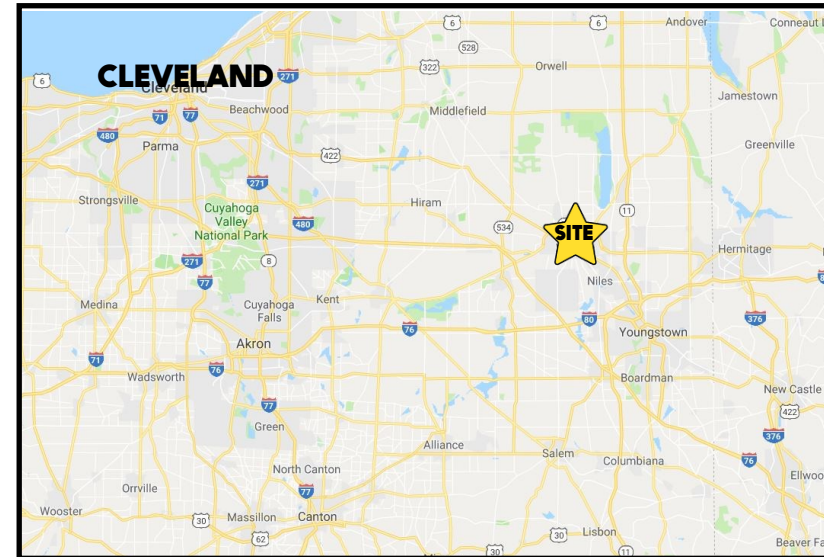


LOCATION

144 N Park Ave, Warren, OH 44481



HIGHLIGHTS

- Offices for lease in Downtown Warren
- Located on Courthouse Square
- Close to restaurants, retail, and professional offices
- Nearby parking available
- 1st and 2nd floor units

TRAFFIC

N Park Ave = 6,650 VPD

CONTACT

DON THOMAS

501.269.3827

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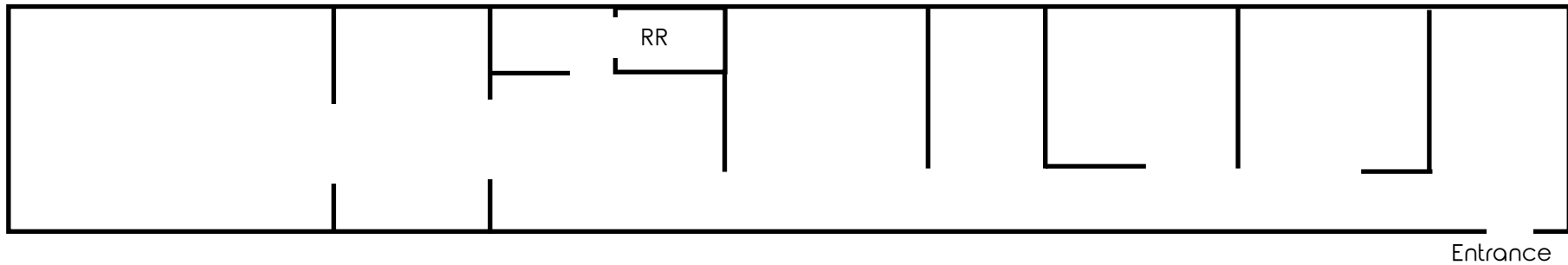


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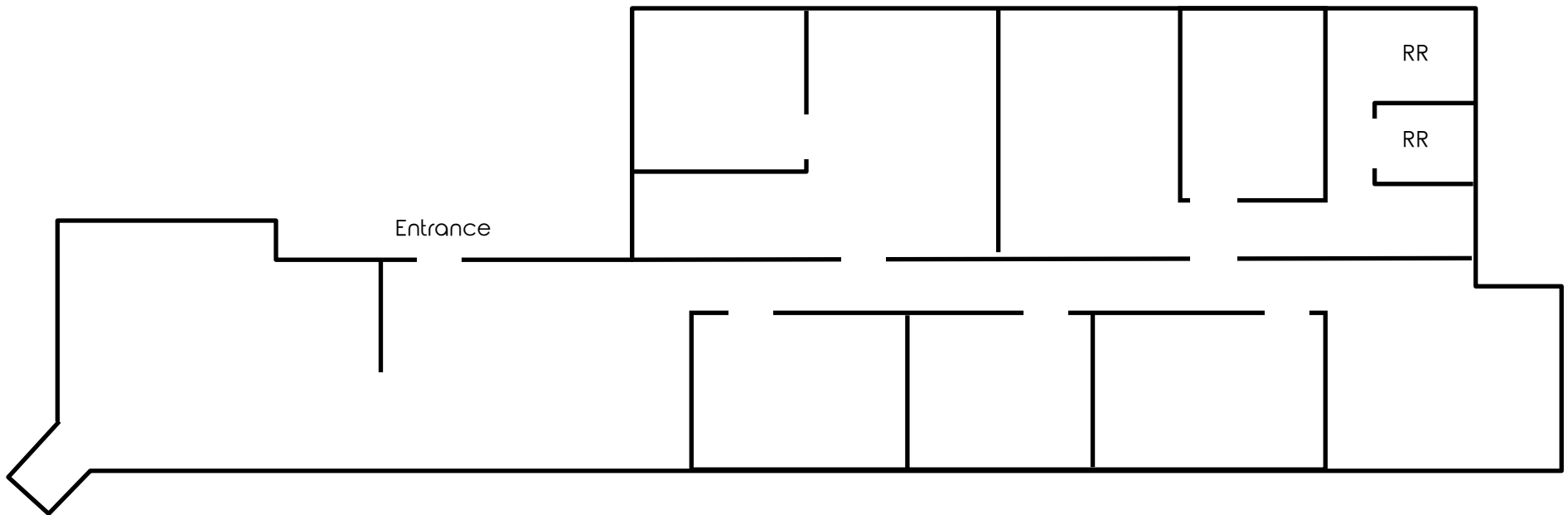
1st Floor



