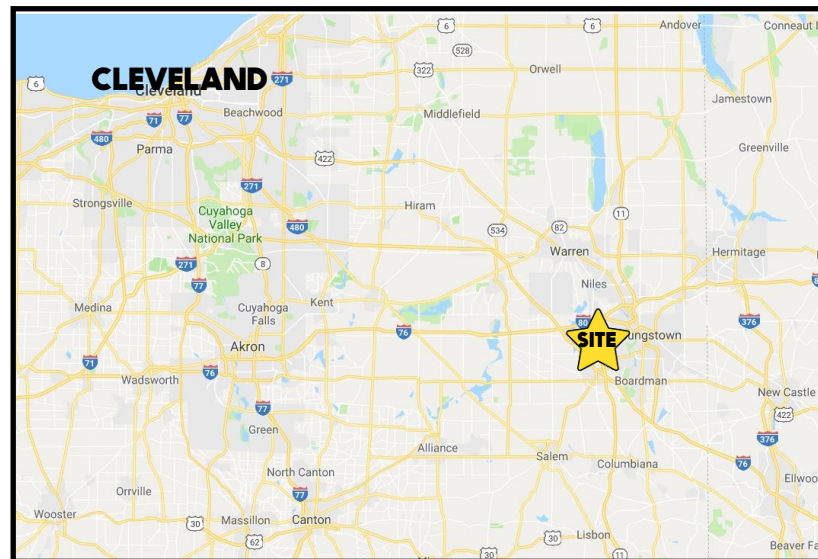


## LOCATION

5437 Mahoning Ave, Austintown, OH 44515



## TRAFFIC

Mahoning Ave = 27,544 VPD

## HIGHLIGHTS

- Well maintained brick building
- Spacious entry includes 2 story lobby with elevator, restroom, and vending machines
- Mix of medical and professional office spaces
- Excellent freeway access

## CONTACT

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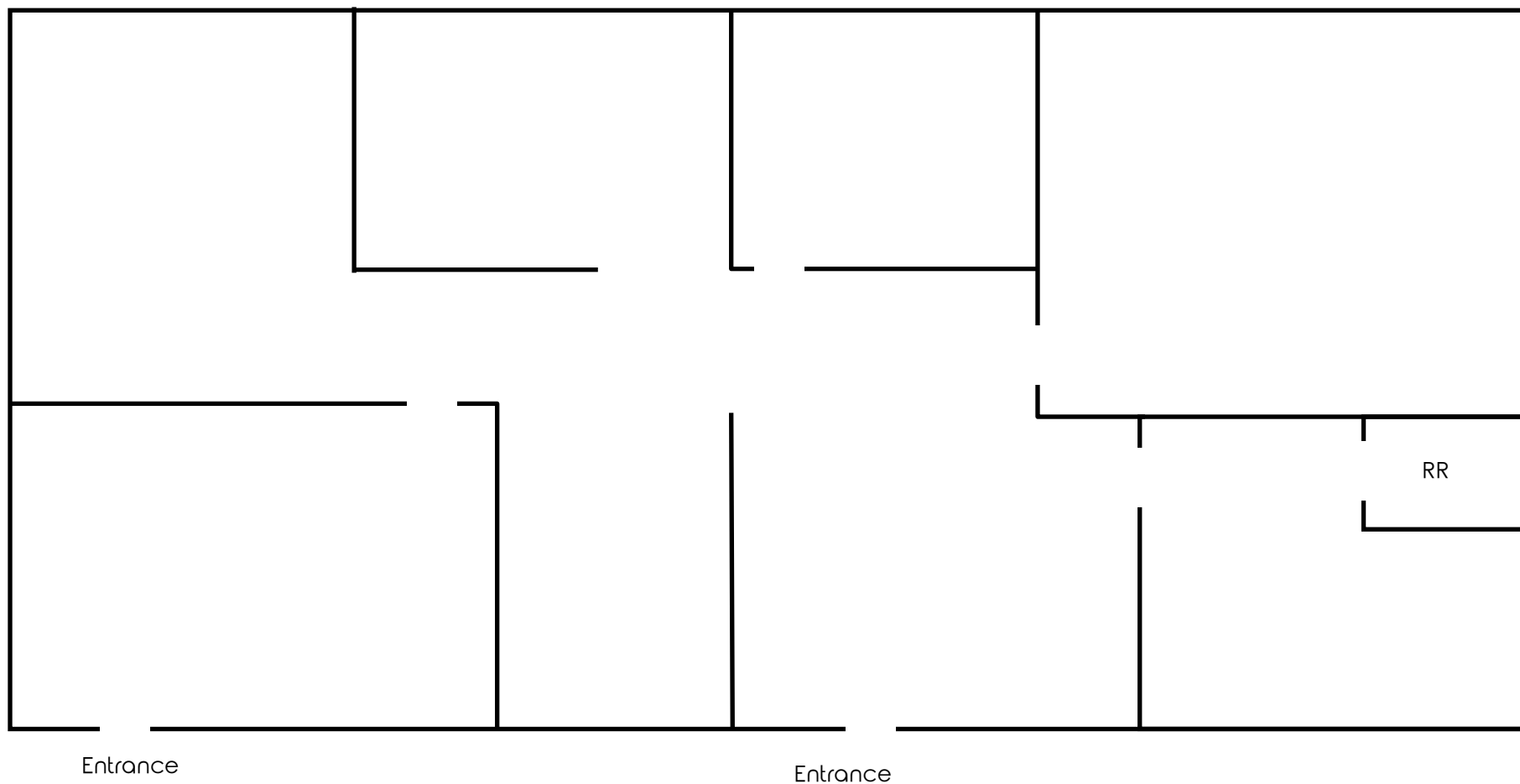


