

Harrison Avenue Retail Opportunity



10758 Harrison Avenue
Harrison, Ohio 45030

3,078 SF on 0.89 Acres
Asking \$489,000 for Sale



Sale Opportunity Highlights

3,078 square feet above grade
Built in 1960, situated on 0.89 acres
Tremendous visibility on Harrison Avenue
Well suited to be a multi-tenant property
Former veterinarian and medical office

Retail conversion opportunity
Sixteen (16) off-street parking spaces
Surrounded by neighboring retail
Move-in ready condition
Asking \$489,000 for Sale

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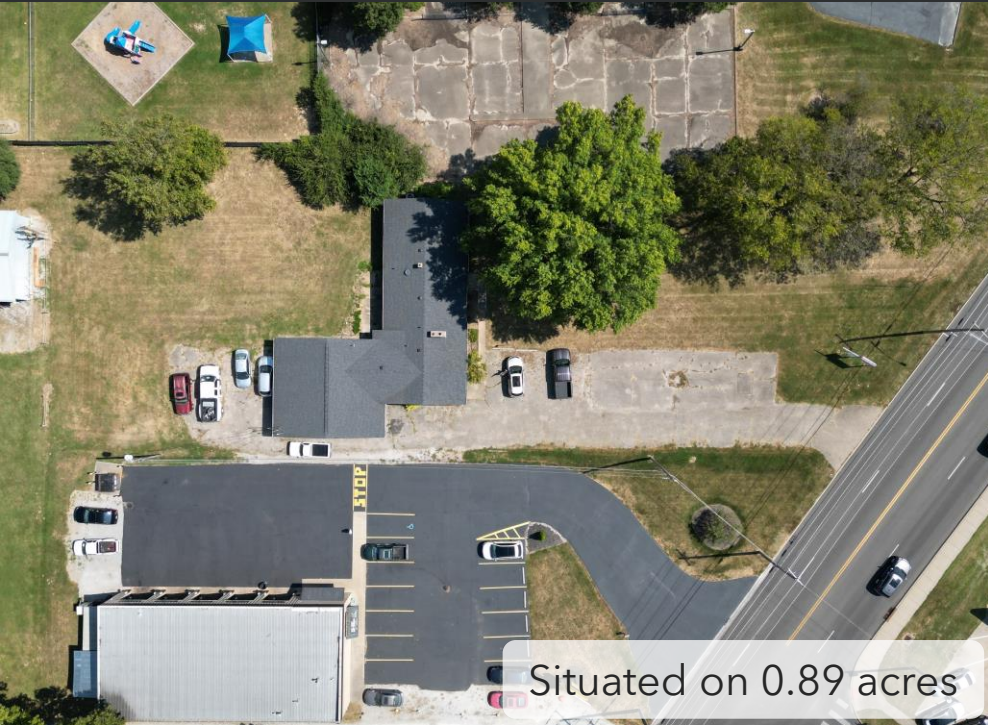


