



LOCATION

260 Monroe St NW, Warren, OH 44483



FOR SALE OR LEASE



HIGHLIGHTS

- 2,100 SF of contemporary office space
- Individual offices, conference area, break area, reception room and restrooms
- Two story building
- Located near the Warren Courthouse Square
- Heavy daytime traffic along Mahoning Ave
- Zoned commercial

TRAFFIC

N Park Ave = 7,093 VPD

Mahoning Ave = 10,241 VPD

CONTACT

DAN CROUSE
(330) 647-0411

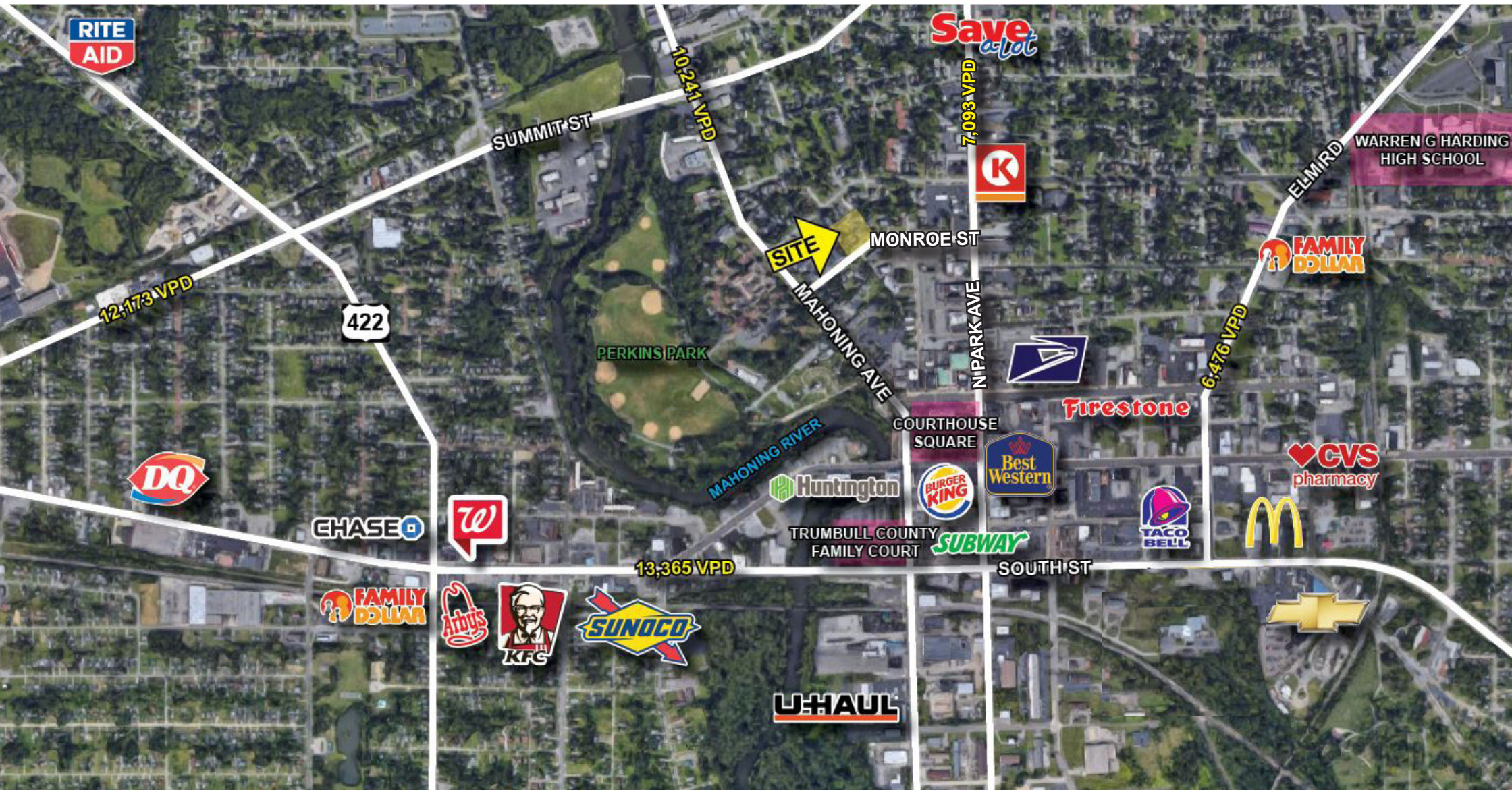
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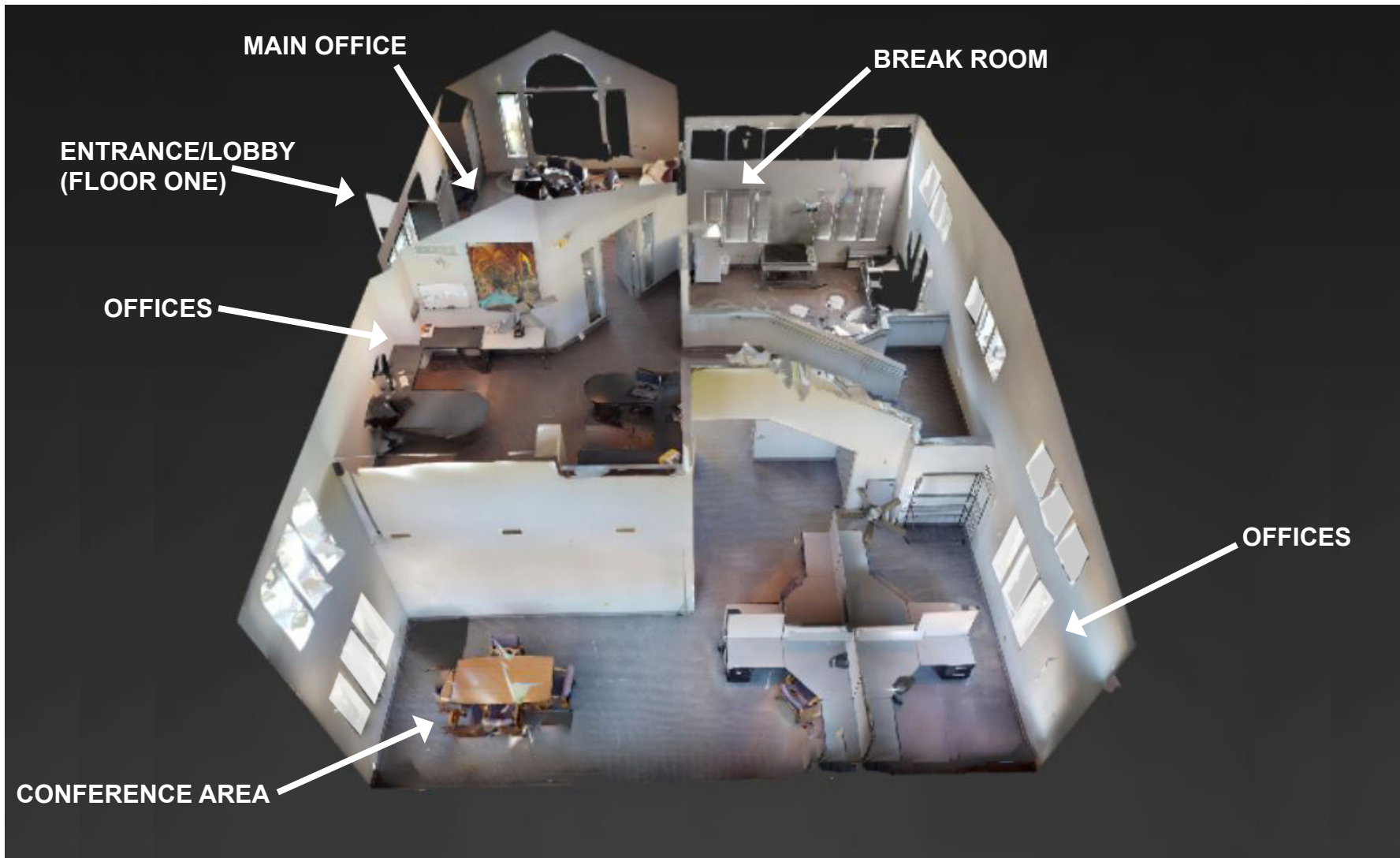
RETAIL MAP



