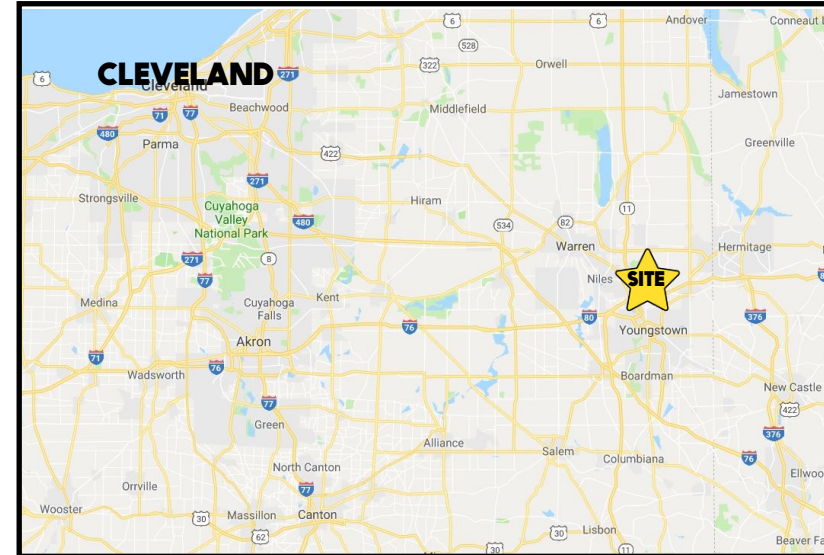


LOCATION

4501 Belmont Ave, Youngstown, OH 44505



HIGHLIGHTS

- Retail plaza on Belmont Ave
- Located on the corner of Belmont Ave and Churchill Rd
- Liberty Township; Trumbull County
- Just north of I-80
- Building and pylon signage

