

Redevelopment Opportunity

Former Fire Station

70 S Cleveland Massillon Road
Copley, OH 44333

Asking Price: \$295,000



Rare Opportunity

Located at the corner of S Cleveland Massillon Road and Brookwall Drive, this ±2,400 sq. ft. building is situated in the heart of the Fairlawn/Montrose Retail Trade Area. This is a highly traveled area with over 18,000 vehicles per day. The property is jointly owned by Bath and Copley Townships and is currently being used as storage. The asking price for this property is \$345,000.

Highlights Include:

- + ±2,400 Sq. Ft. on ±0.16 Acres
- + Asking price recently reduced
- + Built in 1986
- + Zoned: Commercial General Retail (C-GR)
- + Signalized Intersection
- + Surrounded by many major retailers, restaurants, and hotels

Former Fire Station

70 S Cleveland Massillon Road | Copley, OH 44333

For Sale

The Property



Former Fire Station

70 S Cleveland Massillon Road | Copley, OH 44333

For Sale

Area Overview



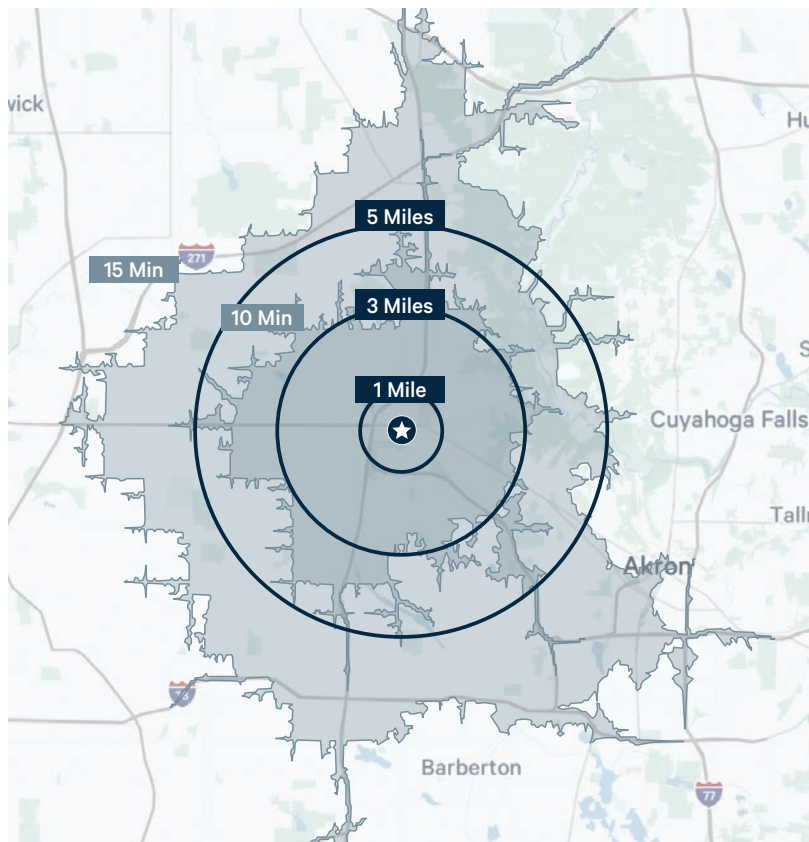
Former Fire Station

70 S Cleveland Massillon Road | Copley, OH 44333

For Sale

Demographics

2023 Estimates	1 Mile	3 Miles	5 Miles	10 Minutes	15 Minutes
Total Population	4,314	33,897	68,979	61,738	197,486
Daytime Population	14,116	44,942	73,974	73,181	238,479
Total Households	2,031	13,797	29,723	26,139	84,808
Median HH Income	\$75,992	\$101,657	\$83,657	\$82,614	\$59,352
Median Home Value	\$327,551	\$323,732	\$267,215	\$280,587	\$220,081
Median Age	56.0	46.9	46.2	46.2	41.9
Total Businesses	716	1,939	3,129	3,104	8,348



Contact Us

Thomas Flynn

Senior Vice President
+1 330 670 4409
thomas.flynn@cbre.com

Brendan Wasilko

Associate
+1 330 670 4420
brendan.wasilko@cbre.com

CBRE, Inc. | Akron

3421 Ridgewood Road, Suite 150
Akron, OH 44333
+1 330 670 4444
Licensed Real Estate Broker

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. Modified: April 2024