

LAND FOR SALE

COMMERCIAL PAD

6912 State Route 44, Ravenna, OH 44266



SALE PRICE: \$250,000

PRICE PER ACRE: \$35,162

LOT SIZE: 7.11 Acres

APN #: 31-210-00-00-012-000, 31-210-00-00-014-000

ZONING: 400 Commercial

CROSS STREETS: State Route 14

PROPERTY OVERVIEW

Vacant Commercial Pad Available. This property is 2 parcels of 1.34 and 5.77 acres totaling 7.11 acres.

Parcels can be sold individually or together.

PROPERTY FEATURES

- Great Visibility
- Great Access

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.

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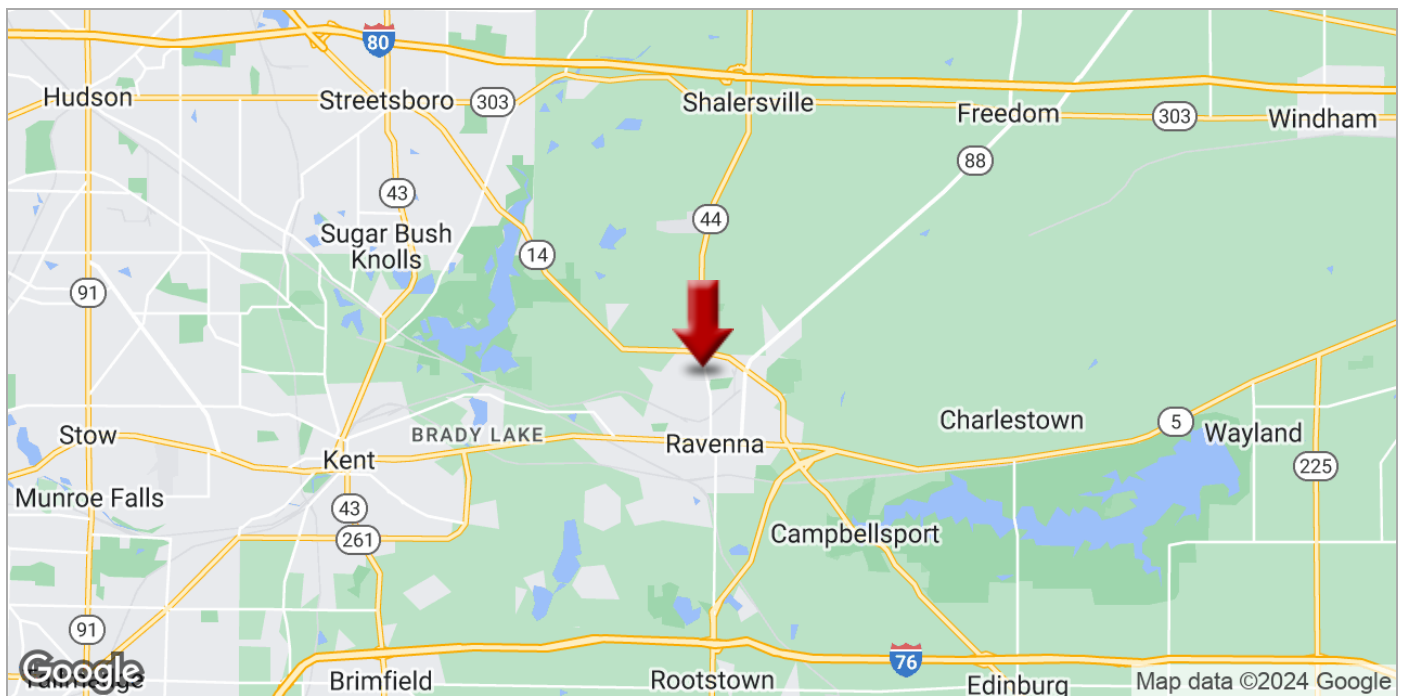
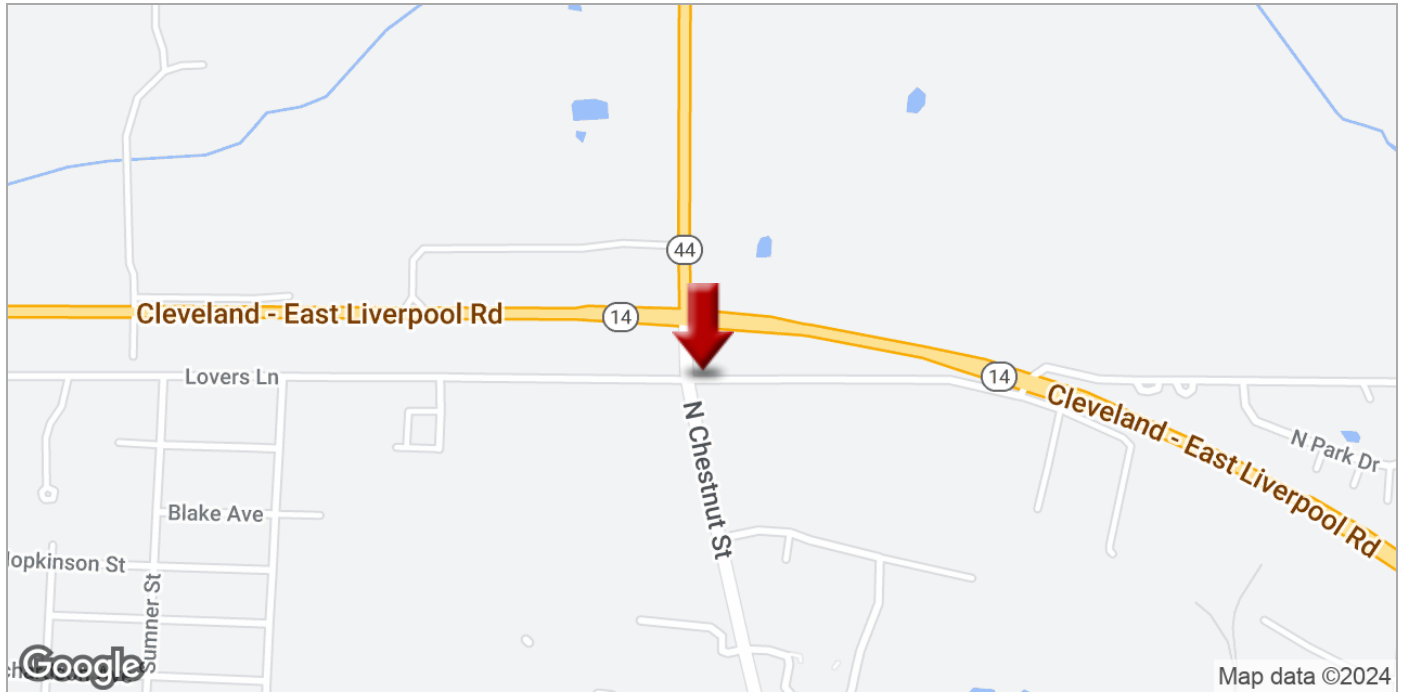
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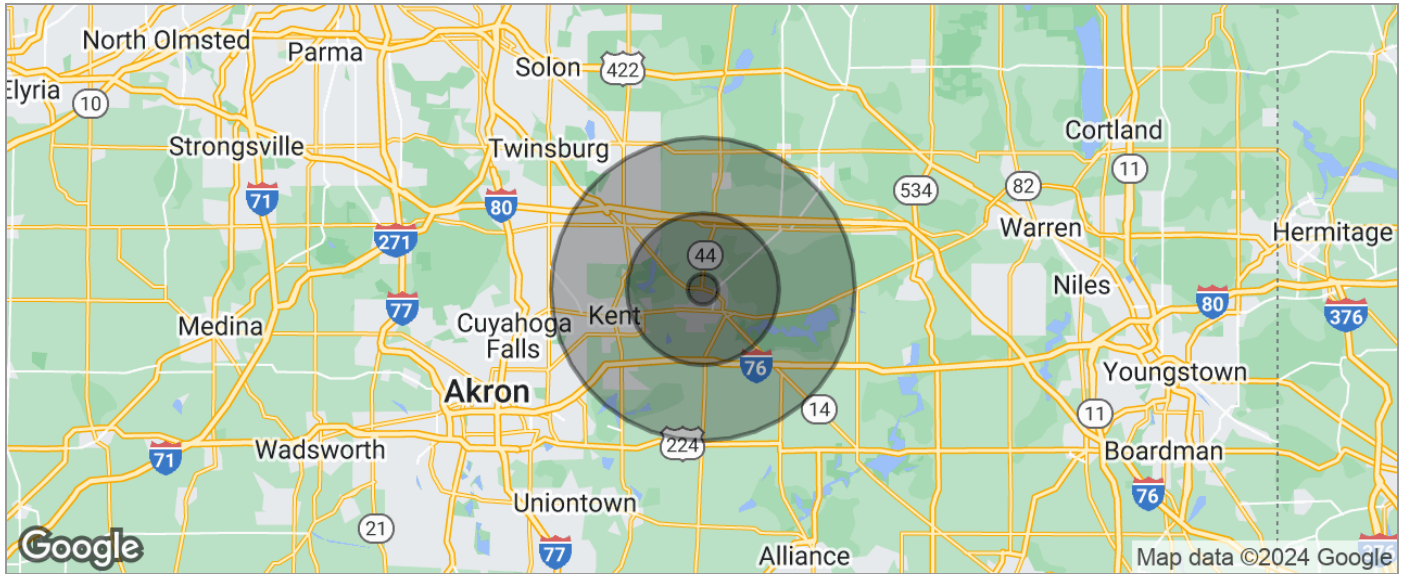
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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	3,627	38,707	135,115
MEDIAN AGE	39.7	39.5	35.5
MEDIAN AGE (MALE)	35.8	37.5	34.9
MEDIAN AGE (FEMALE)	44.1	41.6	36.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	1,620	15,746	52,490
# OF PERSONS PER HH	2.2	2.5	2.6
AVERAGE HH INCOME	\$42,198	\$52,574	\$58,458
AVERAGE HOUSE VALUE	\$135,665	\$138,650	\$171,498
RACE	1 MILE	5 MILES	10 MILES
% WHITE	88.6%	92.1%	91.3%
% BLACK	8.0%	5.1%	4.7%
% ASIAN	0.3%	0.1%	1.5%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.0%	0.1%	0.1%
% OTHER	0.0%	0.1%	0.6%
ETHNICITY	1 MILE	5 MILES	10 MILES
% HISPANIC	0.7%	0.7%	1.4%

* Demographic data derived from 2020 ACS - US Census

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