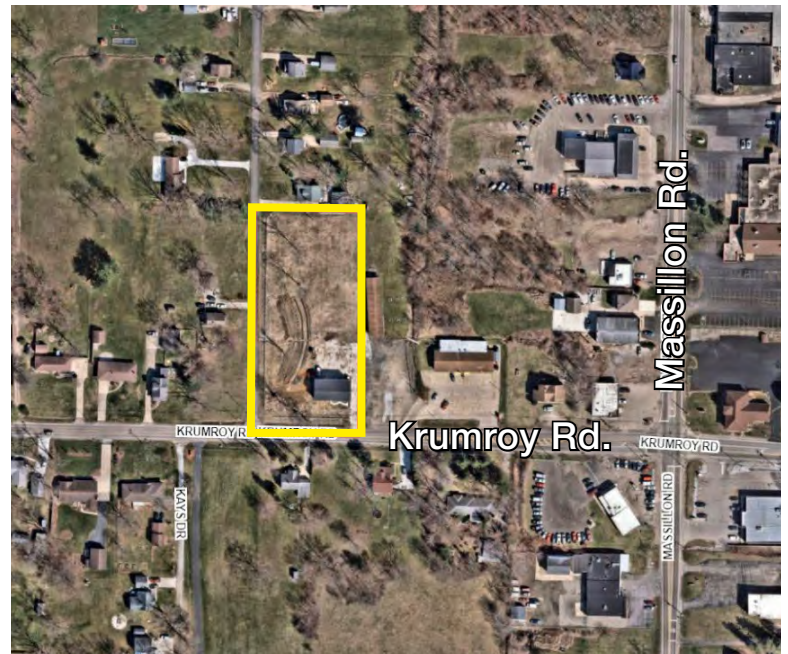


NEW! LARGE GARAGE WITH 2ND FLOOR OFFICE

1627 Krumroy Rd.
Akron, OH 44306

Property Features

- Total Building Size: 4,600 SF
- Lower Level Garage: 36' x 64'
- Second Floor Office: 2,300 SF
- OH Doors: (2) 9 x 10 and (2) 10 x 10
- Land: 1.9 acres
- New Construction! Built in 2023
- Electric: 200-amp
- Parcel: 5103945
- Sale Price: \$595,000



David Whyte

330 352 7746

dwhyte@naipvc.com

Karen Whyte

330 351 1757

kwhyte@naipvc.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

540 White Pond Drive, Suite A

Akron, Ohio, 44320

+1 330 535 2661

naipvc.com

1627 Krumroy Rd.
Akron, OH 44306

FOR SALE



David Whyte
330 352 7746
dwhyte@naipvc.com

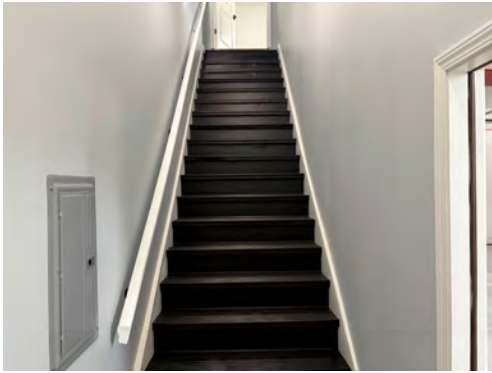
Karen Whyte
330 351 1757
kwhyte@naipvc.com

NAIPleasant Valley
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

540 White Pond Drive, Suite A
Akron, Ohio, 44320
+1 330 535 2661
naipvc.com

1627 Krumroy Rd.
Akron, OH 44306

FOR SALE



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------------|--------|---------|---------|
| Population: | | | |
| Households: | | | |
| Median Age: | | | |
| Average HH Income: | | | |