REPUBLIC
COMMERCIAL REAL ESTATE

Interior Photos



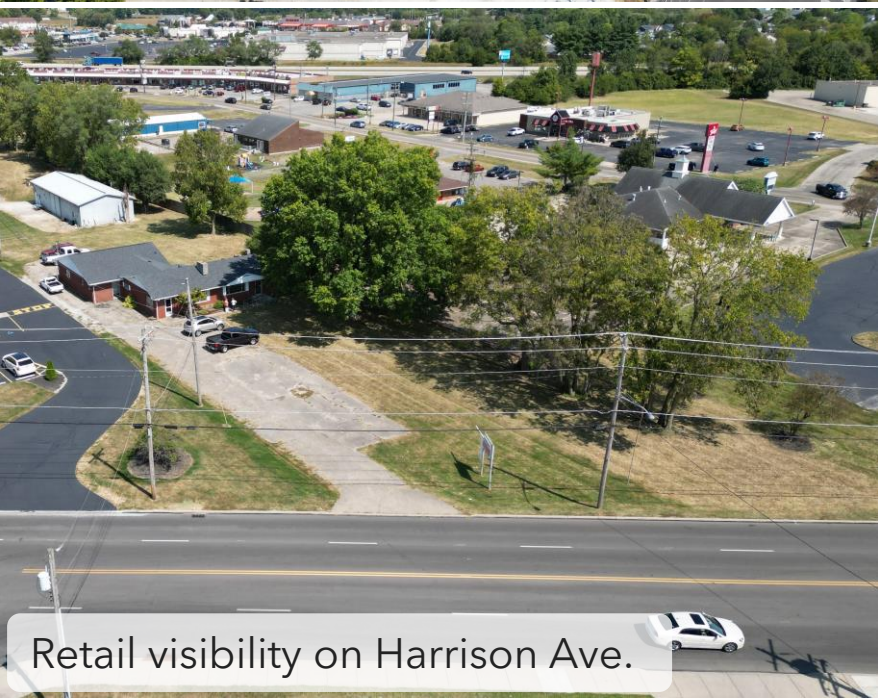
Exterior Photos



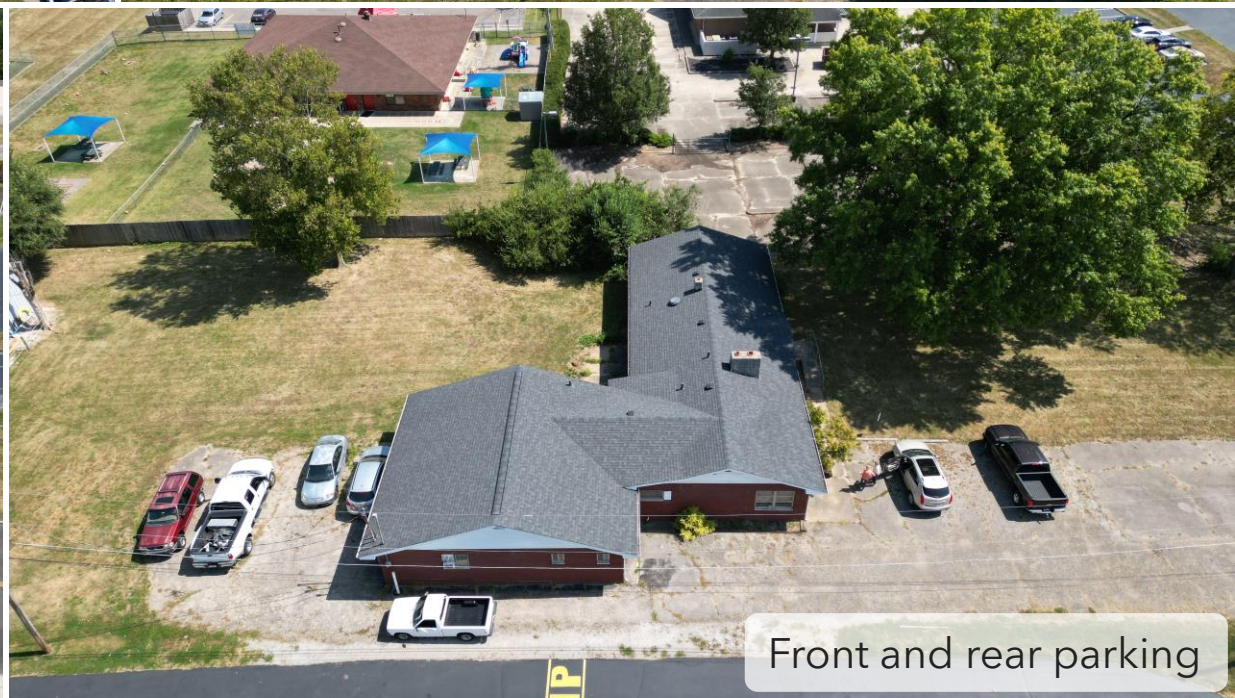
