

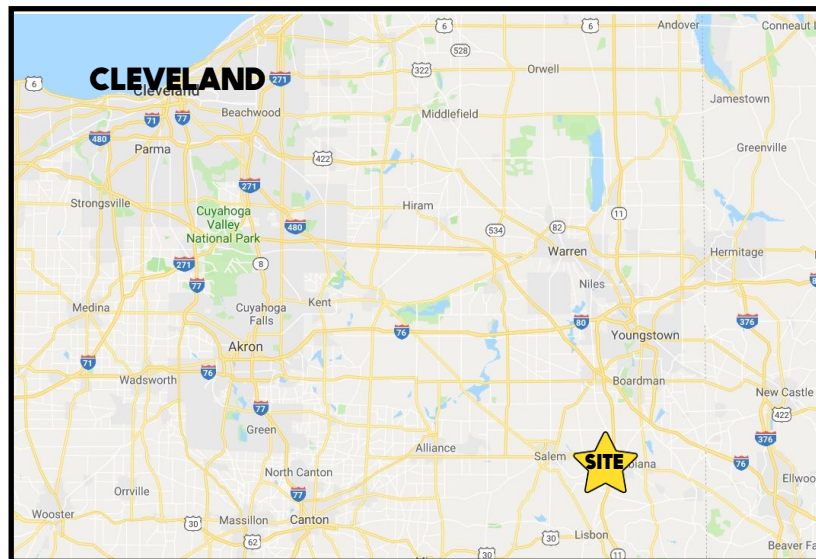
LOCATION

319 N Main St, Columbiana, OH 44408



HIGHLIGHTS

- Professional office just north of downtown Columbiana
- Former medical center currently rented to 3 tenants
- Upside potential: Additional space available + scarcity of available office space in Columbiana
- Ideal for medical practitioner or professional office



TRAFFIC

Main St = 12,376 VPD

CONTACT

ADAM DIVELBISS

501.551.3817

adivelbiss@platzrealtygroup.com

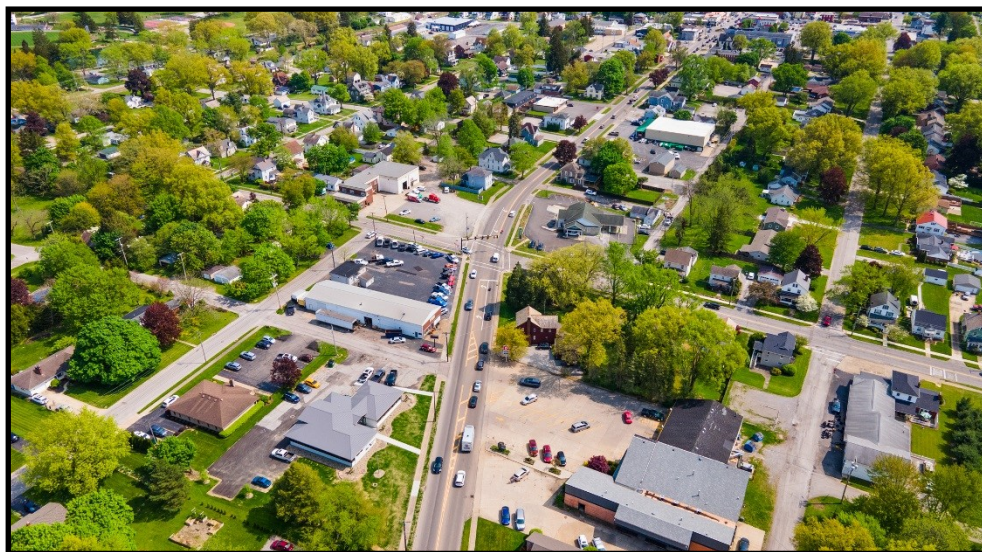
MATT WILSON

330.347.9677

mwilson@platzrealtygroup.com

Office: 330.757.4889 | Fax: 330.294.5622 | 3768 Boardman Canfield Rd, Canfield, OH 44406