David Whyte

330 352 7746

dwhyte@naipvc.com

Karen Whyte

330 351 1757

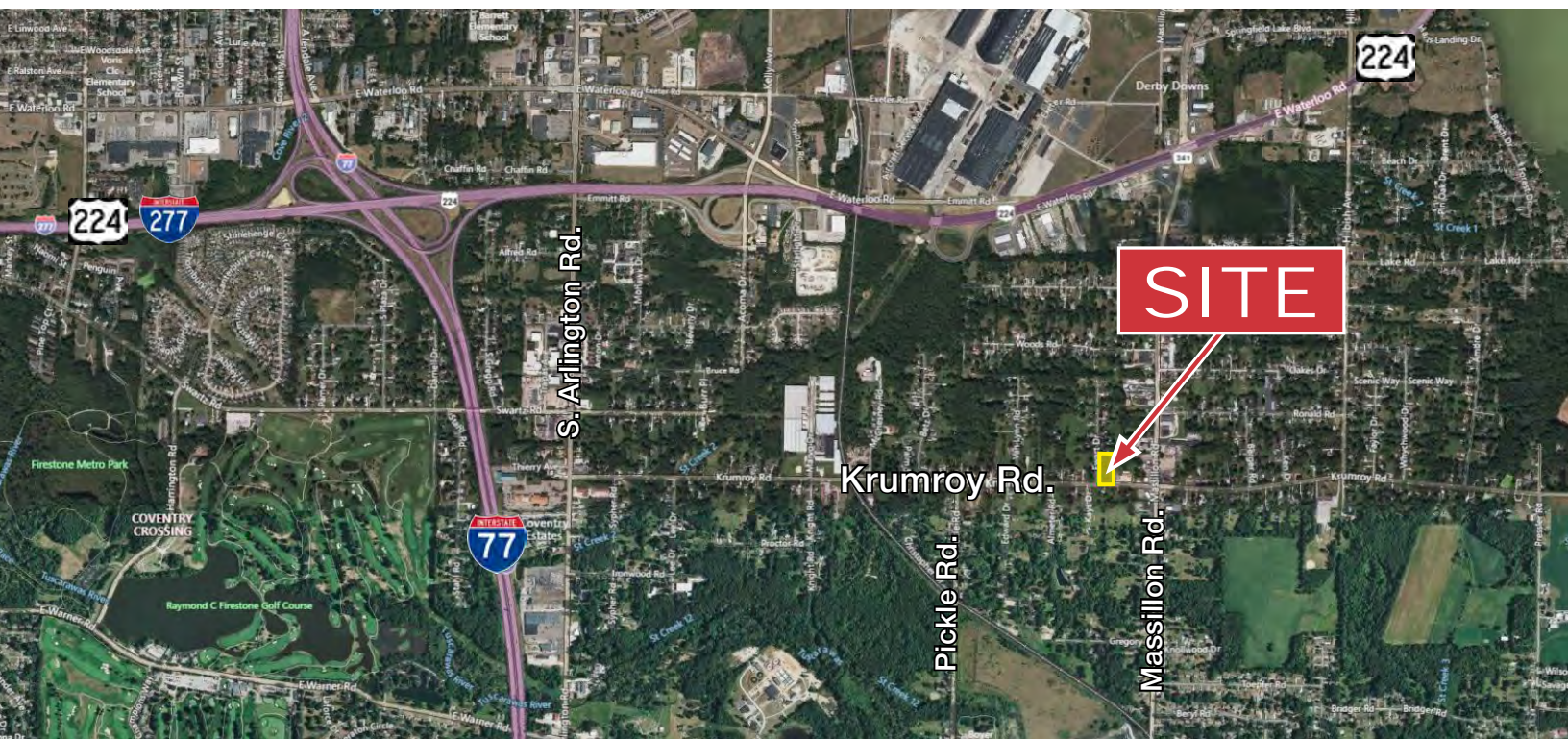
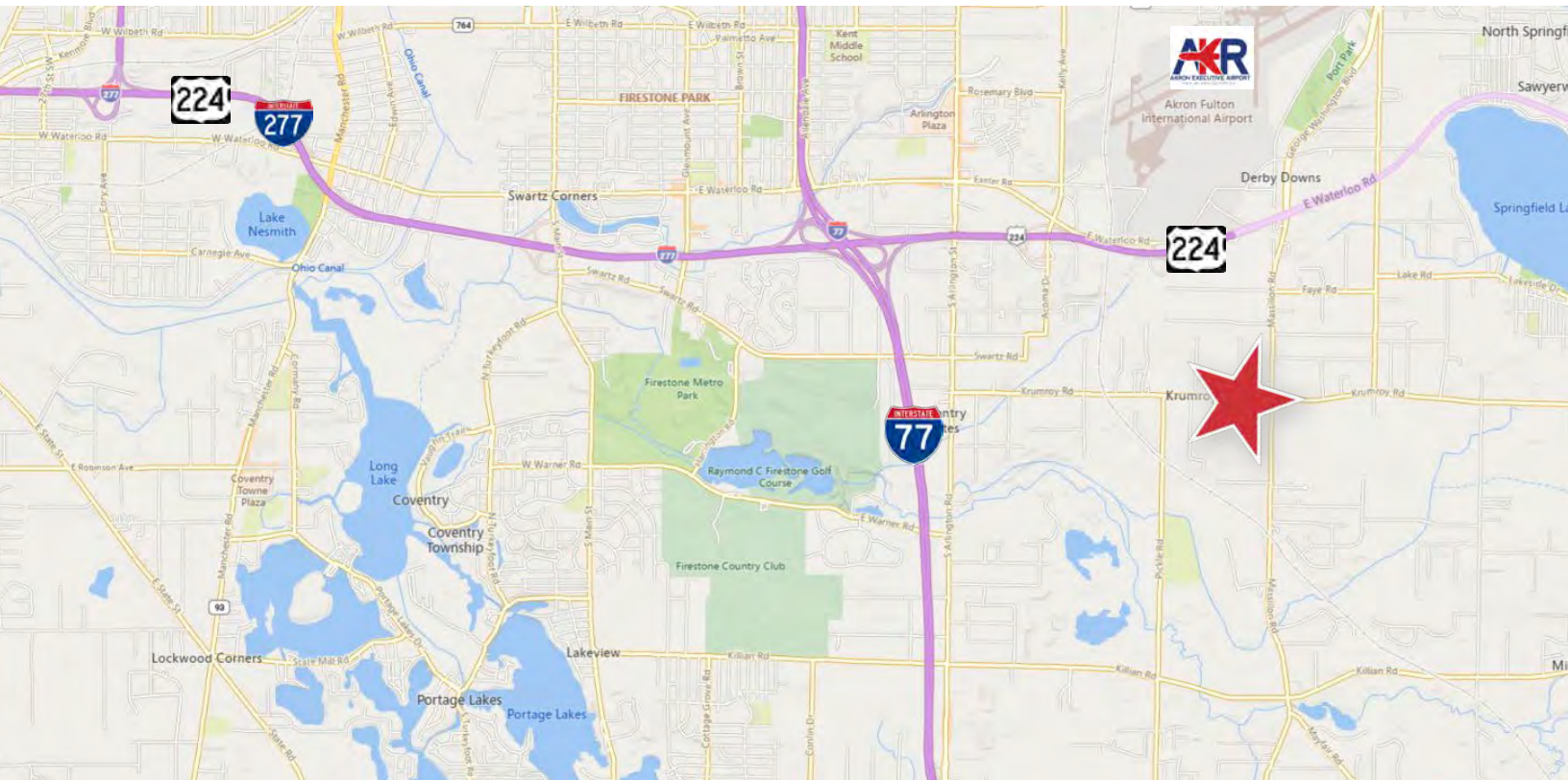
kwhyte@naipvc.com

