



AVAILABLE FOR LEASE | RETAIL

6639 AIRPORT HIGHWAY | HOLLAND, OH 43528

13,500 SF RETAIL PROPERTY

rkgcommercial.com

Reichle | Klein Group
Commercial Property Brokers, Managers & Investment Advisors

RK



Contact us for additional information!
rkgcommercial.com

6639 AIRPORT HIGHWAY

Offering Summary

Lease Rate: **Available SF: \$19.00 SF/yr 13,500 SF (NNN)**

Building Size: **13,500 SF** Year Built: **2018**

Lot Size: **2.29 Acres** Lease Term: **Negotiable**

Property Overview

- Building constructed in 2018
- Thriving location on Airport Highway with 30,000+ vehicles per day and proximity to I-475 with 75,000+ daily traffic counts
- Ample parking with 350± spaces and a signalized intersection for easy access
- Spacious interior featuring 19'4" to joist in the backroom, 23' to deck, and a 67'2" wide building layout
- Modern amenities including two restrooms, a break room, and two changing rooms
- Varied retail ecosystem with nearby anchors like Sam's Club, Walmart, Target, Kroger, TJ Maxx, HomeGoods, Michael's, Ashley Furniture, DSW, Dick's Sporting Goods, Value City Furniture, Furniture Row, and La-Z-Boy





