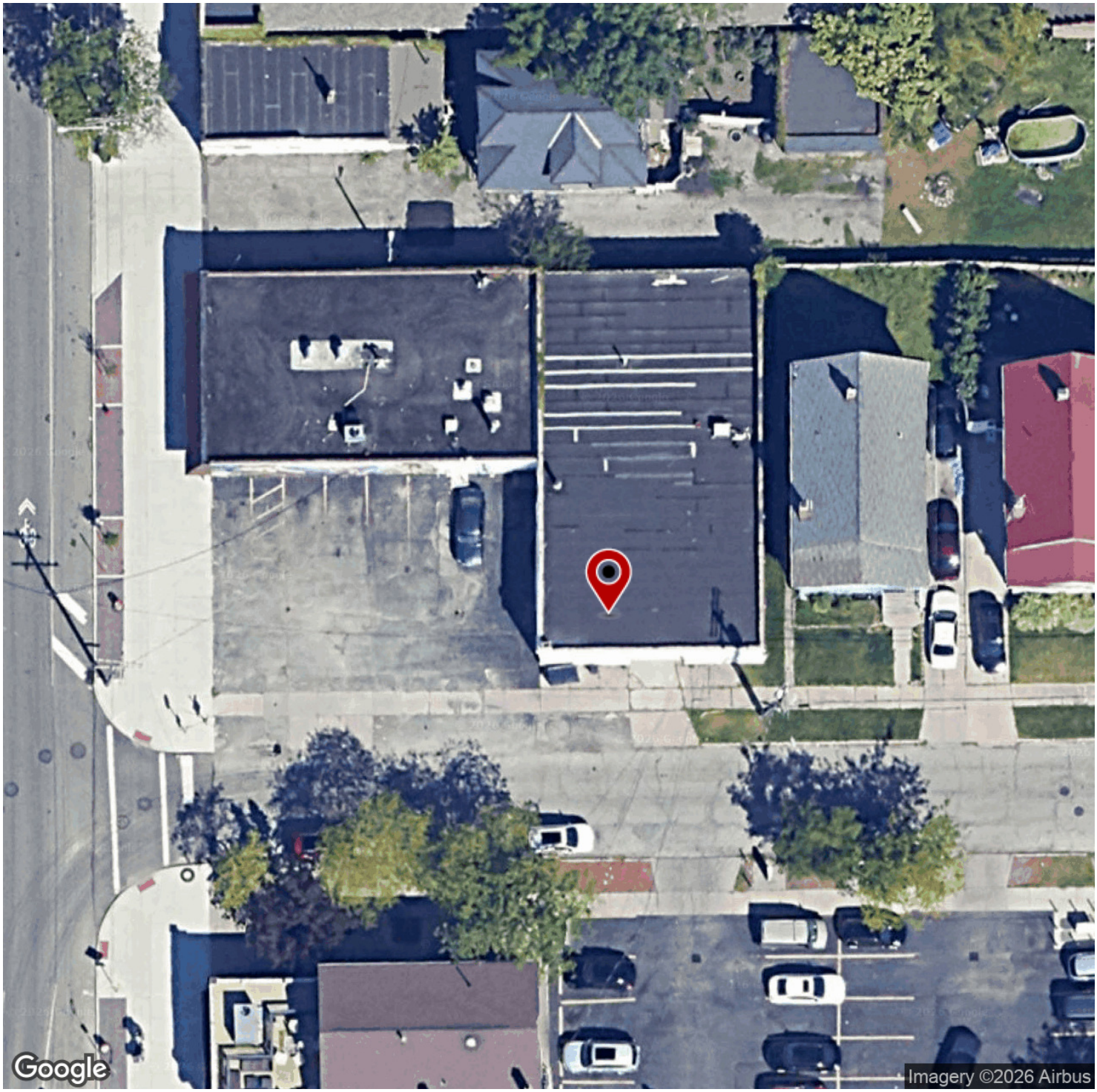

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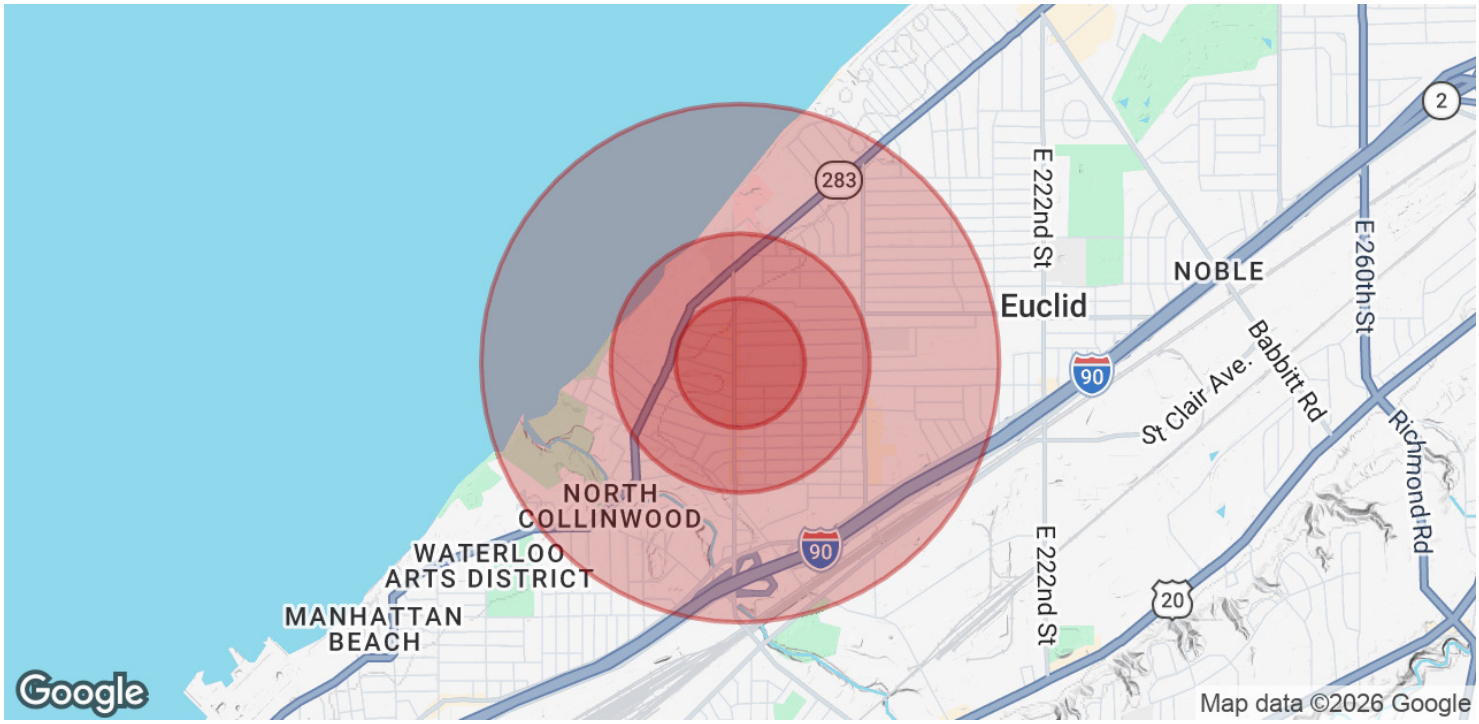

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,525	5,708	15,286
Average Age	42.1	43.3	41.9
Average Age (Male)	41.4	40.2	38.1
Average Age (Female)	42.7	45.0	43.1

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	670	2,640	6,739
# of Persons per HH	2.3	2.2	2.3
Average HH Income	$58,077	$60,614	$66,656
Average House Value	$122,401	$121,503	$115,199

2023 American Community Survey (ACS)

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PROFESSIONAL BACKGROUND

Rick Osborne Jr. has been a involved in the management, construction, and sale of commercial properties in Northeast Ohio for over 30 years. During this time he has developed, constructed, and owned nearly 2,500,000 square feet of retail and industrial space in Lake County and throughout Northeast Ohio.

Rick Jr. is an Ohio licensed sales agent and has extensive experience developing, reviewing, and generating multiple lease agreements and purchase agreements as well as securing funding and financing for hundreds of projects and properties.

RIck Jr. formed The Osborne Group as the commercial arm of Keller Williams Greater Cleveland Northeast. Rick is part of KW Commercial and is a leader commercial real estate Northeast Ohio.

EDUCATION

University of Mount Union--Bachelors of Science--1988-1992
Bowling Green State University--Master of Science--Economic Geology--1992-1994
Lakeland Community College-2010--Ohio Sales Person License--Real Estate

MEMBERSHIPS

