

Office ♦ Industrial ♦ Retail ♦ Medical ♦ Auctions ♦ Residential ♦ Investments ♦ Management ♦ Development ♦ 1031 Exchanges

1.89 AC. OF COMMERCIAL LAND - BELDEN VILLAGE

Heiser's Way SW
North Canton, OH 44720

Directions: Follow I-77 to exit 109B toward Everhard Rd. turn right onto Whipple Ave NW turn right onto Heiser's Way SW.

Listing Agent: Weslee Heiser **Office:** 330-818-3519

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Co-Listing Agent: Wick Hartung **Office:** 330-498-4400

Cell: 330-495-0601 **E-Mail:** wick@putmanproperties.com

SITE DATA

Acre(s): 1.89
Frontage: 148.09
Depth: 430.25
County: Stark
Township: City of North Canton
Zoning: GB-B
Topo: Flat
Close Interchange: I-77
Distance: 0.8 Miles
Traffic Count: Whipple -7,500
Bus Lines: X
Rail:

SALE DATA

Sale Price: \$567,000.00 **Lease Price:** \$4,252.00 Per Month
RE Taxes/Year: \$1,995.82

MISCELLANEOUS

Ideal Belden Village location east side of Whipple and north of Everhard behind Mullinax Ford and Tractor Supply Company. I-77 traffic count is 74,360/ daily. All utilities at street. Buy or owner will Build to Suit for credit tenant. \$300,000/acre

Zoned GB-B allows offices, retail, medical, dental, banks, service, shopping center with limited outdoor sales and multi-family motel, hotels, etc.

UTILITIES

Gas: Dominion East Ohio Gas
Electric: AEP
Water: City of North Canton
Sewer: City of North Canton



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**Heiser's
Way
1.89 acres**

New Hotel Site

New Hotel Site

For more information contact:

Weslee Heiser
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Commercial Zoned 1.89 acres with utilities

Wick Hartung
Vice President Sales & Leasing
330-495-0601

wick@putmanproperties.com

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