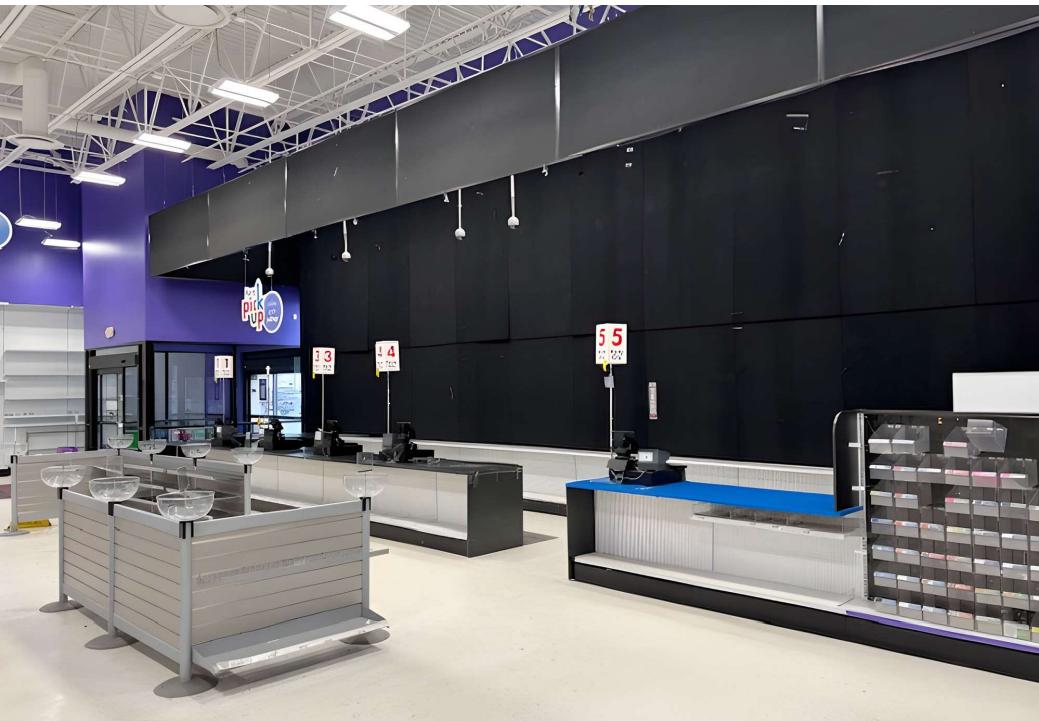
6639 AIRPORT HIGHWAY

Property Details

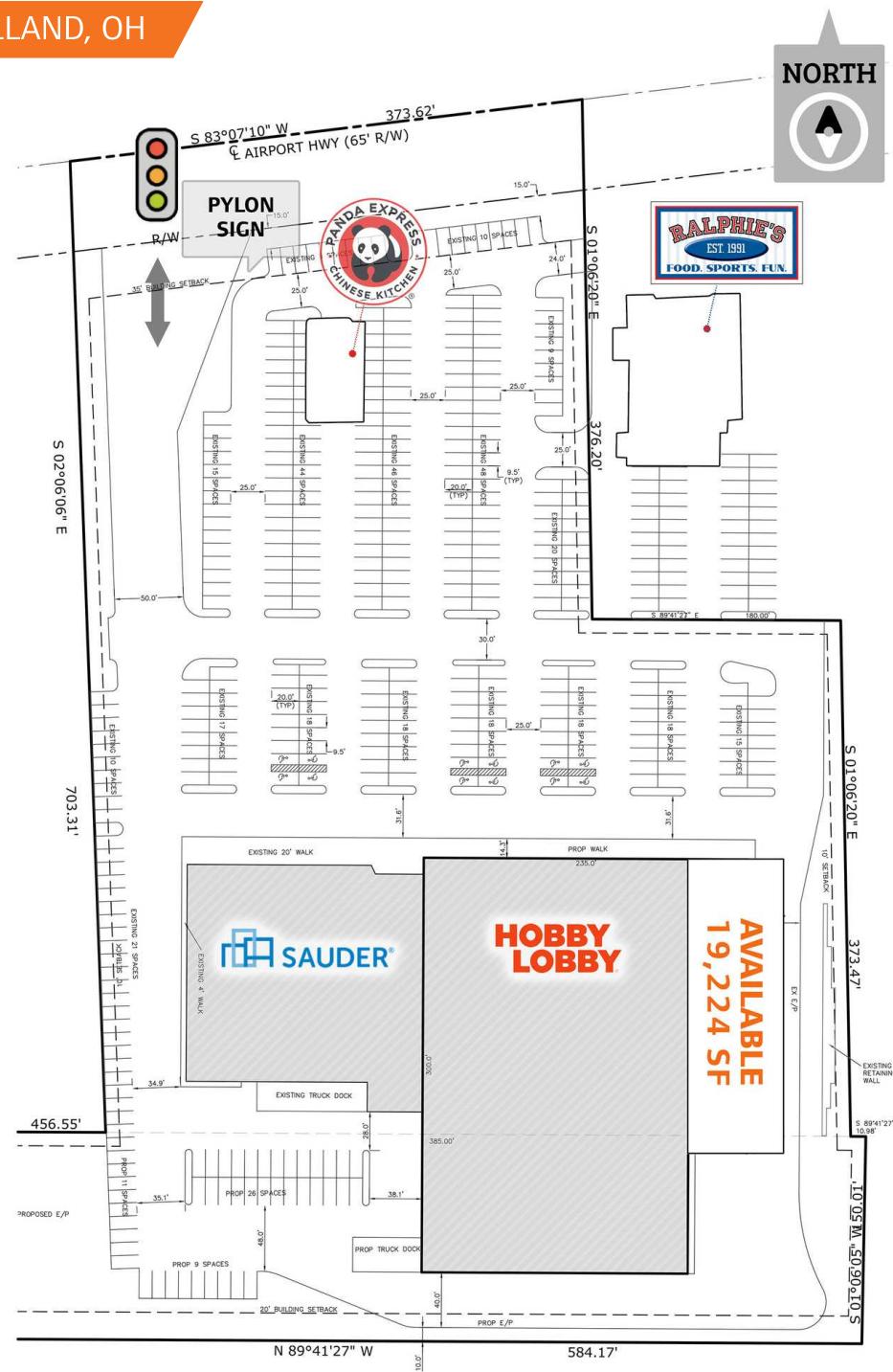
Number Of Floors 1	Tenancy Single	Property Type Retail	Exterior Signage Pylon and building
Delivery Area Rear	Acreage 2.29 Acres	Annual Real Estate Taxes/Annual Real Estate Taxes Per SF \$59,486.40 / \$4.41	Parcel Nos. 65-94849
# Parking Spaces 350±	Cross Streets Mall Drive	Nearest Highway I-475/US-23	Utilities Power: Toledo Edison Fuel: Columbia Gas Water: City

