

## LOCATION

12037 South Ave, North Lima, OH 44452



## HIGHLIGHTS

- Multi tenant office / warehouse property
- Ample parking
- Corner lot with signage
- Located on the corner of South Ave and RT 165
- Easy access to OH turnpike and I-680

## TRAFFIC

South Ave = 7,510 VPD

## CONTACT

**DON THOMAS**

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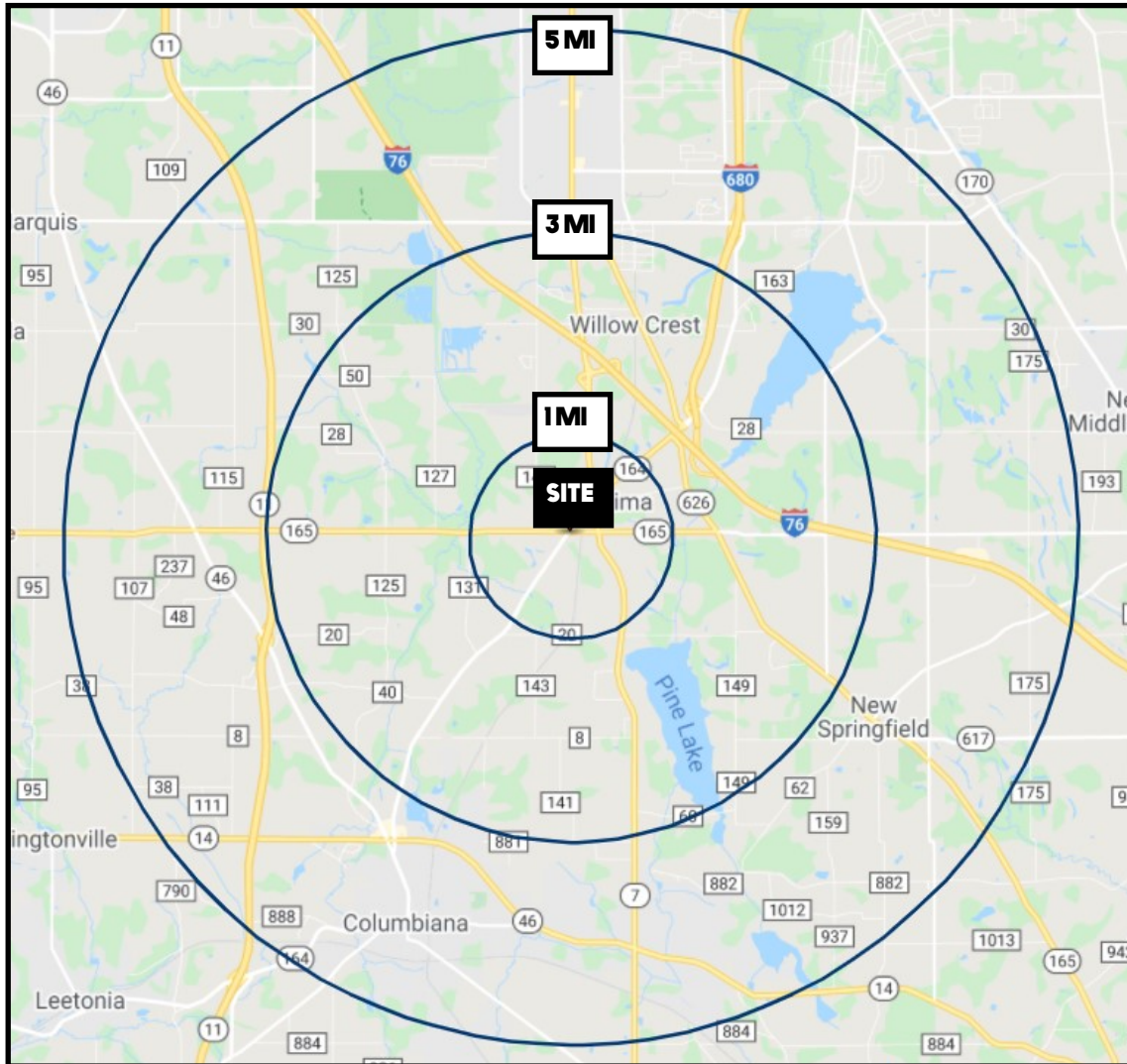
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DEMOGRAPHICS	1 MI	3 MI	5 MI
<b>POPULATION</b>	700	5,230	24,744
<b>HOUSEHOLDS</b>	259	2,040	10,355
<b>MEDIAN AGE</b>	49	50	49
<b>AVERAGE HH INCOME</b>	\$92,502	\$77,881	\$79,486

**SITE INFORMATION**

<b>LOCATION</b>	Beaver Township Mahoning County
<b>PARCEL</b>	05-060-0-003
<b>PROPERTY TYPE</b>	Office / Warehouse
<b>UTILITIES</b>	Included in Tenant's rent
<b>SIZE</b>	15,250 SF on 9.7 acres
<b>REAL ESTATE TAXES</b>	\$9,528/year
<b>PRICE</b>	\$660,000

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