

COMMERCIAL LAND FOR SALE

INTERCHANGE PROPERTY AVAILABLE IN STREETSBORO--I-480 AND FROST ROAD-

528/538 Frost Road, Streetsboro, OH 44241



SALE PRICE: \$179,000

PRICE PER ACRE: \$68,061

LOT SIZE: 2.63 Acres

APN #: 35-023-00-00-023-000, 35-021-00-00-001-000

ZONING: Commercial

PROPERTY OVERVIEW

PRICE REDUCTION!

Commercial Land for Sale with 864 sq ft rental house. Two parcels. 2.12 and .51 acres. Total size is 2.63 acres. Great location for redevelopment.

PROPERTY FEATURES

- Interchange access
- I-480 visibility
- Fast food with drive thru permitted
- Includes un-conforming residential home

KW COMMERCIAL
440.255.5500
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

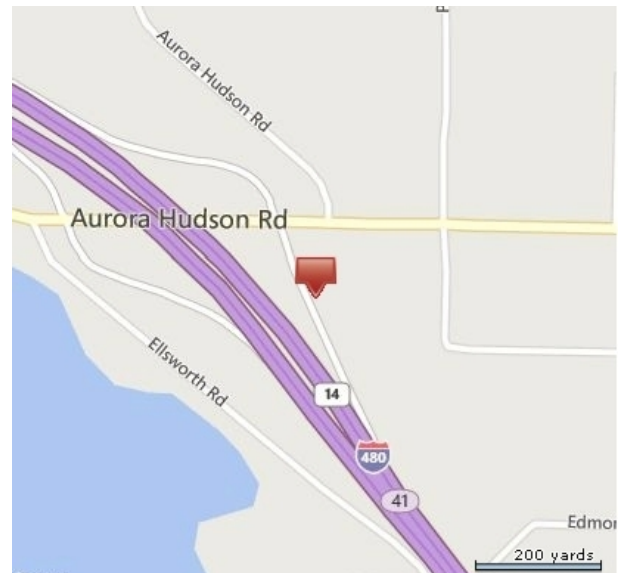
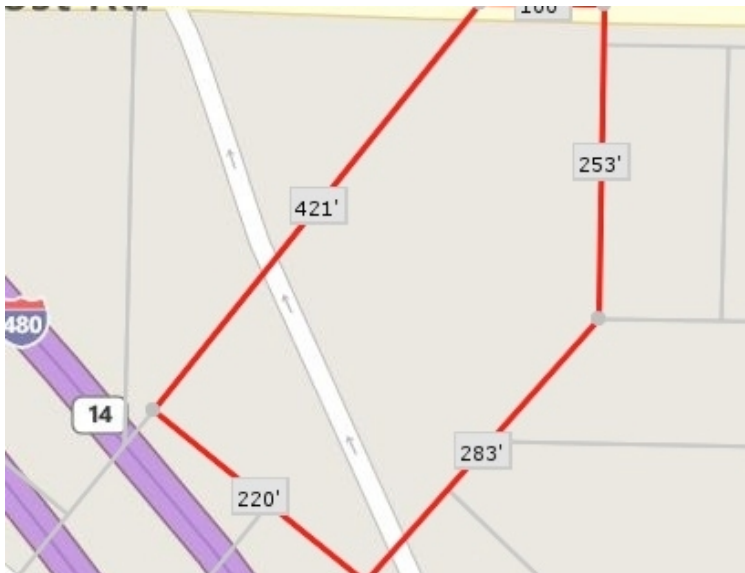
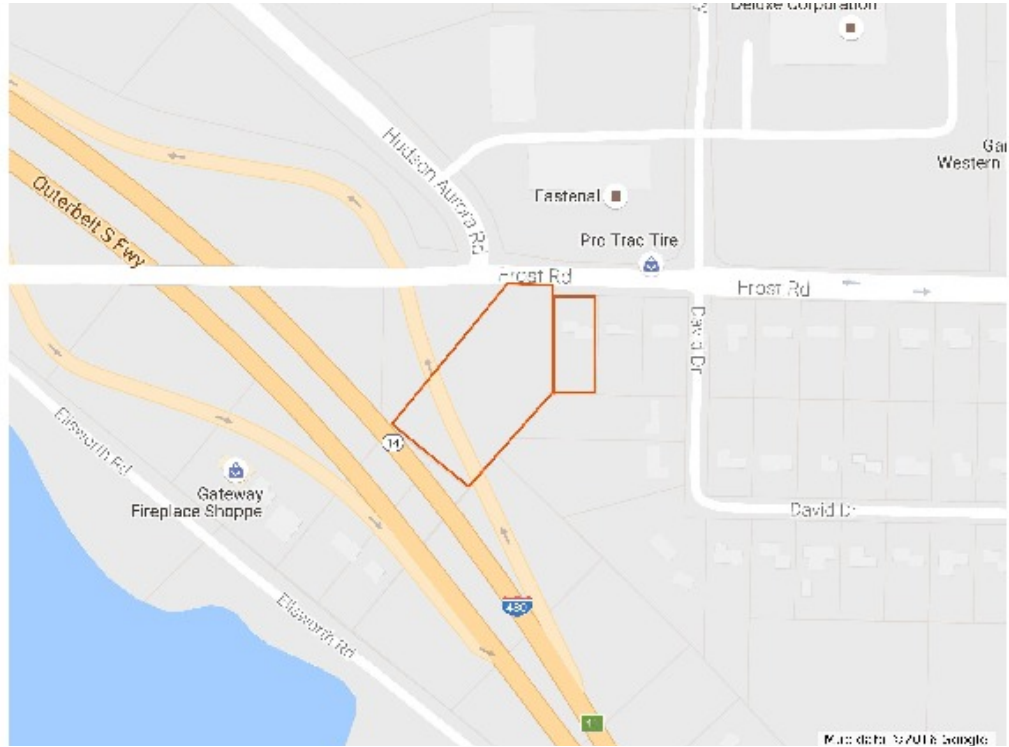
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated osbornegroupohio.com