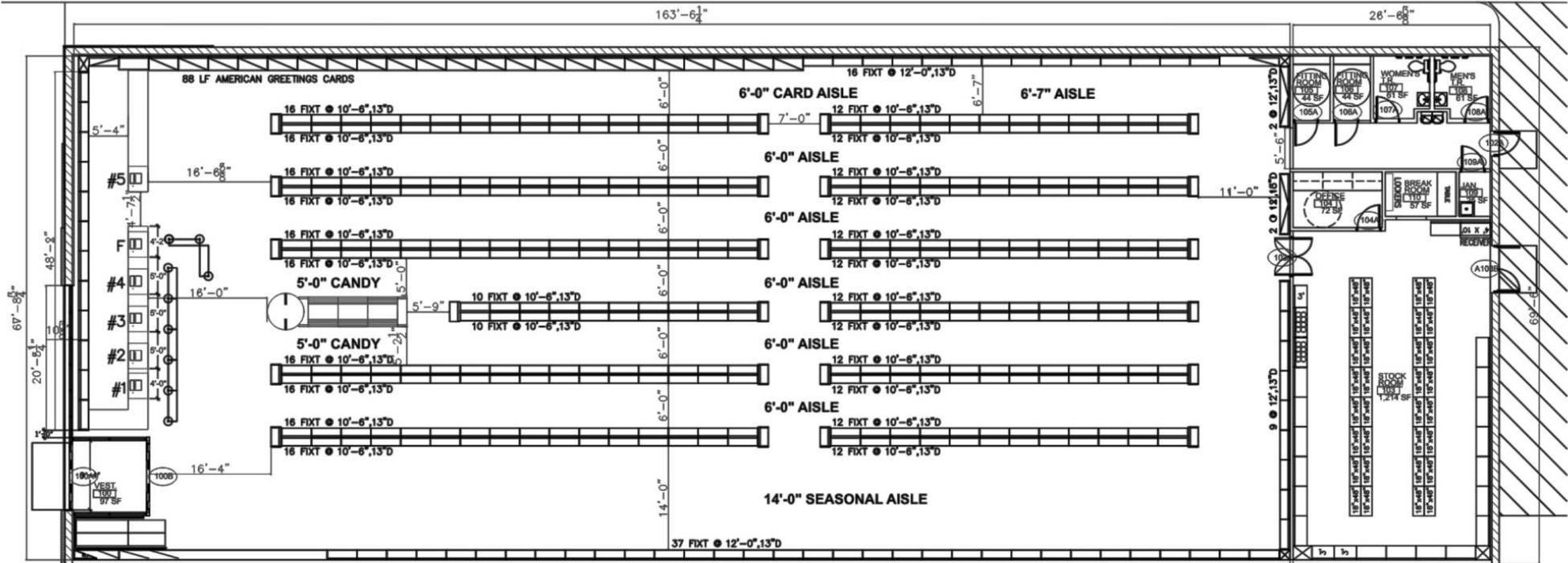


6639 AIRPORT HIGHWAY | HOLLAND, OH



6639 AIRPORT HIGHWAY | HOLLAND, OH

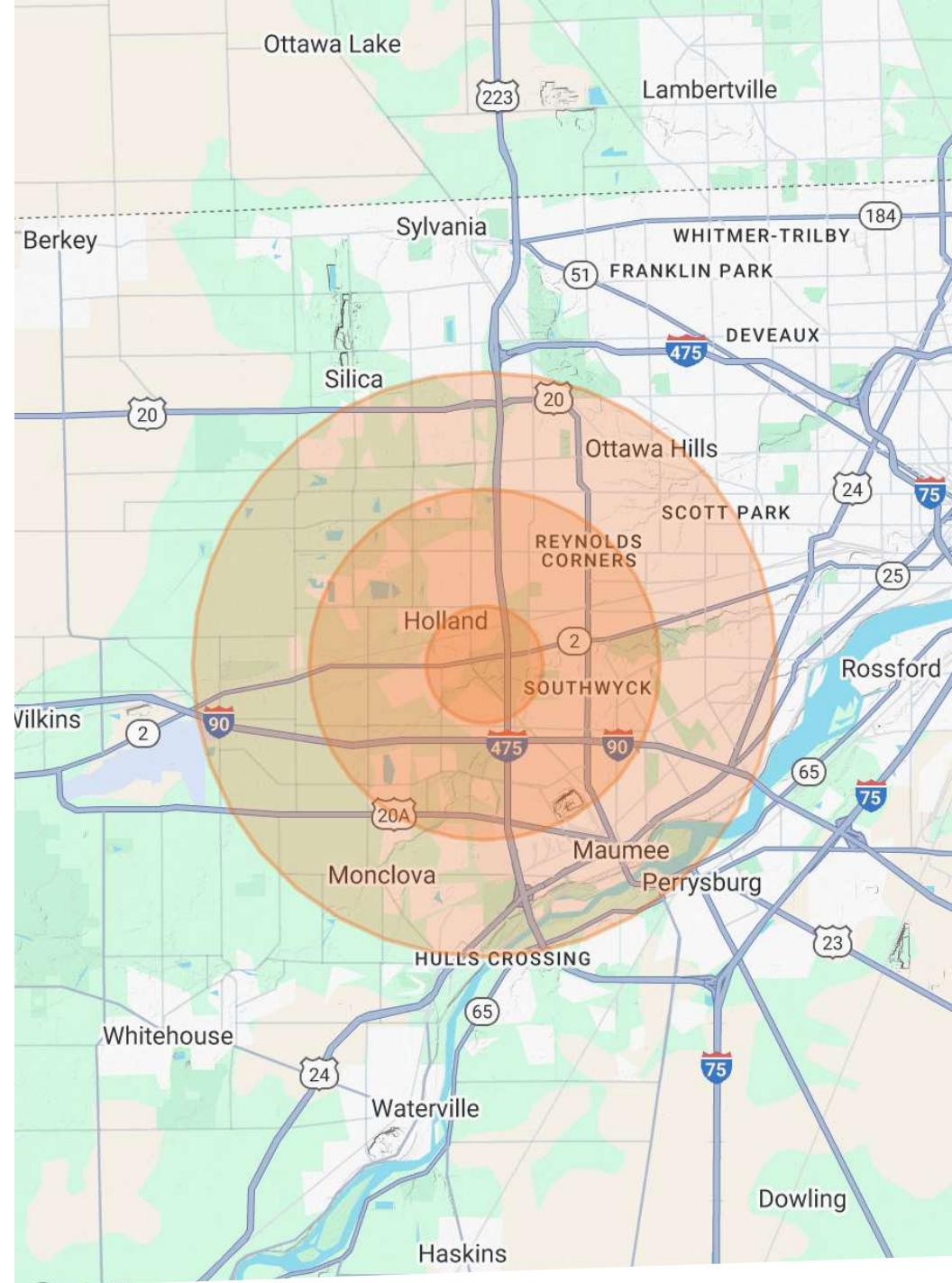


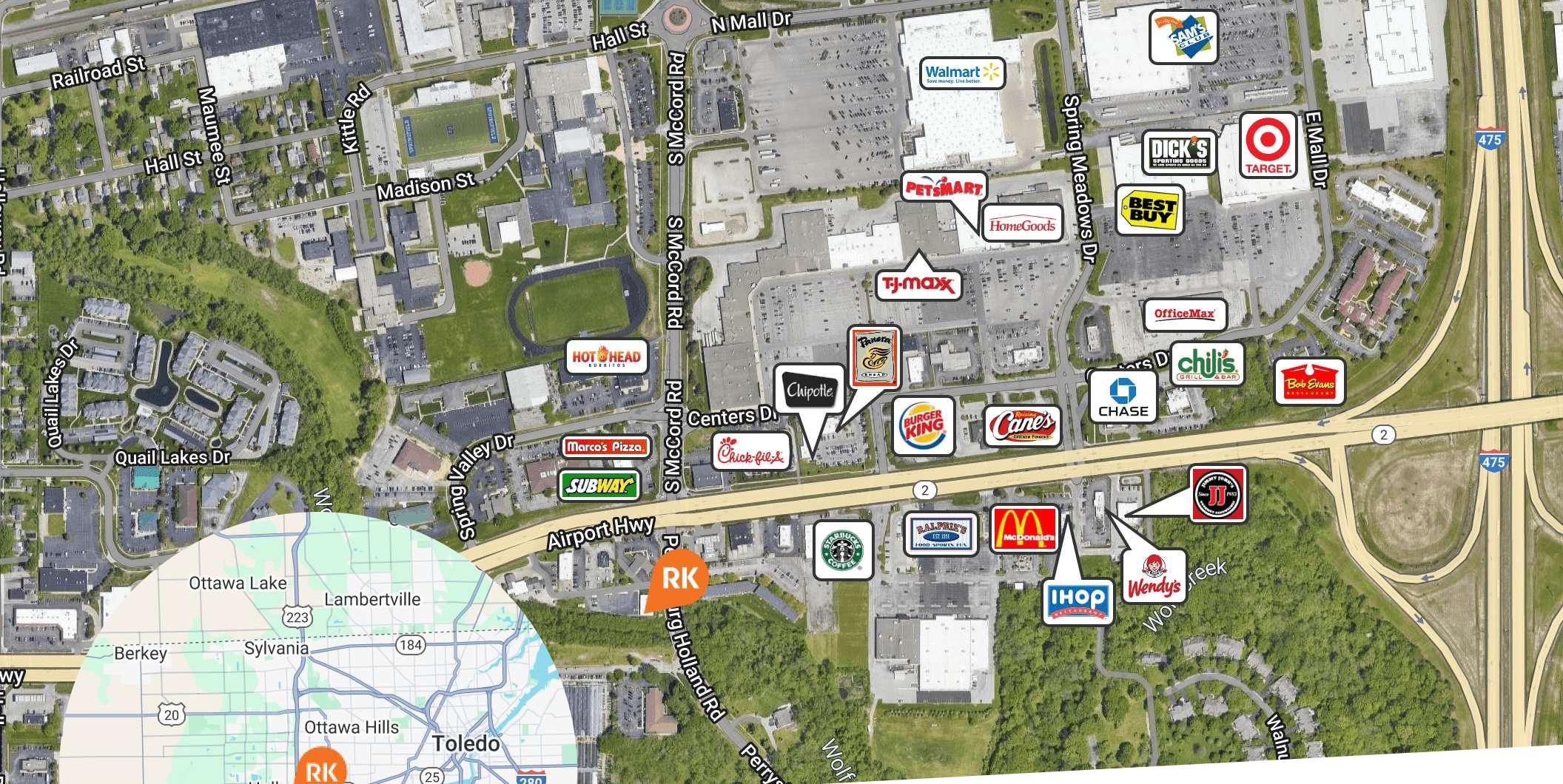


6639 AIRPORT HIGHWAY | HOLLAND, OH

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,613	56,626	136,194
Average Age	45	42	42
Average Age (Male)	43	41	40
Average Age (Female)	47	44	43
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,480	25,140	59,380
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$89,236	\$89,904	\$94,796
Average House Value	\$237,454	\$209,817	\$220,623

Demographics data derived from AlphaMap





6639 AIRPORT HIGHWAY Spring Meadows South

Holland, Ohio stands out as one of the Toledo metropolitan's premier retail corridors. The Spring Meadowa area represents the heart of southwest Toledo's vibrant commercial district. It serves the surrounding region with a wide array of shopping centers, national retailers, and dining establishments. Nearby residential developments, Springfield High School, and access to Interstate 475 introduce a perfect blend of accessibility and regular consumer traffic. Retailers appreciate that this location draws local and regional shoppers from the greater Northwest Ohio area.

RK

Reichle | Klein Group

Commercial Property Brokers, Managers & Investment Advisors

RK



***Duke Wheeler, CRRP
Senior Vice President***

Duke Wheeler, CRRP

Reichle Klein Group

One SeaGate, 26th Floor
Toledo, OH 43604

419.794.1121

dwheeler@rkgcommercial.com

OUR PURPOSE

**To make real estate work for
our clients and customers**

OUR VALUES

Trust.

**Service with a Warrior Spirit.
All in.**

RK