

SALE

2700 W NATIONAL RD
2700 W National Rd Springfield, OH 45504



PROPERTY DESCRIPTION

2700 W. National Rd. | Springfield, OH 45504
Hard-Corner Commercial Opportunity on Springfield's Premier High Traffic Corridors

Position your business at one of the most visible, most highly traveled intersections in Springfield/Clark County. 2700 W. National Rd. offers the kind of frontage and daily exposure that retailers and service users chase—a true “location, location, location” site where traffic counts and visibility do the marketing for you.

Why This Site Wins:

- Hard corner exposure on a dominant, high-traffic corridor
- Outstanding access & visibility for customers coming from multiple directions
- Prime retail/service placement surrounded by established commercial activity
- Ideal for high-frequency, convenience-driven uses where impulse stops matter

OFFERING SUMMARY

Sale Price:	\$795,000
Number of Units:	1
Lot Size:	73,505 SF
Building Size:	2,100 SF

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	11,633	29,463	54,850
Total Population	28,686	71,737	133,171
Average HH Income	\$68,026	\$68,743	\$78,690

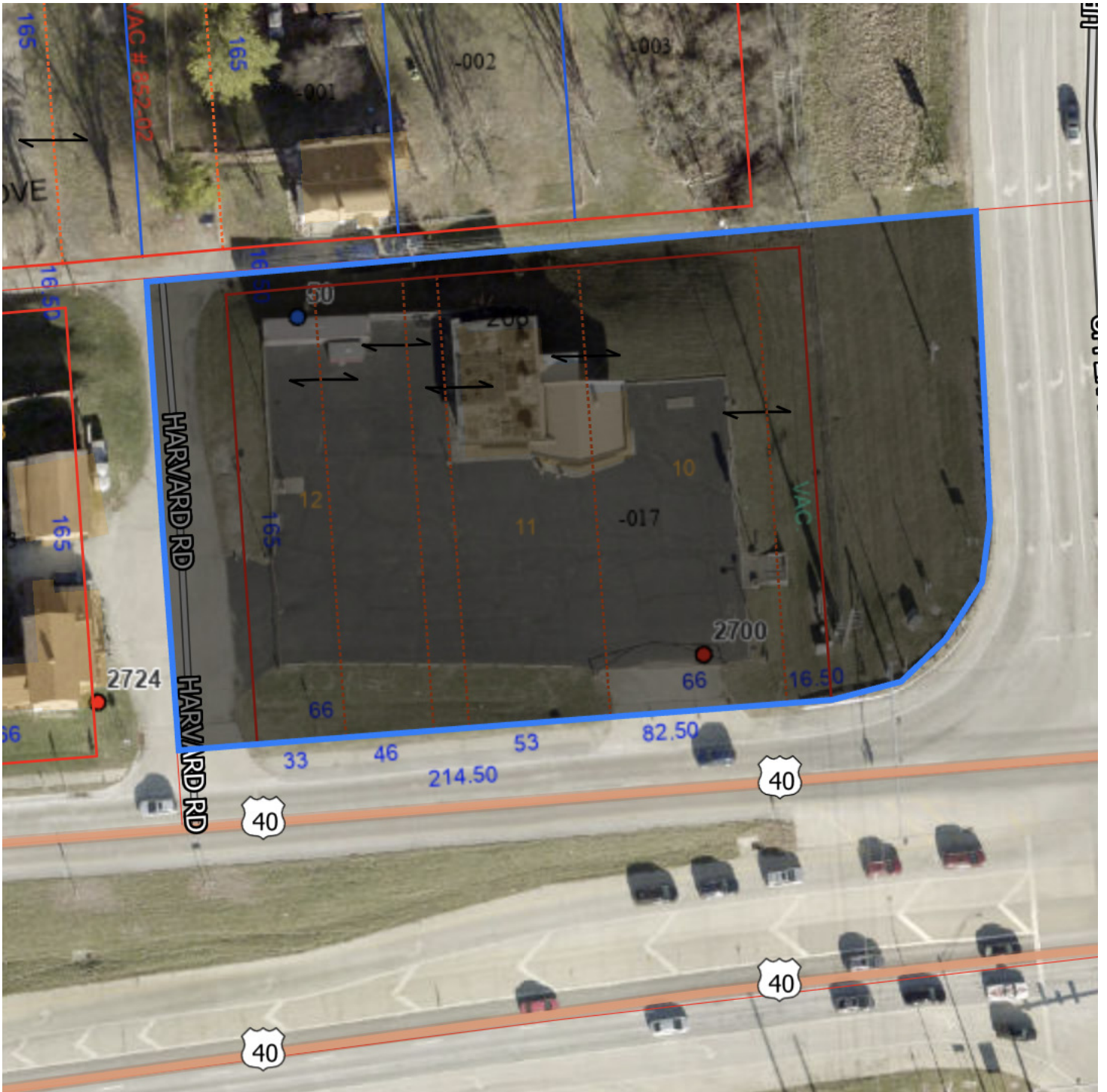
Patrick Williams
(937) 360-9952



COLDWELL BANKER
COMMERCIAL
HERITAGE

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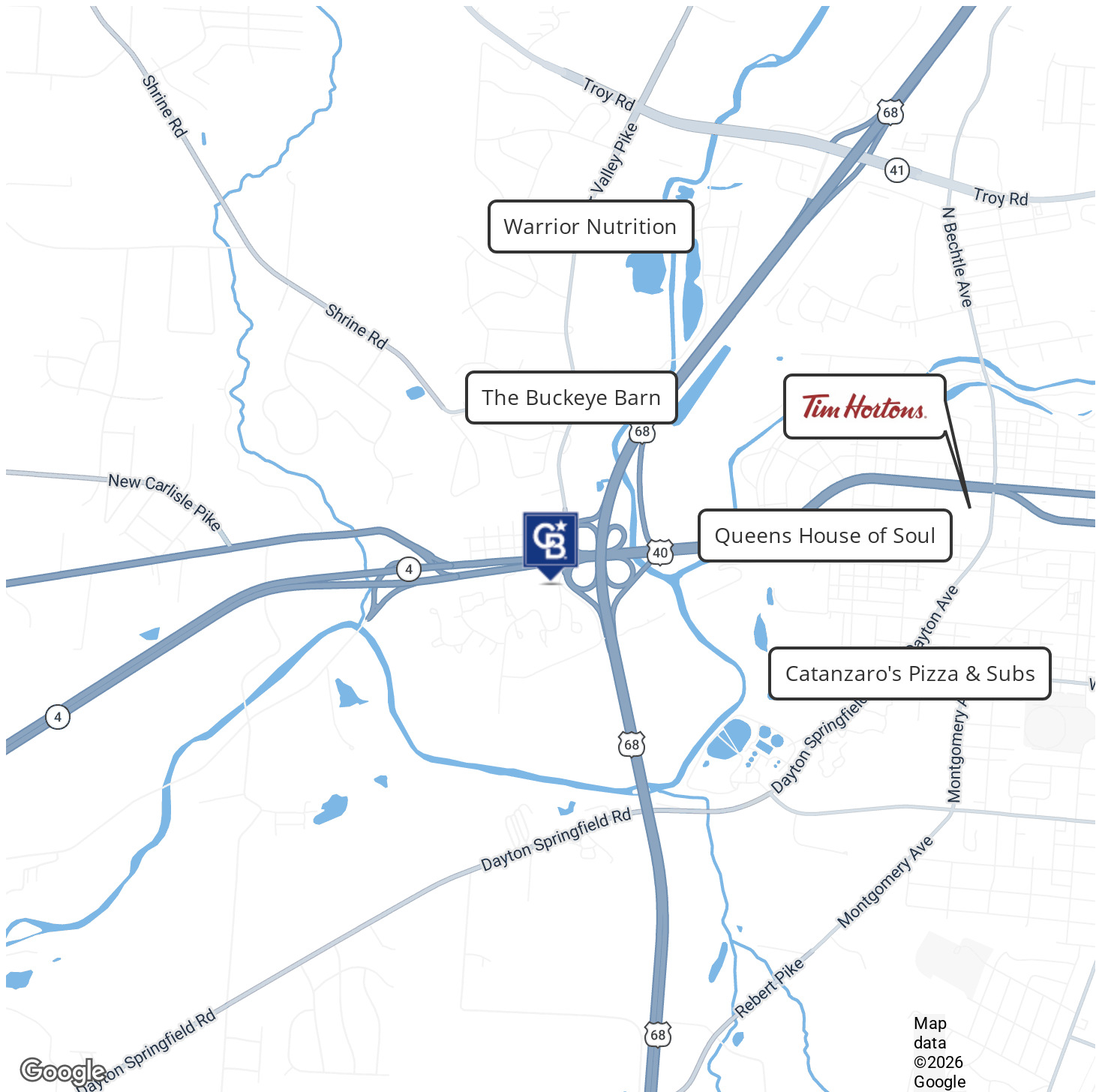