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2nd Floor



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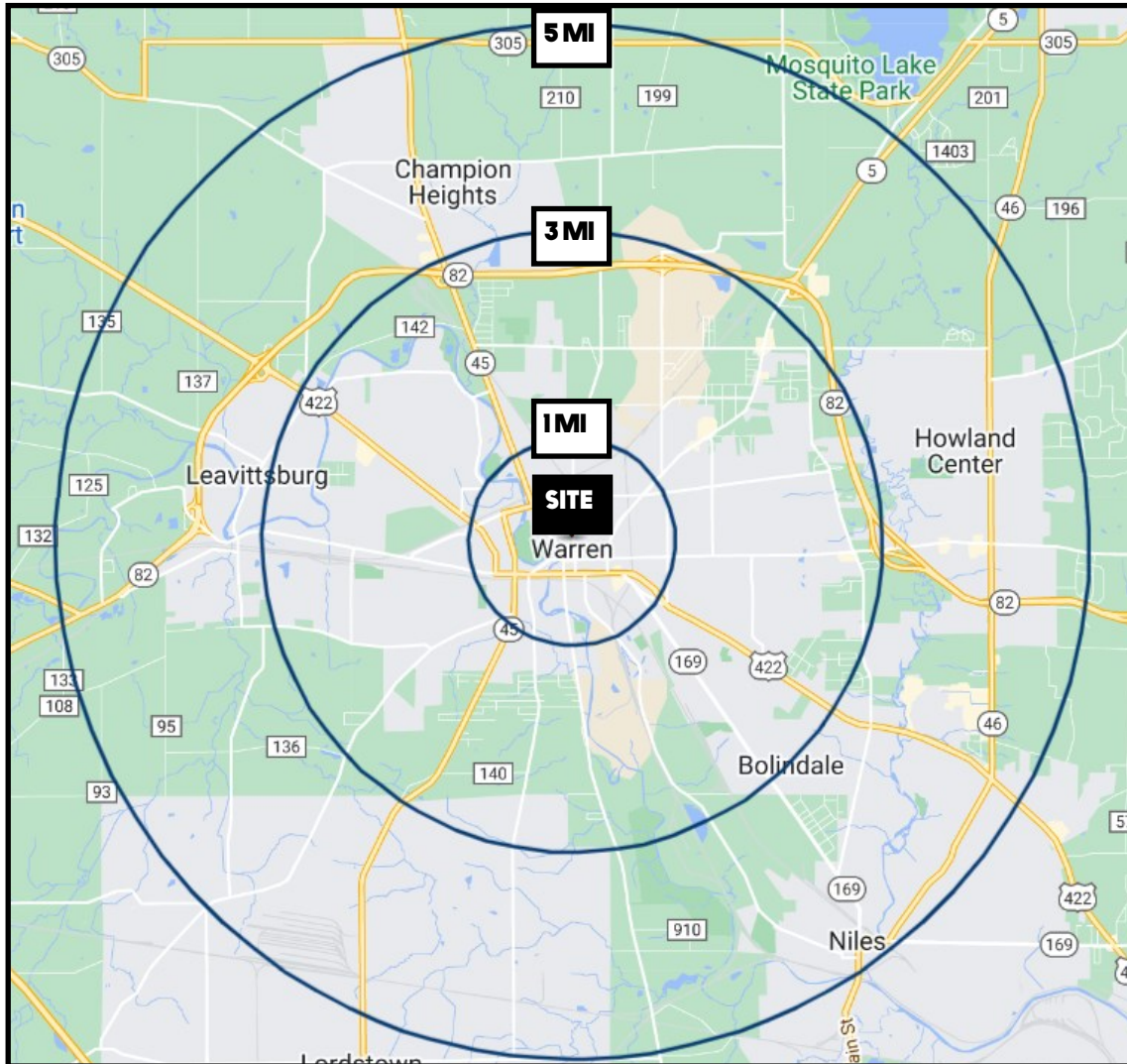
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DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	8,651	44,046	78,432
HOUSEHOLDS	3,418	18,409	32,571
MEDIAN AGE	39	41	43
AVERAGE HH INCOME	\$33,014	\$42,955	\$53,384

SITE INFORMATION

LOCATION	Warren City Trumbull County
ZONING	CB Commercial
ELEVATOR	Operating elevator to upper floors
RESTROOMS	Private restrooms in each unit
AVAILABLE	First Floor: 1,222 SF \$1,500/month Second Floor: 2,320 SF \$2,000/month

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