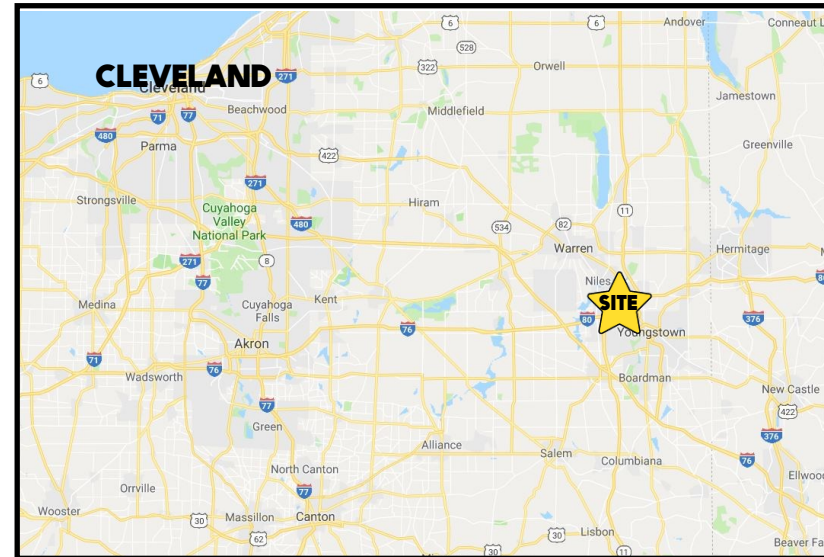


LOCATION

39 W. Liberty St, Girard, OH 44420



HIGHLIGHTS

- Excellent retail / office location, just west of US 422
- Convenient location by complementary businesses, retail, banks, restaurants, etc.
- Open floor plan, offering flexibility for future uses
- Front door / street parking

TRAFFIC

W Liberty St = 8,650 VPD
State St = 14,324 VPD

CONTACT

ADAM DIVELBISS

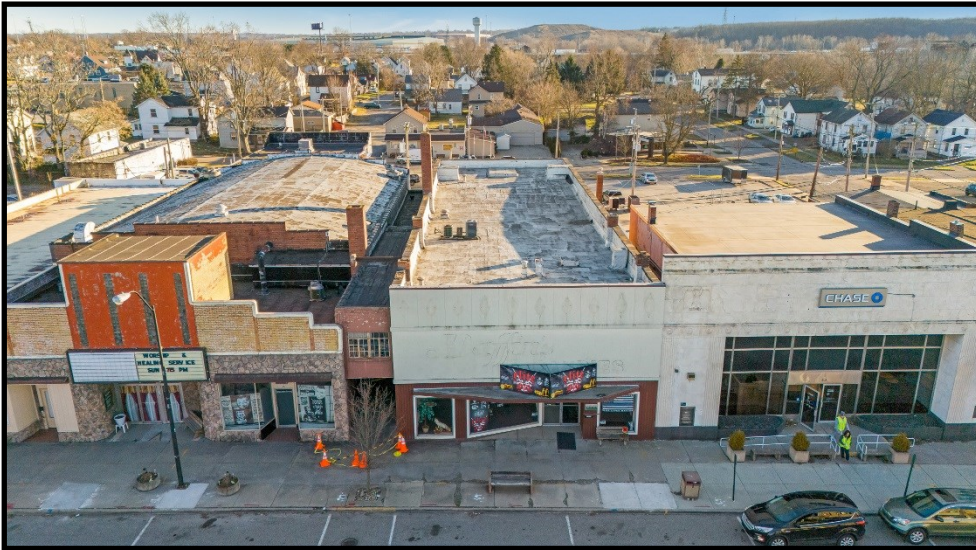
501.551.3817 adivelbiss@platzrealtygroup.com

