

FOR SALE OR GROUND LEASE

PAD SITE AVAILABLE

Property Highlights

- Tax ID #WN-545-294800
- Well positioned 1.036-acre pad site being offered on a ground lease in Warren Commons
- Major tenants include Walmart, Lowe's, Bob Evans, Burger King, Northwest Bank and Taco Bell
- Traffic counts of 14,000 AADT
- Highly visible from Route 62 (Market Street)
- Landlord is willing to do a build to suit
- Great location for restaurant, fast food, or office space
- Site restricted against some uses
- Located in large shopping area which services a wide area
- Across the road from state hospital

Demographic	5 Miles	10 Miles	20 Miles
Population	16,877	25,005	82,596
Households	7,554	10,898	35,933
Average H.H. Income	\$73,779	\$76,003	\$69,652

Source: ESRI



EXCLUSIVE CONTACT

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