TRAFFIC

Belmont Ave = 8,455 VPD
Churchill Rd = 12,284 VPD

CONTACT

BILL KUTLICK

330.565.5701

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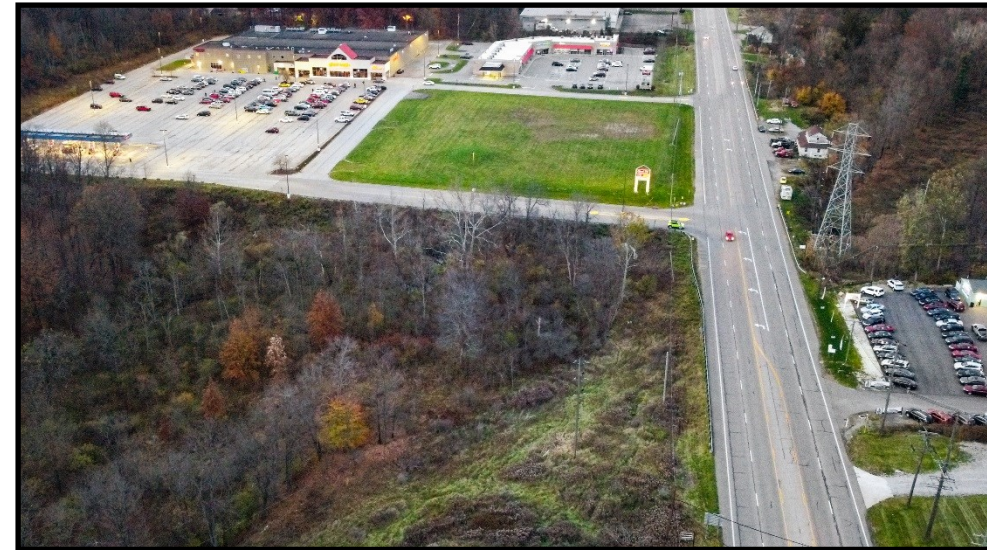