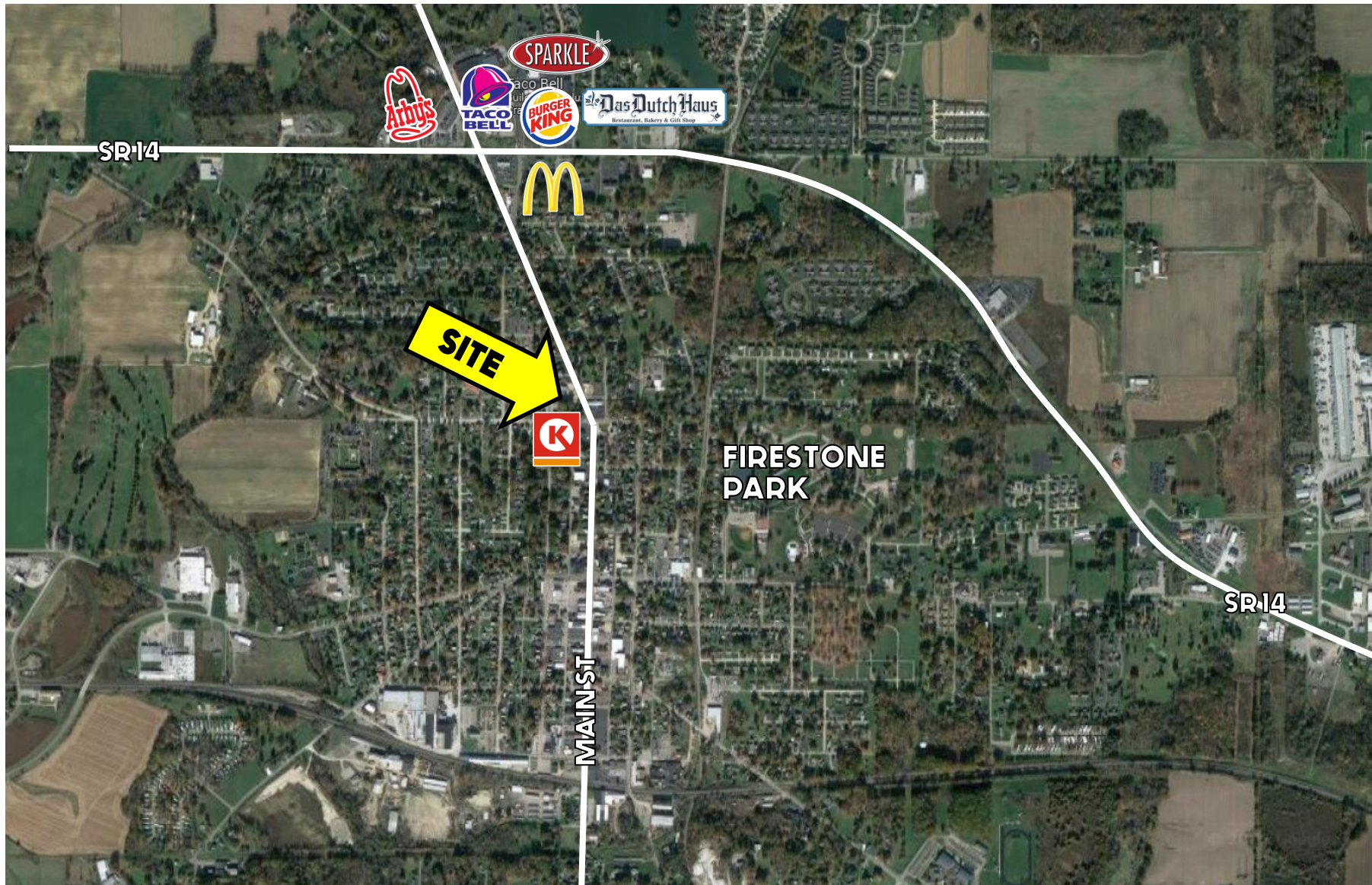
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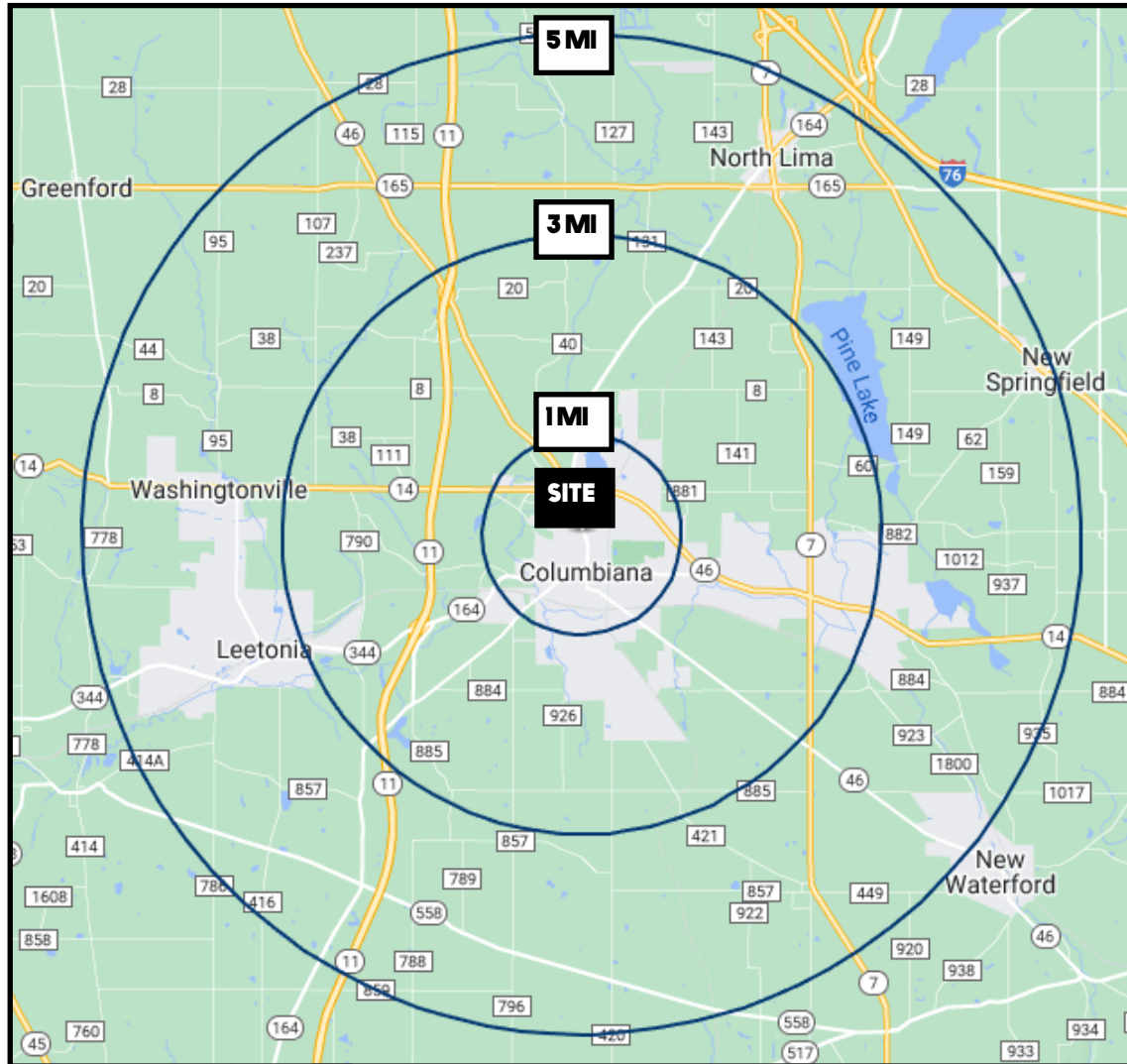
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SITE INFORMATION



DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	4,831	9,391	17,849
HOUSEHOLDS	2,110	3,889	7,123
MEDIAN AGE	46	46	45
AVERAGE HH INCOME	\$65,219	\$71,863	\$74,352

SITE INFORMATION	
LOCATION	Columbiana City Columbiana County
PARCEL	18-00679
PROPERTY TYPE	Multi-tenant office
ZONING	Commercial
YEAR BUILT	1981 / 1994
SIZE	6,600 SF on .279 acres
REAL ESTATE TAXES	\$6,136/year
PRICE	\$625,000

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