

LOCATION

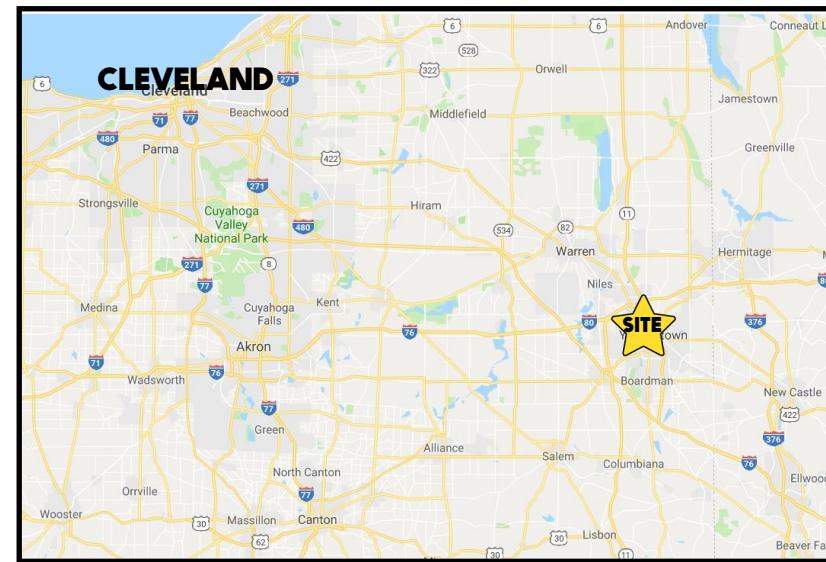
44 East Federal St, Youngstown, OH 44503



HIGHLIGHTS

- Two retail spaces totaling 2,790 SF in the newly renovated Stambaugh Building / Double Tree Hotel
- Centrally located in Downtown Youngstown
- 125 guest rooms and suites located above retail space
- Walking distance from attractions such as Covelli Centre, YSU, OH WOW!, and DeYor Performing Arts