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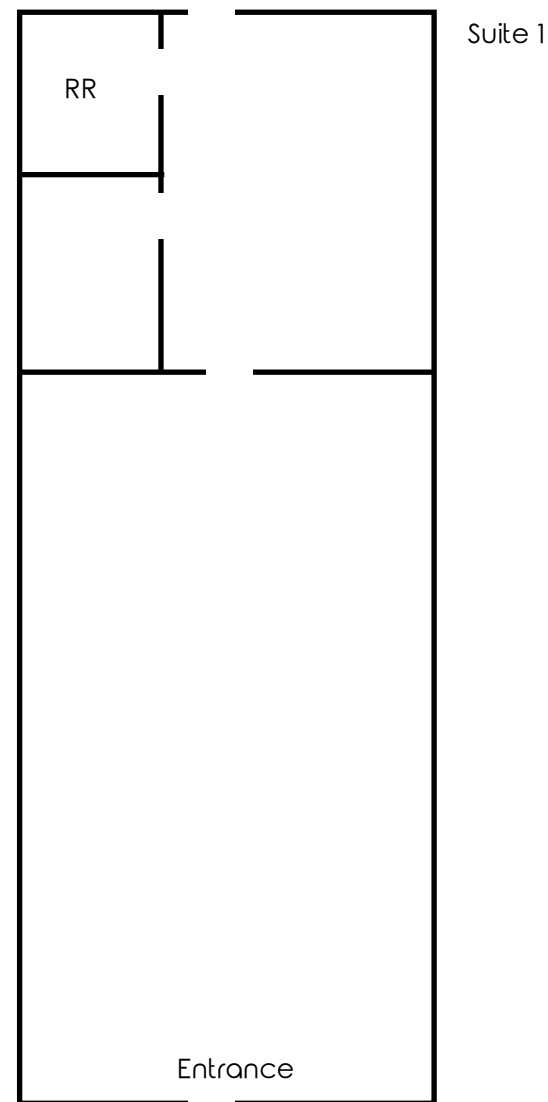
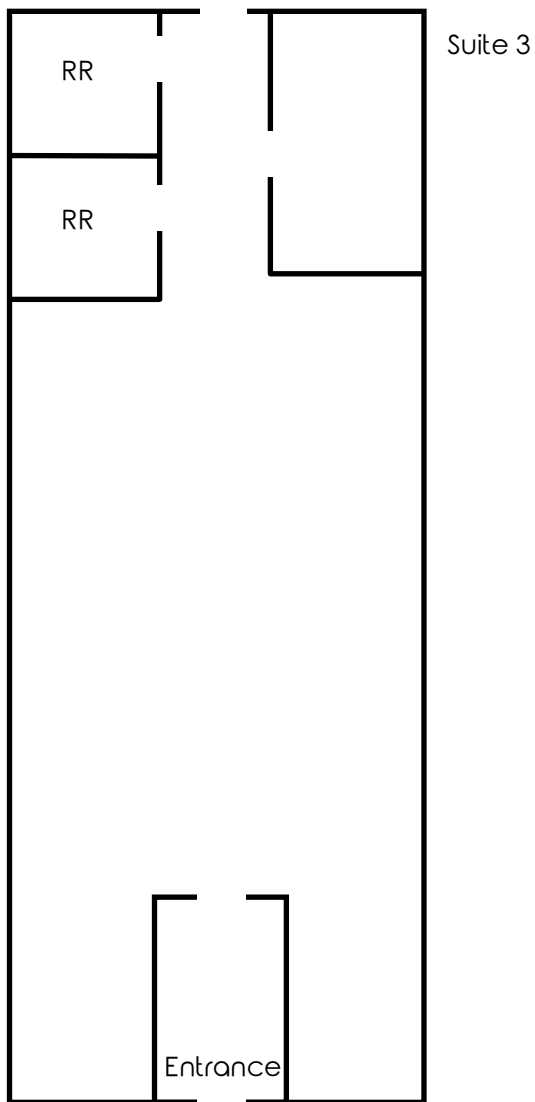
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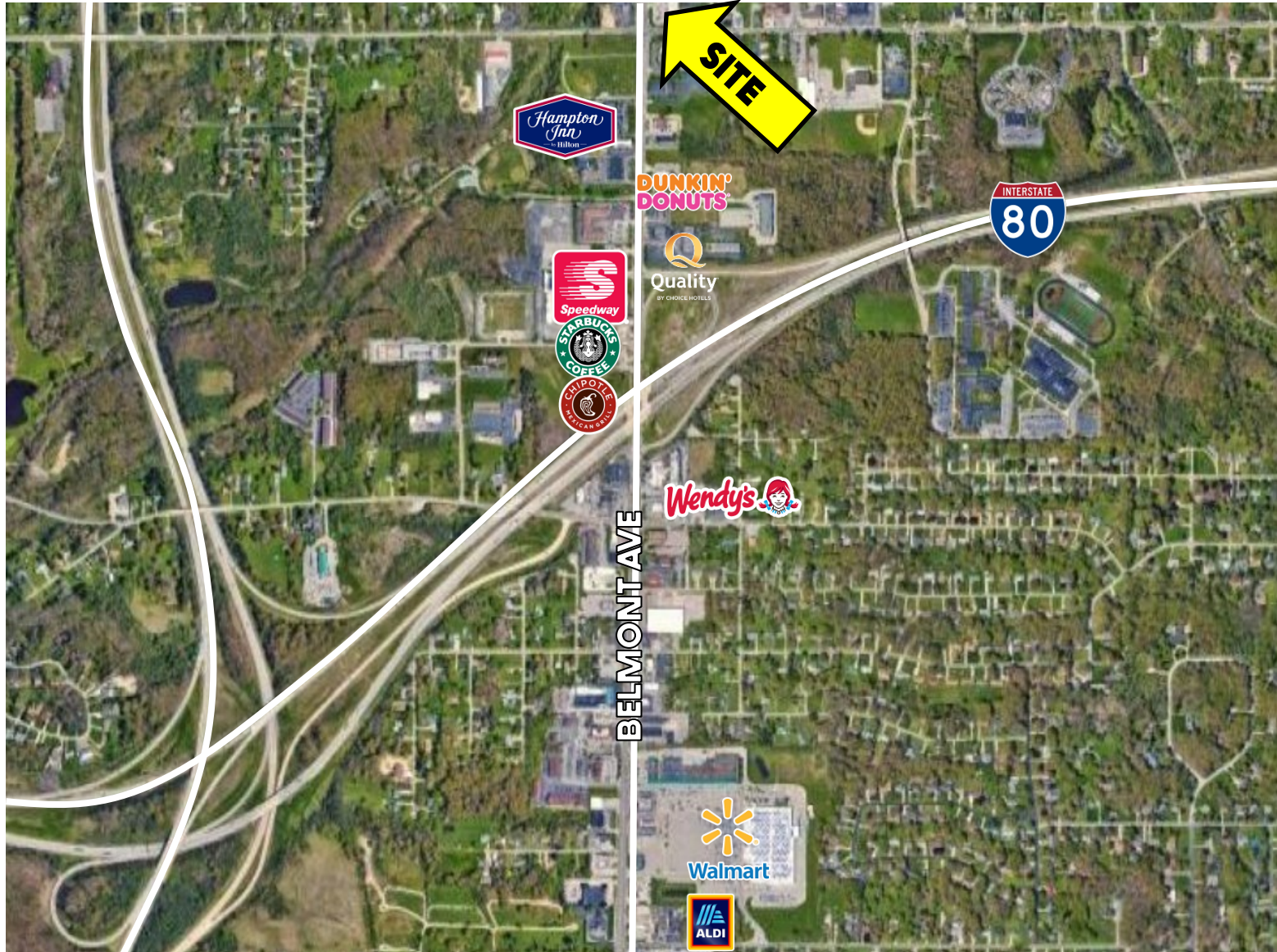