NAIPleasant Valley
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

540 White Pond Drive, Suite A
Akron, Ohio, 44320
+1 330 535 2661
naipvc.com

1627 Krumroy Rd.
Akron, OH 44306

FOR SALE



1627 Krumroy Rd.

Akron, OH 44306

FOR SALE

1 mile

3 miles

5 miles

KEY FACTS

3,060

Population



2.3

Average Household Size

42.5

Median Age

\$68,470

Median Household Income

EDUCATION

6.3%

No High School Diploma



43.7%
High School Graduate



28.3%
Some College/
Associate's Degree



21.8%
Bachelor's/Grad/
Prof Degree

BUSINESS



119

Total Businesses



1,901

Total Employees

EMPLOYMENT



53.0%

White Collar



35.0%

Blue Collar



12.1%

Services



11.3%

Unemployment Rate

INCOME



\$68,470

Median Household Income



\$36,466

Per Capita Income



\$195,587

Median Net Worth

KEY FACTS

44,464

Population



2.2

Average Household Size

41.5

Median Age

\$60,472

Median Household Income

EDUCATION

7.9%

No High School Diploma



40.9%
High School Graduate



29.6%
Some College/
Associate's Degree



21.6%
Bachelor's/Grad/
Prof Degree

BUSINESS



1,418

Total Businesses



21,711

Total Employees

EMPLOYMENT



56.5%

White Collar



25.1%

Blue Collar



18.4%

Services



6.1%

Unemployment Rate

INCOME



\$60,472

Median Household Income



\$35,746

Per Capita Income



\$159,586

Median Net Worth

KEY FACTS

139,915

Population



2.3

Average Household Size

39.9

Median Age

\$58,897

Median Household Income

EDUCATION

8.2%

No High School Diploma



36.6%
High School Graduate



31.0%
Some College/
Associate's Degree



24.2%
Bachelor's/Grad/
Prof Degree

BUSINESS



4,474

Total Businesses



70,478

Total Employees

EMPLOYMENT



55.9%

White Collar



24.9%

Blue Collar



19.2%

Services



6.1%

Unemployment Rate

INCOME



\$58,897

Median Household Income



\$34,656

Per Capita Income



\$147,662

Median Net Worth

2025 Households by income (Esri)

The largest group: \$100,000 - \$149,999 (20.8%)

The smallest group: \$15,000 - \$24,999 (4.0%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|--|
| <\$15,000 | 13.7% | +5.5% | |
| \$15,000 - \$24,999 | 4.0% | -2.6% | |
| \$25,000 - \$34,999 | 6.7% | -1.7% | |
| \$35,000 - \$49,999 | 10.1% | -1.0% | |
| \$50,000 - \$74,999 | 19.8% | +2.7% | |
| \$75,000 - \$99,999 | 11.1% | +0.3% | |
| \$100,000 - \$149,999 | 20.8% | +3.9% | |
| \$150,000 - \$199,999 | 6.3% | -2.3% | |
| \$200,000+ | 7.4% | -4.9% | |

Bars show deviation from Summit County

2025 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (20.3%)

The smallest group: \$150,000 - \$199,999 (5.9%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|--|
| <\$15,000 | 9.6% | +1.4% | |
| \$15,000 - \$24,999 | 7.9% | +1.3% | |
| \$25,000 - \$34,999 | 8.9% | +0.5% | |
| \$35,000 - \$49,999 | 14.4% | +3.3% | |
| \$50,000 - \$74,999 | 20.3% | +3.2% | |
| \$75,000 - \$99,999 | 11.1% | +0.3% | |
| \$100,000 - \$149,999 | 15.9% | -1.0% | |
| \$150,000 - \$199,999 | 5.9% | -2.7% | |
| \$200,000+ | 6.0% | -6.3% | |

Bars show deviation from Summit County

2025 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (19.8%)

The smallest group: \$200,000+ (5.7%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|--|
| <\$15,000 | 9.6% | +1.4% | |
| \$15,000 - \$24,999 | 8.6% | +2.0% | |
| \$25,000 - \$34,999 | 10.0% | +1.6% | |
| \$35,000 - \$49,999 | 13.5% | +2.4% | |
| \$50,000 - \$74,999 | 19.8% | +2.7% | |
| \$75,000 - \$99,999 | 11.3% | +0.5% | |
| \$100,000 - \$149,999 | 15.4% | -1.5% | |
| \$150,000 - \$199,999 | 6.0% | -2.6% | |
| \$200,000+ | 5.7% | -6.6% | |

Bars show deviation from Summit County

1627 Krumroy Rd.
Akron, OH 44306

FOR SALE

Property Details

| | |
|-----------------|------------------------------------|
| TOTAL SPACE: | 4,600 SF |
| GARAGE SPACE: | 2,300 SF (36' x 64' lower level) |
| OFFICE SPACE: | 2,300 SF (second floor) |
| BUILDING TYPE: | Freestanding |
| DRIVE-IN DOORS: | (4) (2) 9' x 10' and (2) 10' x 10' |
| YEAR BUILT: | 2023-24 |
| LAND AREA: | 1.9 Acres |
| PARCEL: | 5103945 |
| PARKING: | Large Gravel Lot |
| ZONING: | Commercial |

Pricing Details

| | |
|-------------|-------------|
| SALE PRICE: | \$595,000 |
| TAXES: | \$795.80/yr |

David Whyte

330 352 7746

dwhyte@naipvc.com

Karen Whyte

330 351 1757

kwhyte@naipvc.com

NAIPleasant Valley
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

540 White Pond Drive, Suite A
Akron, Ohio, 44320
+1 330 535 2661
naipvc.com