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TRAFFIC

Federal St = 2,354 VPD

Commerce St = 3,660 VPD

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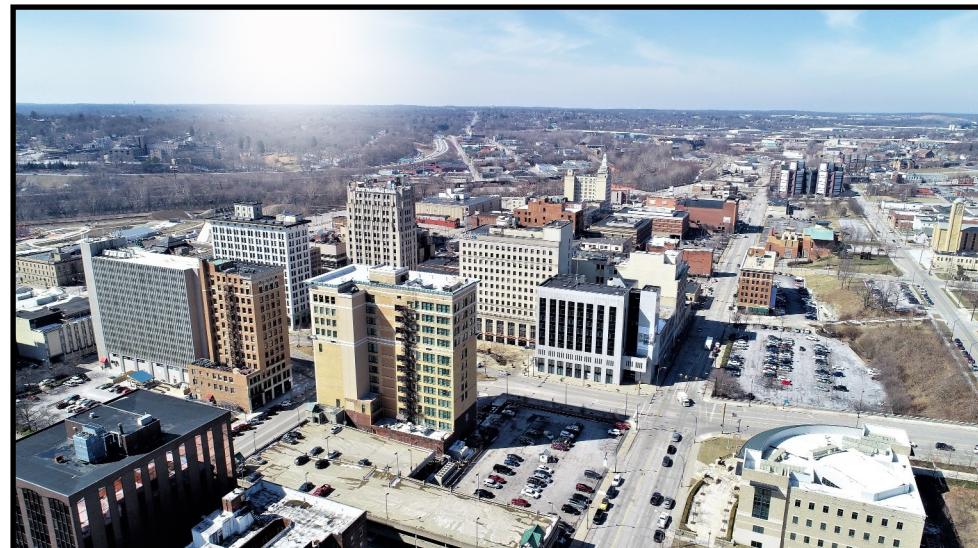
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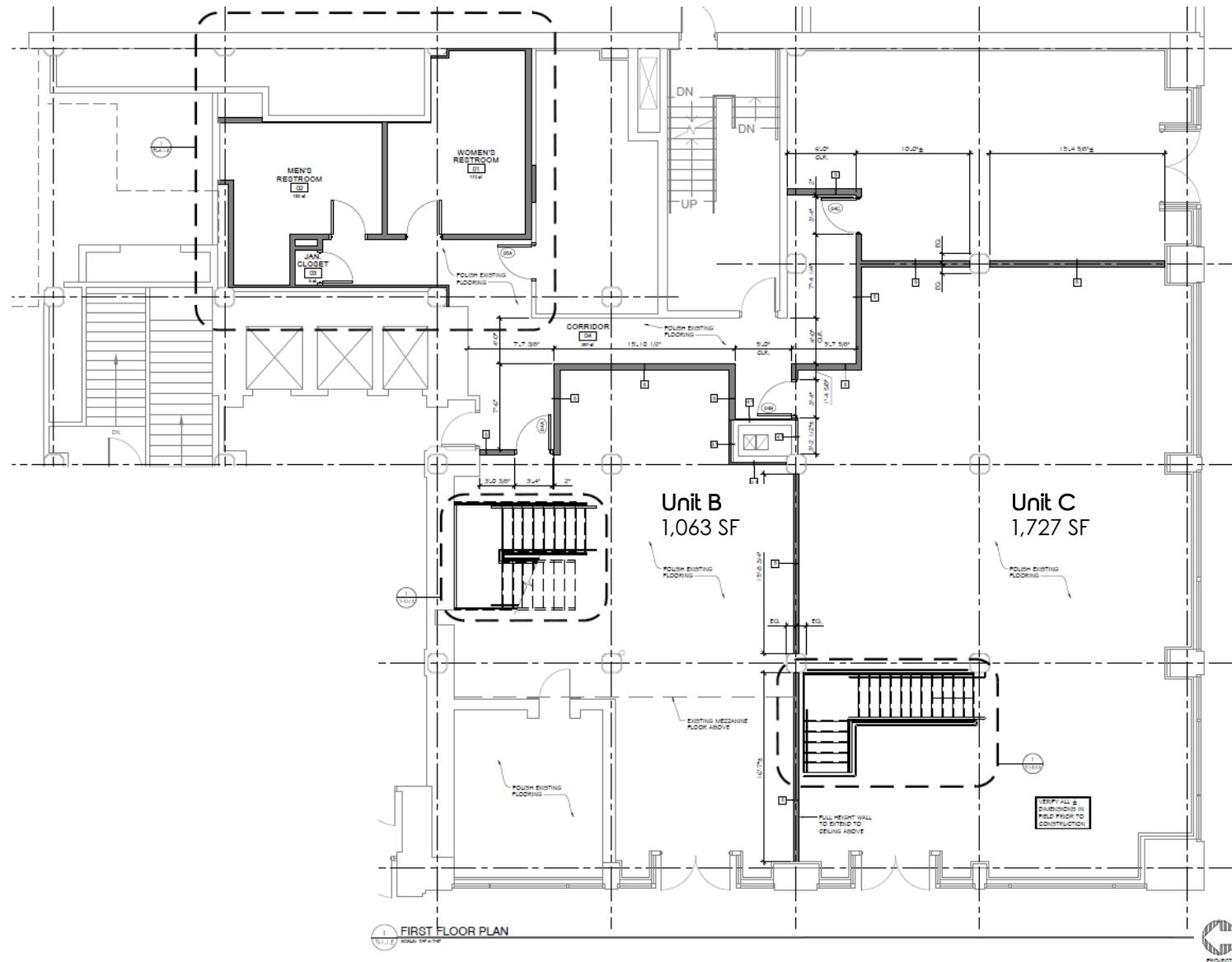
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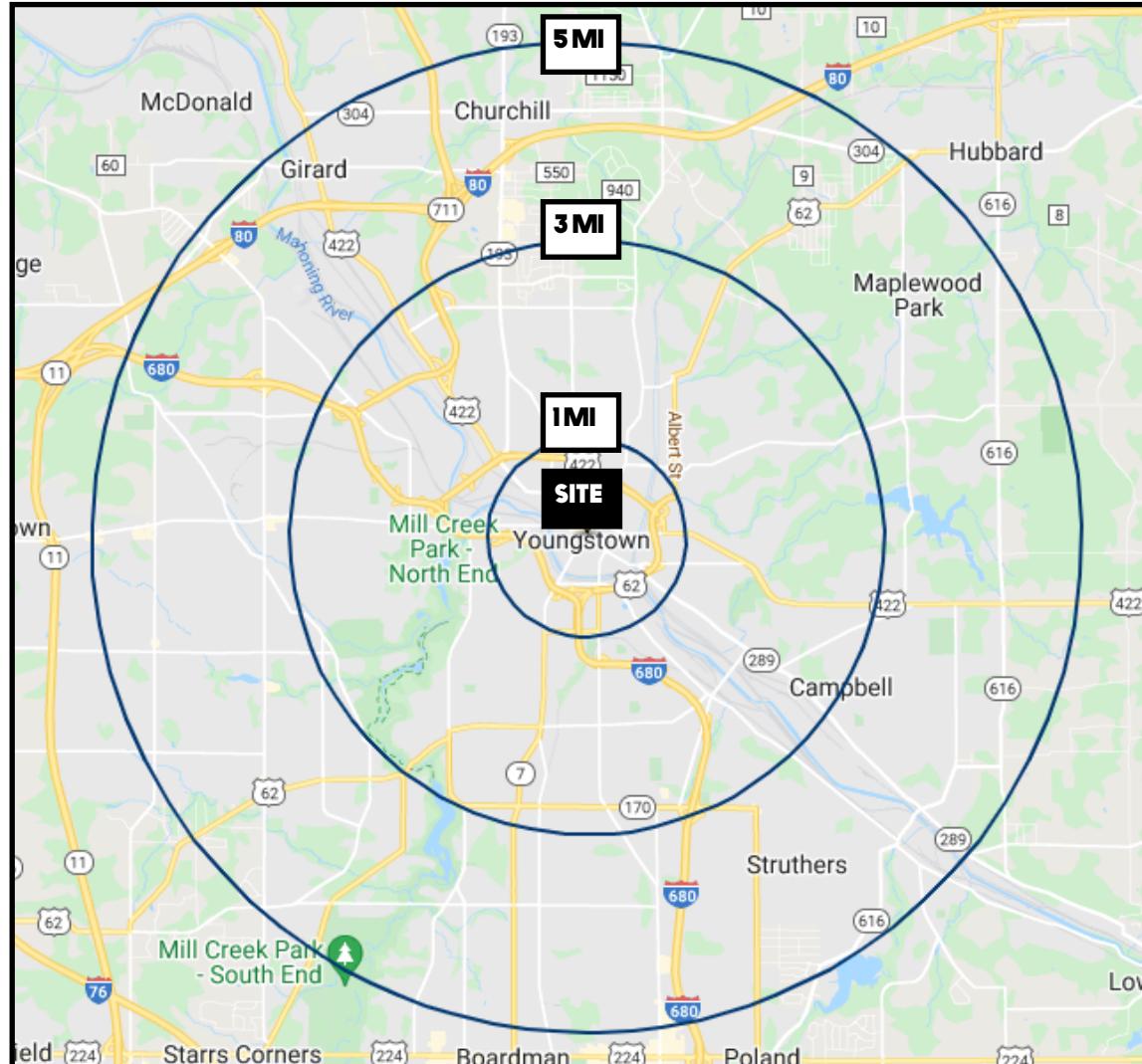
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	1 MI	3 MI	5 MI
POPULATION	3,959	56,741	140,953
HOUSEHOLDS	1,316	21,629	57,627
MEDIAN AGE	36	38	41
AVERAGE HH INCOME	\$24,735	\$39,153	\$51,598

SITE INFORMATION

LOCATION	Youngstown City Mahoning County
PROPERTY TYPE	Retail
YEAR BUILT	1906
YEAR REMODELED	2018
FLOORS	11
SIZE	First Floor Units: Suite B Suite C
RENT	\$22.00/SF NNN

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