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FLOOR PLAN



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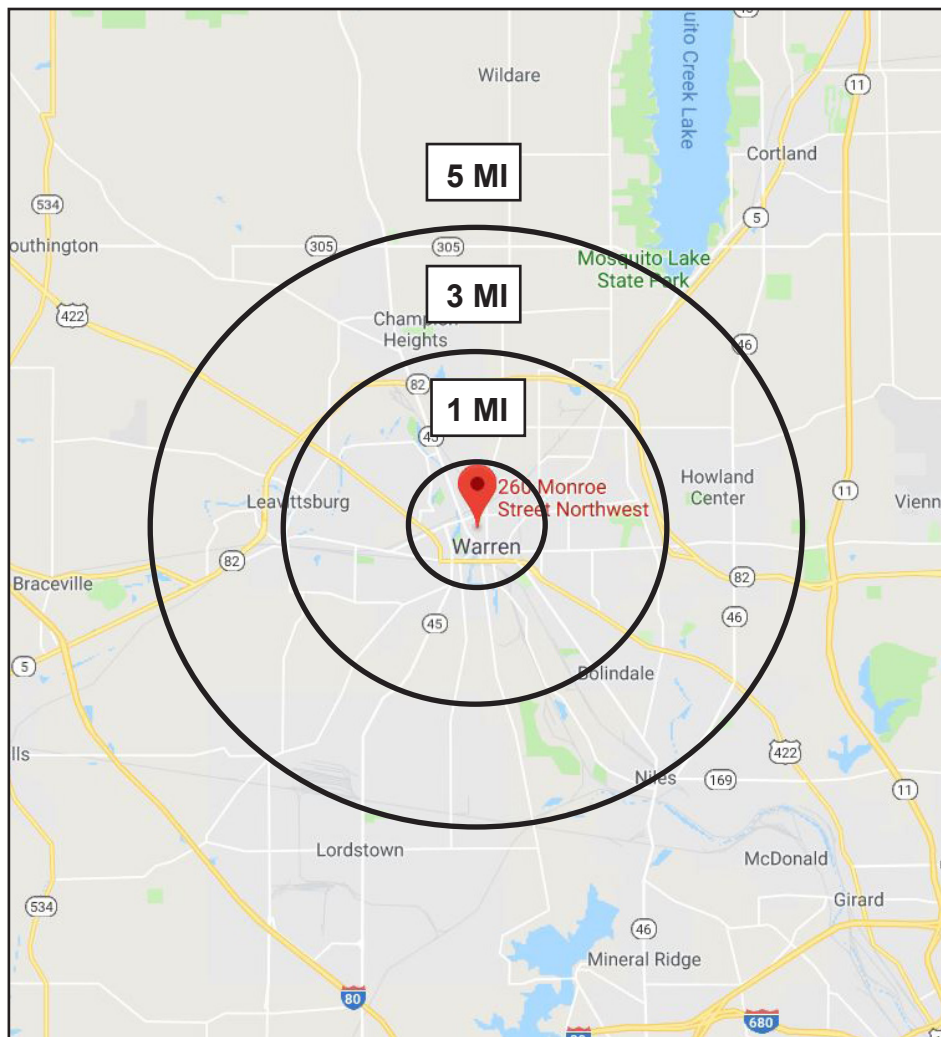
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DEMOGRAPHICS



	1 MI	3 MI	5 MI
Population	9,685	44,769	77,770
Households	3,820	18,782	32,236
Average Age	37.90	40.50	41.50
Median HH Income	\$19,424	\$30,483	\$38,047
Daytime Employees	7,716	22,316	41,884



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