COMMERCIAL LAND FOR SALE

INTERCHANGE PROPERTY AVAILABLE IN STREETSBORO--I-480 AND FROST ROAD--

528/538 Frost Road, Streetsboro, OH 44241



KW COMMERCIAL
440.255.5500
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

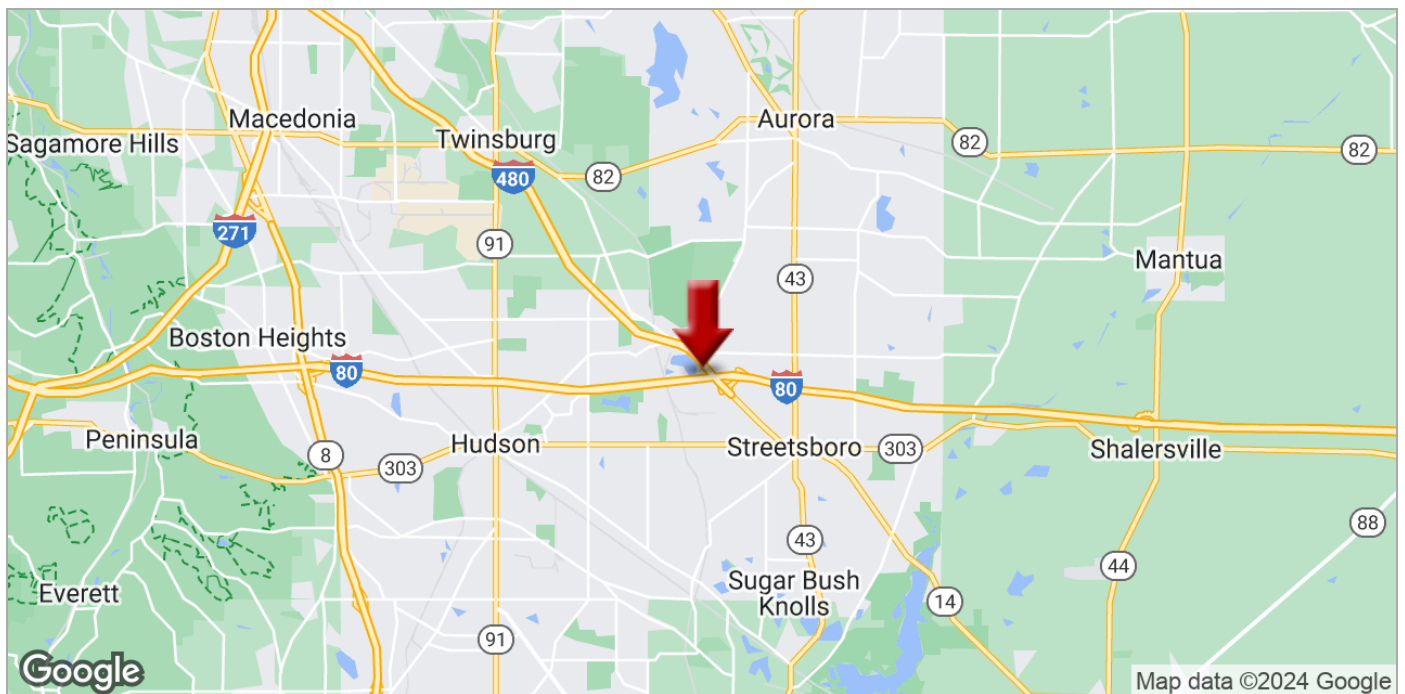
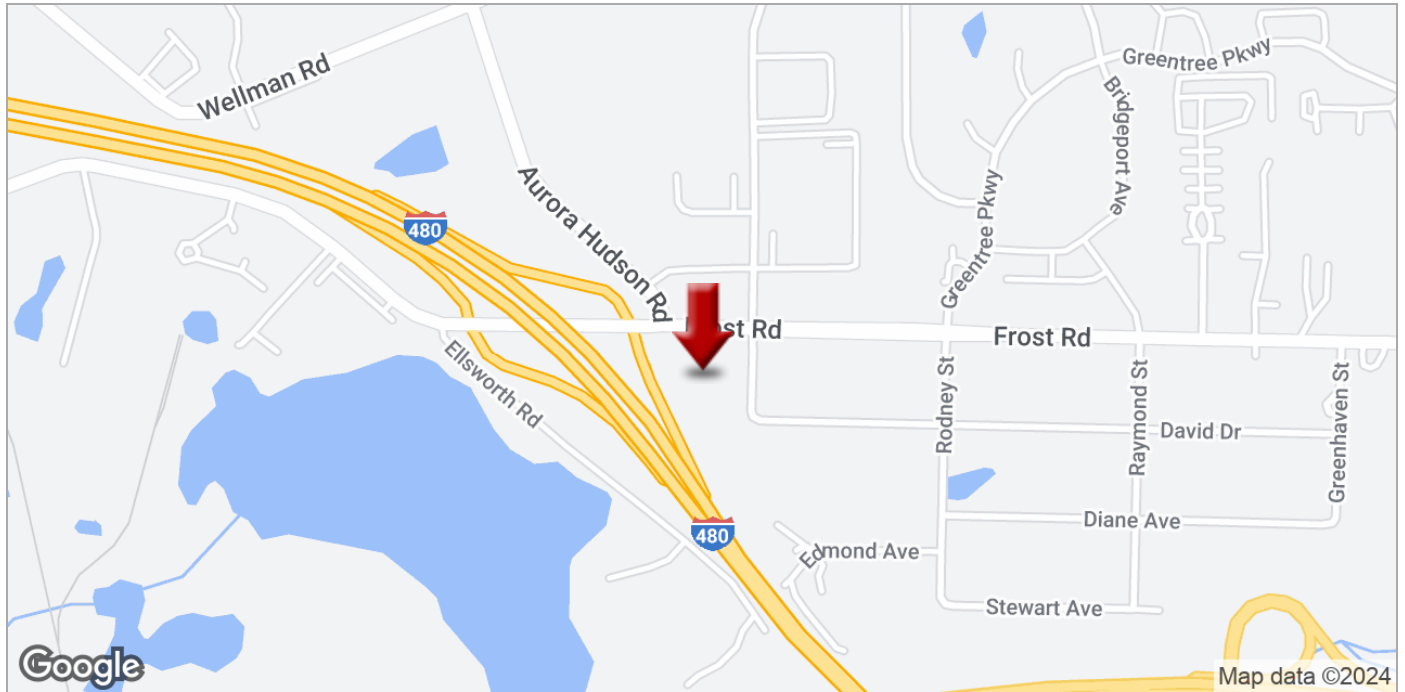
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated osbornegroupohio.com