Rick Jr. is a member of ICSC and an active board member for the Lakeland Foundation, Andrews Osborne Academy, and the Osborne Family Trust. Rick Jr. enjoys hiking, sports, and geology and is a member of Appalachian Trial Conservancy and the Buckeye Trail, logging over 2,000 trail miles to date.

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PROFESSIONAL BACKGROUND

Celeste joins the Osborne Group with over 20 years of high-level business management and ownership experience. Having served as the General Manager and owner of Swain Ski Resort in Western New York for 15 years, Celeste has a proven track record of navigating complex operations and driving growth in the hospitality and recreation sectors.

As a licensed realtor, Celeste brings a unique perspective to the team, combining her boots-on-the-ground market knowledge with her extensive background as a multi-state business owner. She remains invested in several other family-owned businesses across New York and Pennsylvania, providing her with a deep understanding of the operational excellence and strategic discipline required to support a premier real estate team. Celeste understands the intricacies of asset management and the importance of integrity-driven leadership in every transaction.

Outside of the office, Celeste is a passionate outdoors enthusiast who recently completed a 2,655-mile thru-hike of the Pacific Crest Trail, traveling from Mexico to Canada over the course of six months. She brings that same “long-trail” mindset to her real estate career—maintaining the endurance, adaptability, and unwavering focus required to navigate long-term projects and ensure the Osborne Group delivers exceptional results for its clients.

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