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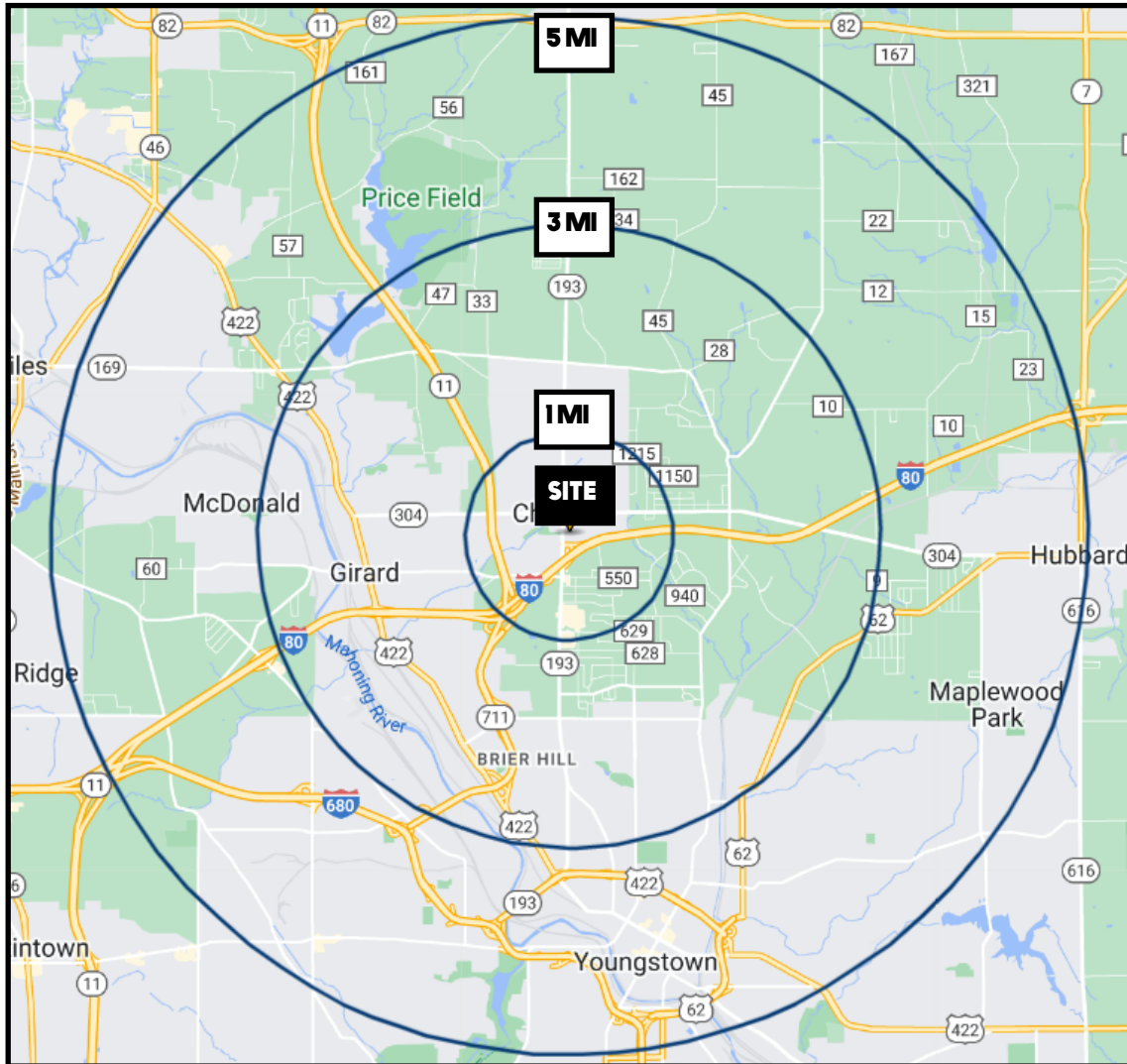


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DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	3,471	29,269	80,335
HOUSEHOLDS	1,440	12,190	32,281
MEDIAN AGE	47	43	43
AVERAGE HH INCOME	\$60,450	\$59,008	\$53,491

SITE INFORMATION

LOCATION	Liberty Township Trumbull County
ZONING	Commercial
YEAR BUILT	2006
AVAILABLE	Unit 1: 1,433 SF Unit 3: 1,433 SF Approx 60' deep
RENT	1: \$17.81/SF NNN 3: \$12.00/SF NNN
EXTRA CHARGES	\$3.12/SF (Estimated)
UTILITIES	Separately Metered

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