COMMERCIAL LAND FOR SALE

INTERCHANGE PROPERTY AVAILABLE IN STREETSBORO--I-480 AND FROST ROAD-

528/538 Frost Road, Streetsboro, OH 44241



KW COMMERCIAL
440.255.5500
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

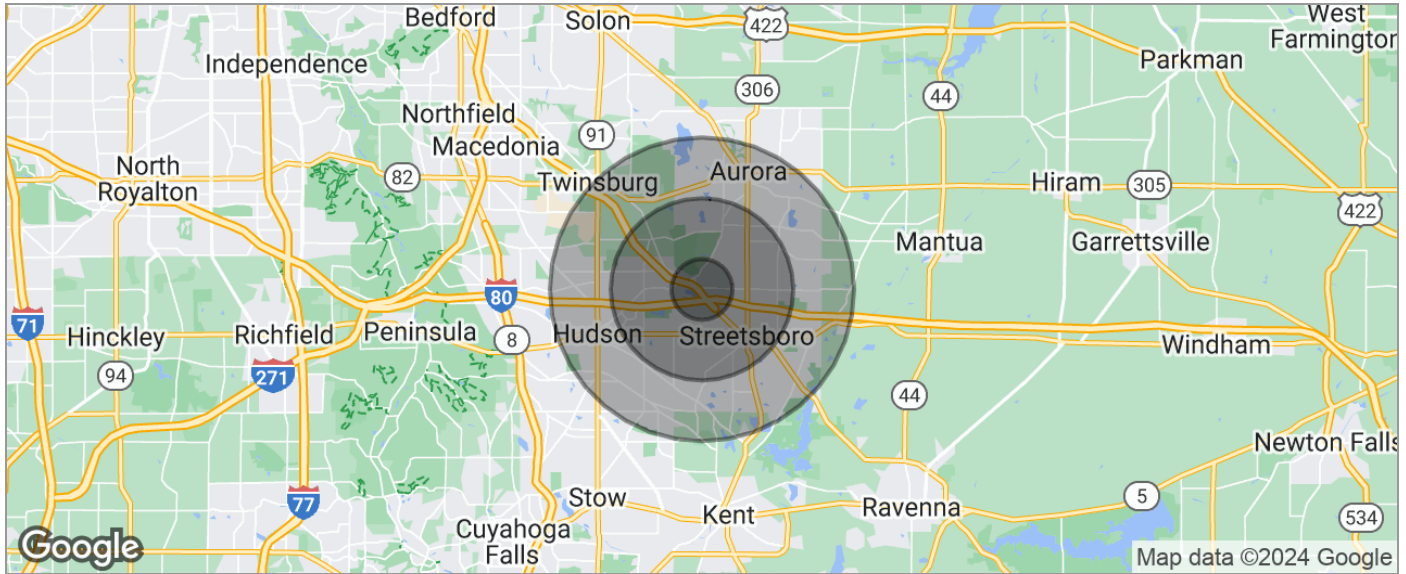
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated osbornegroupohio.com

COMMERCIAL LAND FOR SALE

INTERCHANGE PROPERTY AVAILABLE IN STREETSBORO--I-480 AND FROST ROAD-

528/538 Frost Road, Streetsboro, OH 44241



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	3,406	22,000	55,018
MEDIAN AGE	32.5	37.6	39.6
MEDIAN AGE (MALE)	30.6	36.0	38.2
MEDIAN AGE (FEMALE)	35.4	39.5	41.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,410	8,420	20,694
# OF PERSONS PER HH	2.4	2.6	2.7
AVERAGE HH INCOME	\$73,814	\$95,861	\$98,885
AVERAGE HOUSE VALUE	\$176,074	\$224,568	\$238,382
RACE	1 MILE	3 MILES	5 MILES
% WHITE	77.0%	86.5%	89.1%
% BLACK	16.7%	8.3%	5.7%
% ASIAN	4.8%	3.0%	2.6%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.0%	0.2%	0.3%
% OTHER	0.0%	0.3%	0.3%
ETHNICITY	1 MILE	3 MILES	5 MILES
% HISPANIC	1.2%	1.7%	1.5%

