



Available For Sale
+/- 30 Acre Site



Moore Rd

+/- 30 ACRE INDUSTRIAL LAND SITE
IN A RAPIDLY GROWING AREA
Moore Road | Avon, Ohio

Sale Price:
\$2,800,020
(\$93,334/ACRE)

NEWMARK

Terry **COYNE**.com

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LAND SITE

HIGHLIGHTS



Parcel
04-000-090-00-072



Size
29.780 acres



Zoning
M-1 General Industrial



Utilities
All utilities to site



Highway Proximity
Close to I-90 and State Route 2



Excellent Location

- **One of Ohio's fastest growing communities**
- **Pro-business community that provides economic incentive programs, exceptional educational and recreational resources, a robust economic environment and a dynamic workforce**

LAND **SURVEY**



INDUSTRY AERIAL



CLEVELAND HERMETIC & SUPPLY

FREEMAN
FREEMAN Manufacturing & Supply Company

+/- 30 Acre Site
Avon, Ohio

COMPREHENSIVE
RECYCLED SERVICE

WTD
WESTLAKE TOOL & DIE

DETROIT CHASSIS LLC
ALL PRO
WHEEL & TIRE SERVICE

polycase

24 Lite Gauge Metals

Rexel
NCF
NORTHCOAST FLOORING

polycase

ACE Lighting
FriendsOffice

AJ ROSE

Technifab

Jet Signs

ExtraSpace
Storage

S
SYLVESTER
AUTO TIRE

Moore Rd

North Coast
Eye Care
Your Vision. Our Mission

AVON
BOOT SHOP

International
STAY
AMERICA
select cities

Chester Rd

FAIRFIELD
INN & SUITES
Marriott

ABC
Equipment Sales & Rent

NAPA
Auto Parts

the Great
Escape

90 2

McDonald's

FIESTA
HABANEROS
restaurant, bar & marketplace

COLLISION REPAIR TEAM

















Colorado Ave

611

BJ's

MILLER'S
PIN & GRILL

EMPLOYMENT OVERVIEW

KEY FACTS	EDUCATION	INCOME	EMPLOYMENT	
 <p>604,683 Population</p>	 <p>23.8% High School Diploma</p>	 <p>\$72,392 Median Household Income</p>	 <p>64.5% White Collar</p>	 <p>15.6% Services</p>
 <p>42.2 Median Age</p>	 <p>27.8% Some College</p>	 <p>\$44,402 Per Capita Income</p>	 <p>19.9% Blue Collar</p>	 <p>3.2% Unemployment Rate</p>
 <p>260,382 Households</p>	 <p>37.6% Bachelors/ Graduate/ Professional Degree</p>	COMMUTERS	BUSINESS	
 <p>\$60,213 Media Disposable Income</p>		 <p>13.8% Spend 7+ hours commuting to and from work per week</p>	 <p>19,899 Total Businesses</p>	 <p>279,894 Total Employees</p>

LOCATION MAP



REGIONAL MAP



Avon, Ohio is a strategic location in the northeastern part of the state, providing distinct regional advantages both within Ohio and relative to its neighboring states. Accessibility is a key strength, with Interstate 90 and other major routes allowing quick connections not only across Ohio but also to cities in Pennsylvania, Michigan, and Indiana. This makes Avon appealing to businesses seeking regional distribution options and professionals who value mobility throughout the Midwest. Avon's robust economic development and expanding business infrastructure attracts investors from the broader region, solidifying its reputation as a desirable hub for commercial growth.

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AVON, OHIO MARKET OVERVIEW

Avon, Ohio has experienced robust growth in its commercial real estate market, making it an attractive destination for established and new businesses. The city is known for its well-maintained neighborhoods, a mix of newer developments and established homes, and a strong pro-business community. Property values have continually appreciated, fueled by excellent schools, convenient access to major highways, and a host of amenities. In addition, Avon boasts a thriving business environment, featuring a range of shopping centers such as the Avon Commons, commercial industries, national retailers, local boutiques, medical facilities and dining options. The combination of a supportive business climate and a high quality of life has made Avon a sought-after location for all businesses.

CONTACT



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