SHEA MACMILLAN

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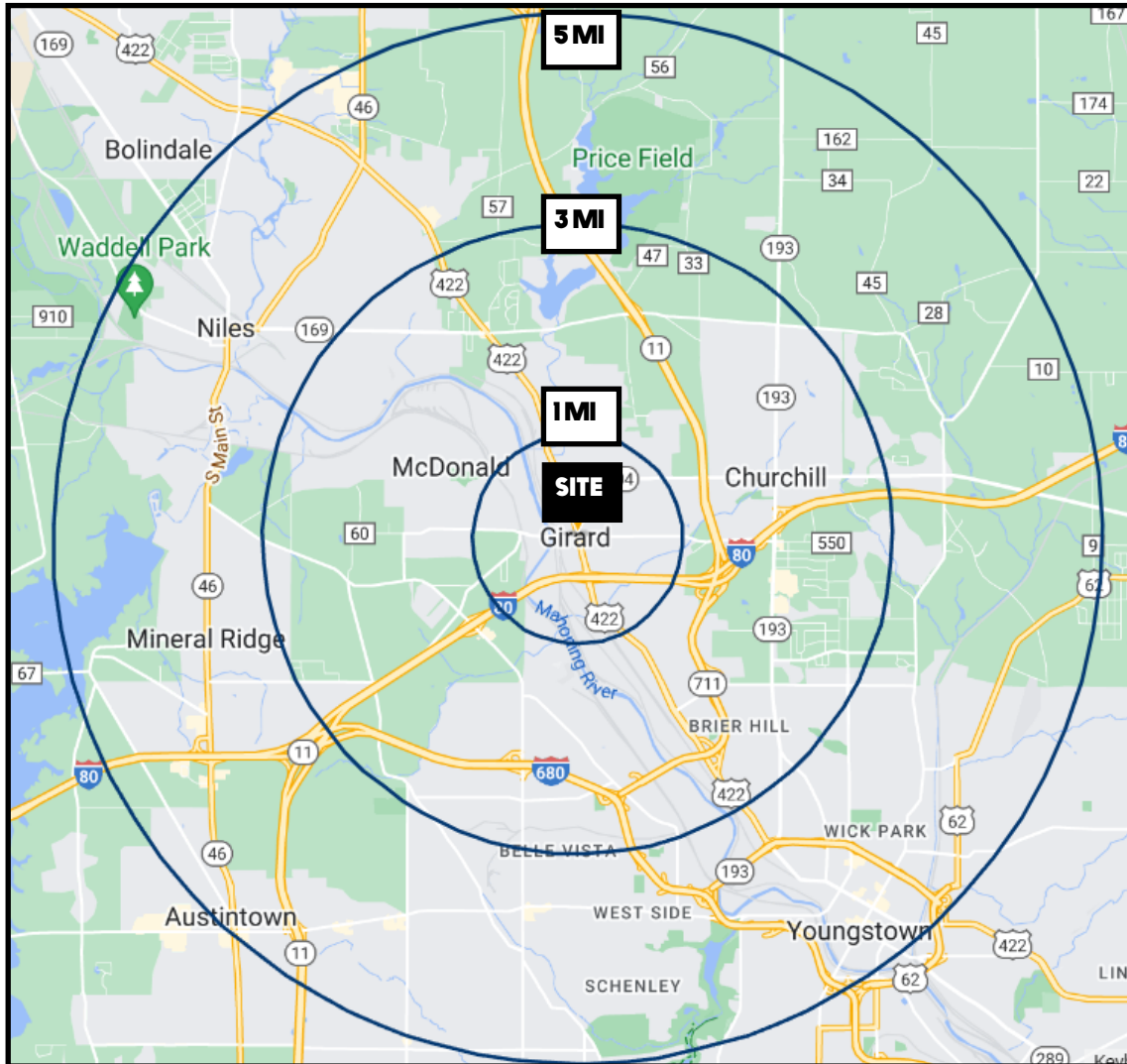
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DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	6,616	33,284	95,955
HOUSEHOLDS	2,824	14,148	39,639
MEDIAN AGE	42	44	42
AVERAGE HH INCOME	\$59,578	\$61,075	\$57,131

SITE INFORMATION

LOCATION	Girard City Trumbull County
PROPERTY TYPE	Retail / office
PARCEL	14-180300
ACRES	.12 acres
SIZE	4,920 SF
REAL ESTATE TAXES	\$1,998/year
PRICE	\$100,000

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