* Demographic data derived from 2020 ACS - US Census

KW COMMERCIAL
440.255.5500
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

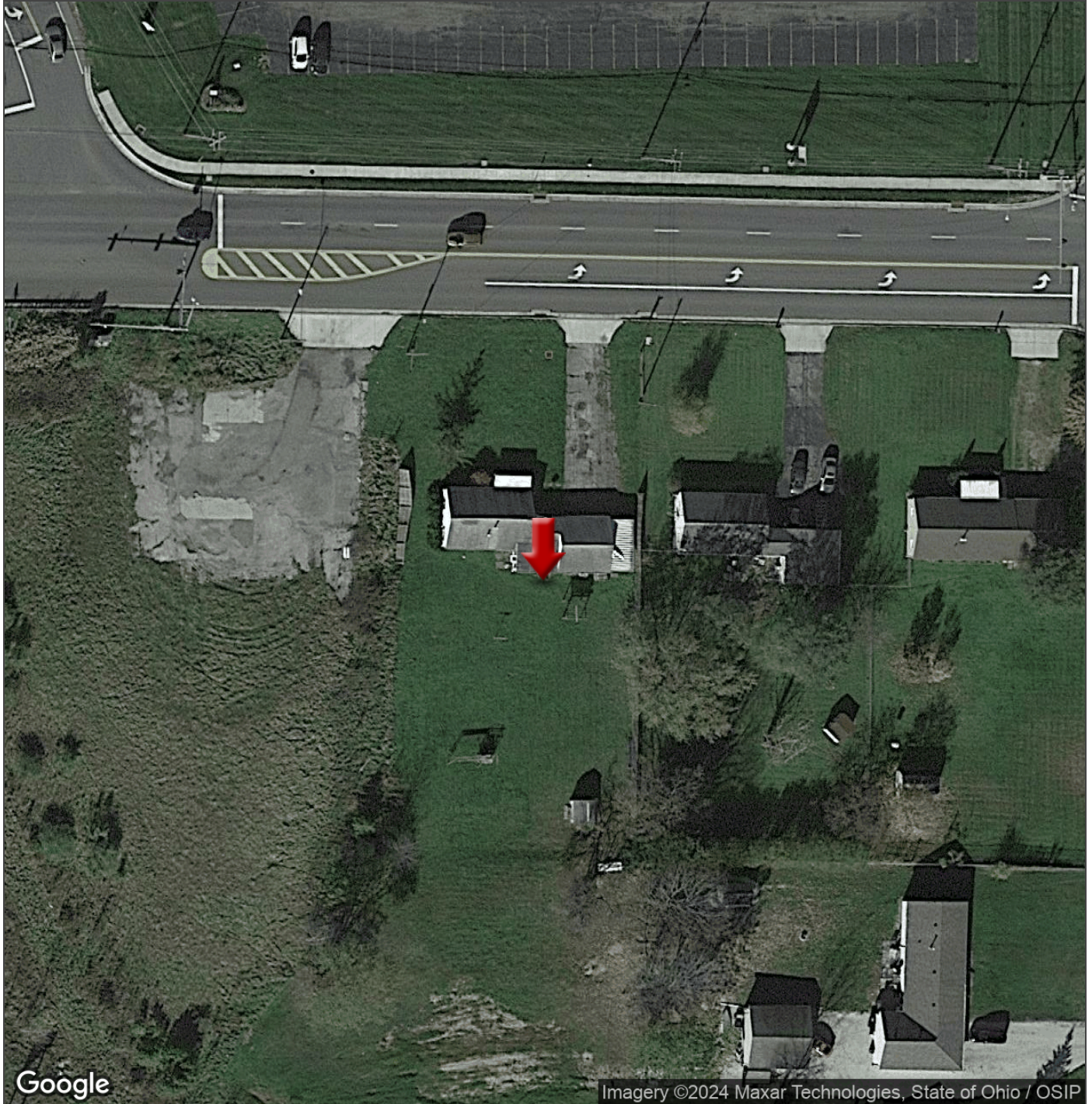
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated osbornegroupohio.com

COMMERCIAL LAND FOR SALE

INTERCHANGE PROPERTY AVAILABLE IN STREETSBORO--I-480 AND FROST ROAD--

528/538 Frost Road, Streetsboro, OH 44241



KW COMMERCIAL
440.255.5500
7400 Center Street
Mentor, OH 44060

RICK OSBORNE JR.
Managing Director Of Commercial Real Estate
O: 440.299.5190
C: 216.219.0290
rick.osbornejr@kw.com
OH #2010001710

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated osbornegroupohio.com