Situated on 0.89 acres



Garage access

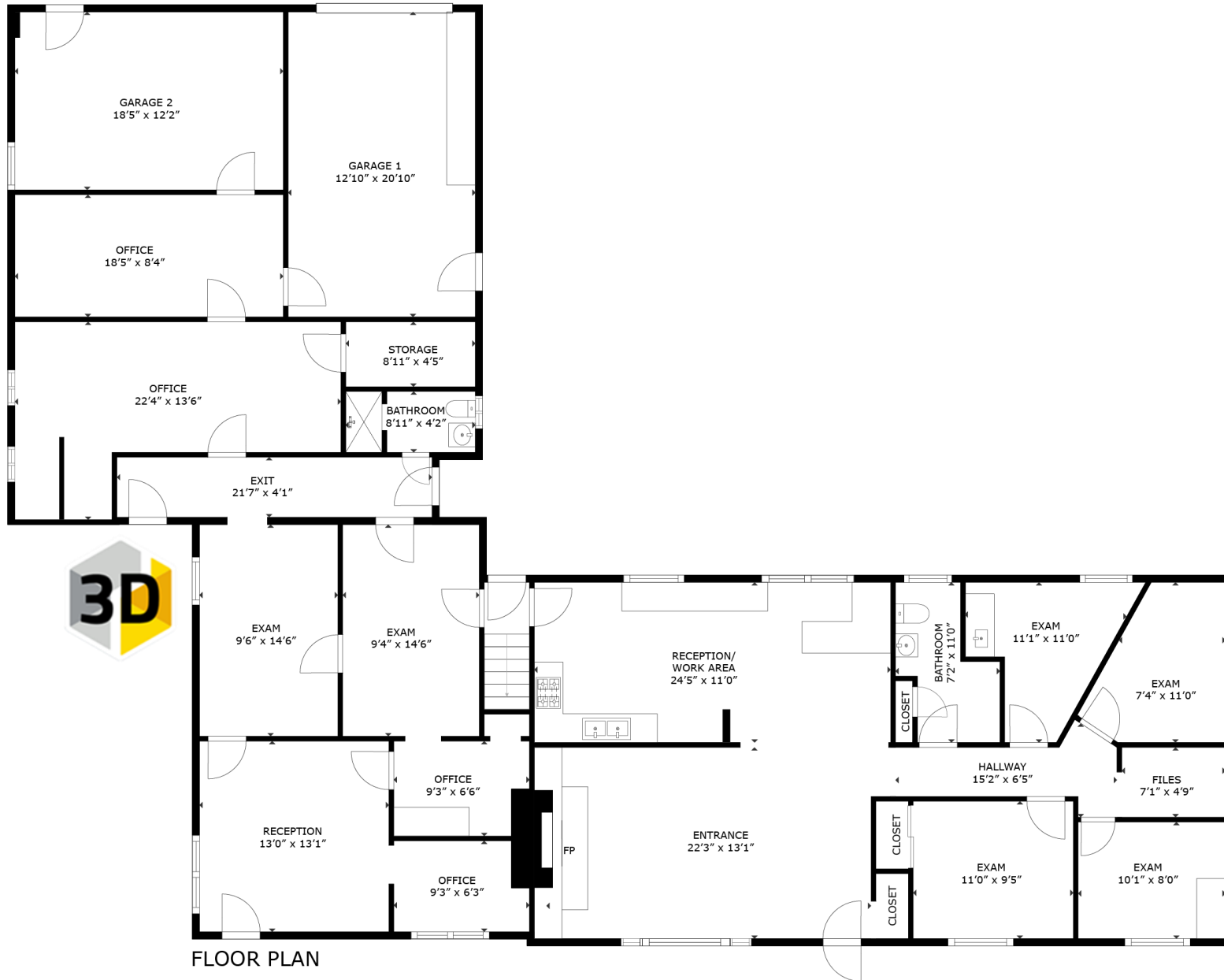


Retail visibility on Harrison Ave.



