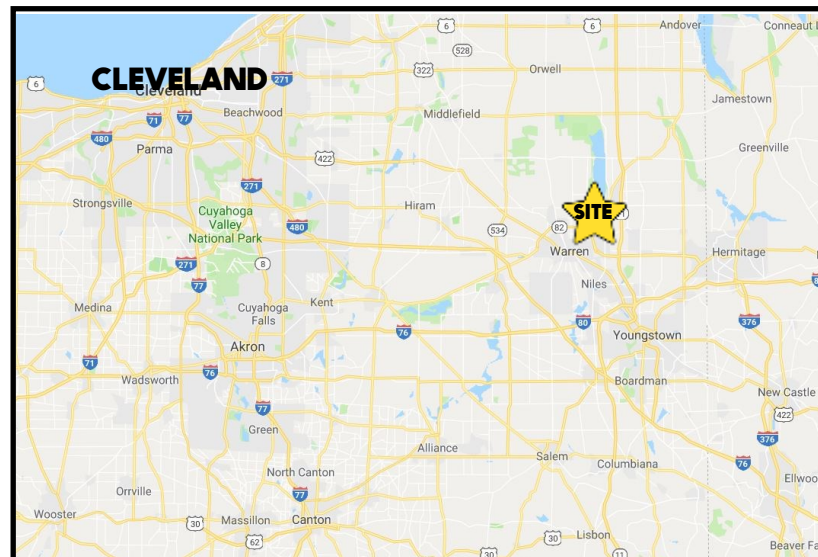


## LOCATION

3801 Elm Rd, Howland Township, OH 44483



## TRAFFIC

Elm Rd = 18,961 VPD

North River Rd = 7,958 VPD

## HIGHLIGHTS

- Outparcel - land for lease
- Ideal location for a quick service restaurant
- At a signalized corner near Route 5 exit
- Outparcel to Menards, by Wendy's, Perkins, and Eat N Park
- Approximately 1.2 acres - to be replatted

## CONTACT

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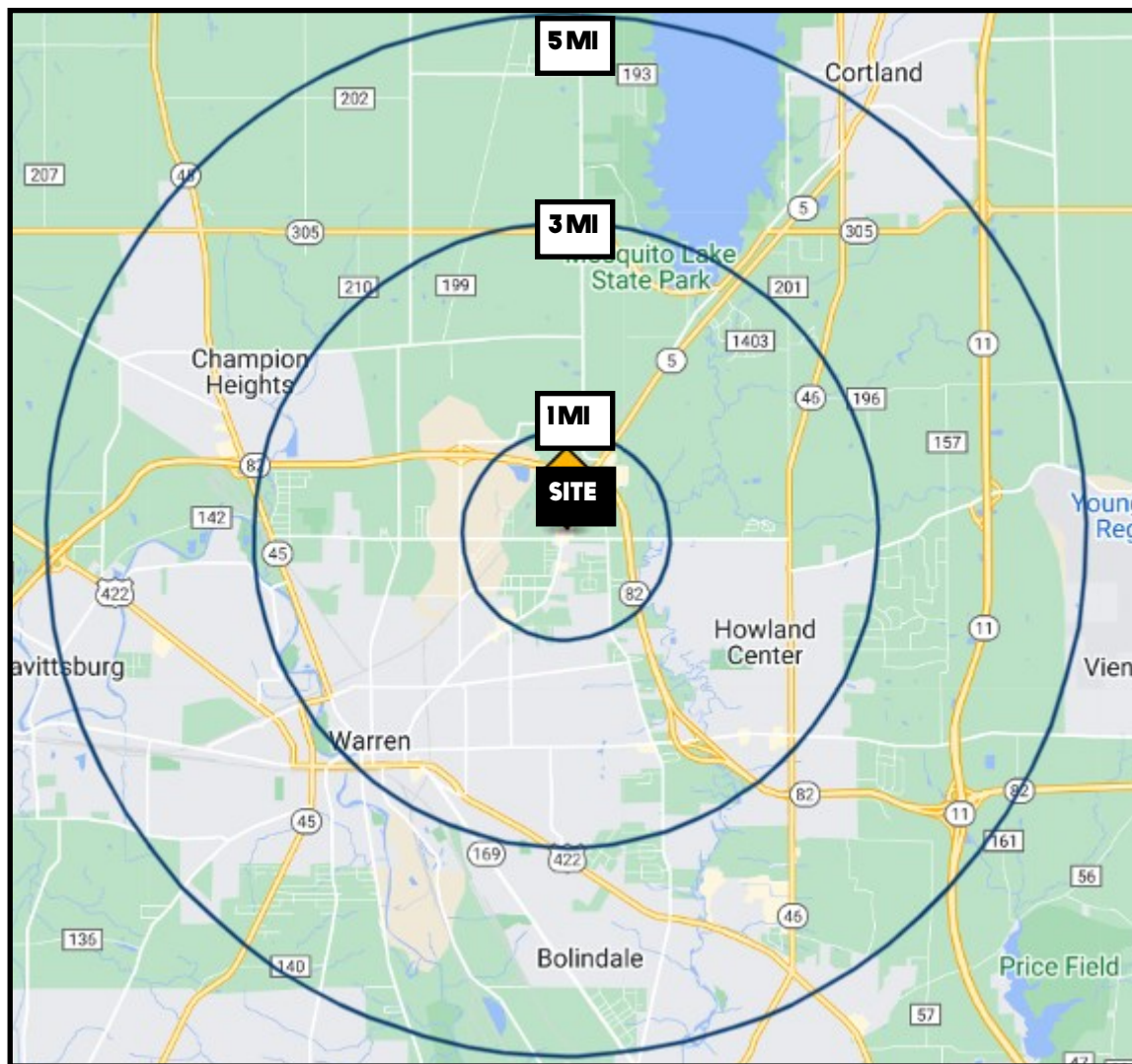
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# SITE INFORMATION



| DEMOGRAPHICS             | 1 MI     | 3 MI     | 5 MI     |
|--------------------------|----------|----------|----------|
| <b>POPULATION</b>        | 2,954    | 35,135   | 79,782   |
| <b>HOUSEHOLDS</b>        | 1,296    | 14,266   | 31,893   |
| <b>MEDIAN AGE</b>        | 49       | 45       | 44       |
| <b>AVERAGE HH INCOME</b> | \$47,107 | \$58,691 | \$58,683 |

| SITE INFORMATION  |  |
|-------------------|--|
| <b>LOCATION</b>   | Howland Township<br>Trumbull County        |
| <b>PARCEL</b>     | 28-900375 - to be replatted                |
| <b>ACRES</b>      | Approximately 1.2 acres<br>To be replatted |
| <b>UTILITIES</b>  | All utilities available                    |
| <b>ACCESS</b>     | Access via Elm Rd &<br>Walmart Drive       |
| <b>LEASE TYPE</b> | Ground Lease                               |
| <b>PRICE</b>      | \$8,000/month                              |

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