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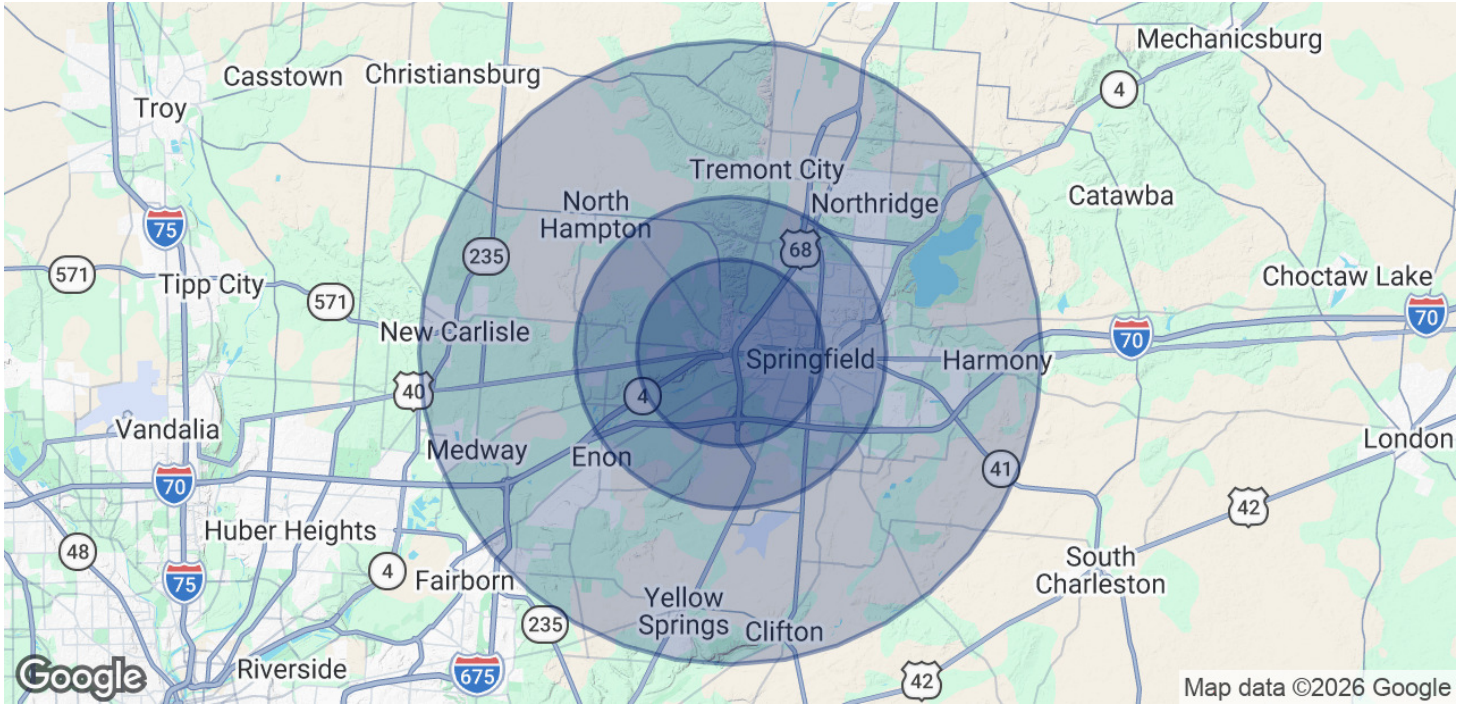
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POPULATION	3 MILES	5 MILES	10 MILES
Total Population	28,686	71,737	133,171
Average Age	40.2	39.3	41.9
Average Age (Male)	39.9	39.3	40.5
Average Age (Female)	41.7	40	43.9

HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	11,633	29,463	54,850
# of Persons per HH	2.5	2.4	2.4
Average HH Income	\$68,026	\$68,743	\$78,690
Average House Value	\$137,199	\$144,376	\$179,079

2023 American Community Survey (ACS)

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