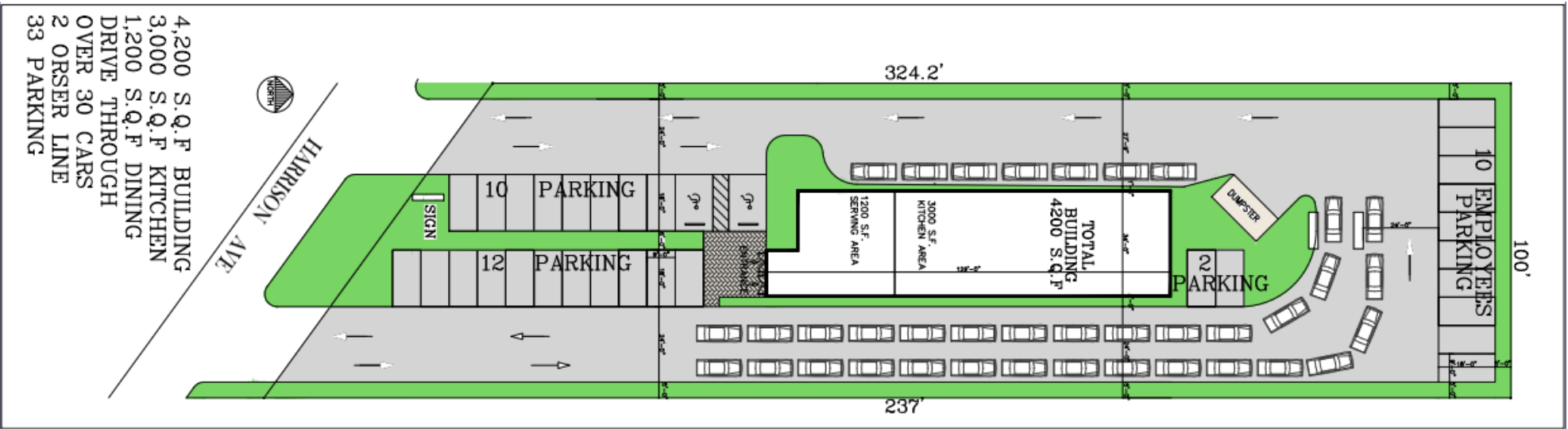
Front and rear parking

Floor Plan



3,048 SF | 1st Floor

Potential Retail Site Plan



Potential Retail Development Site Plan

Demographic Information

Location Facts & Demographics

Demographics are determined by a 10 minute drive from 10758 Harrison Ave , Harrison, OH 45030

CITY, STATE

Harrison, OH

POPULATION

21,735

AVG. HH SIZE

2.60

MEDIAN HH INCOME

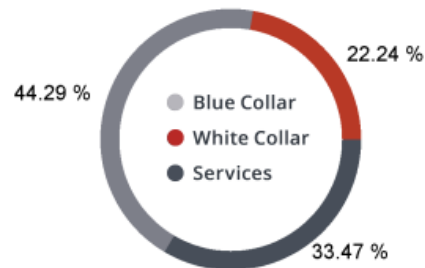
\$61,646

HOME OWNERSHIP

Renters: **2,077**

Owners: **6,336**

EMPLOYMENT



51.87 %

Employed

1.31 %

Unemployed

EDUCATION

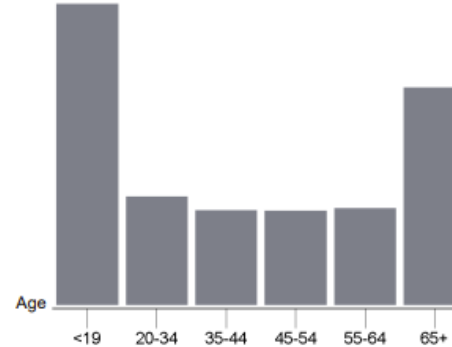
High School Grad: **40.10 %**
 Some College: **20.18 %**
 Associates: **6.65 %**
 Bachelors: **18.50 %**

GENDER & AGE

49.02 %



50.98 %

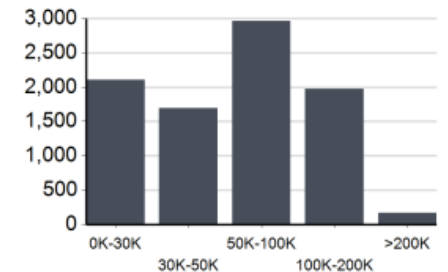


RACE & ETHNICITY

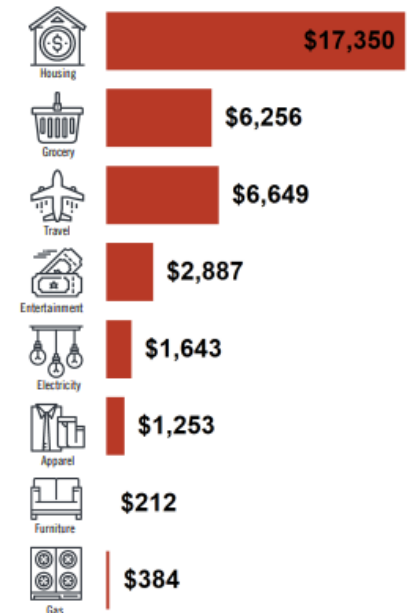
White: **98.18 %**
 Asian: **0.14 %**
 Native American: **0.00 %**
 Pacific Islanders: **0.00 %**
 African-American: **0.14 %**
 Hispanic: **0.83 %**
 Two or More Races: **0.71 %**



INCOME BY HOUSEHOLD



HH SPENDING



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Location Map