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Unit 5+7

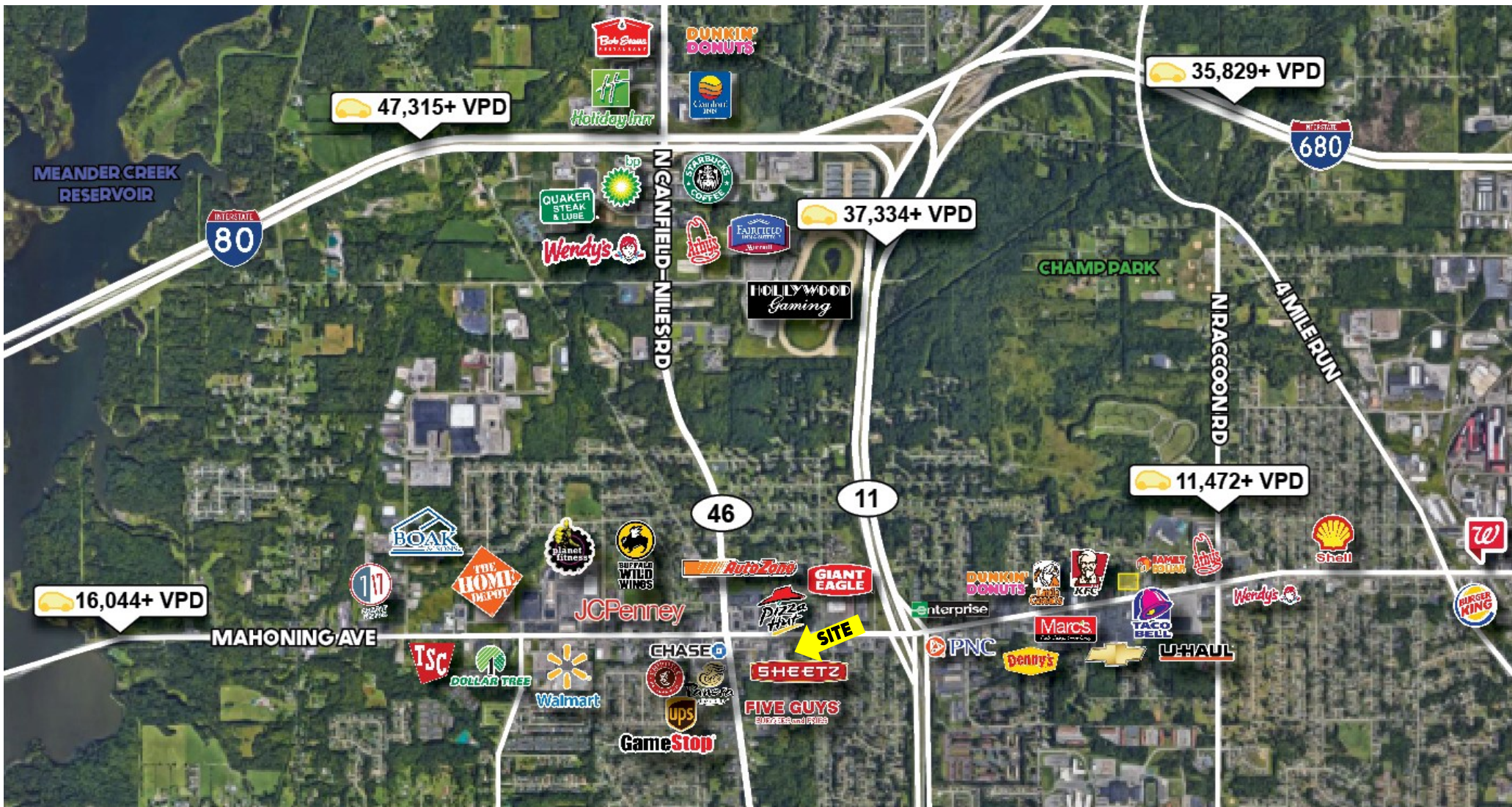


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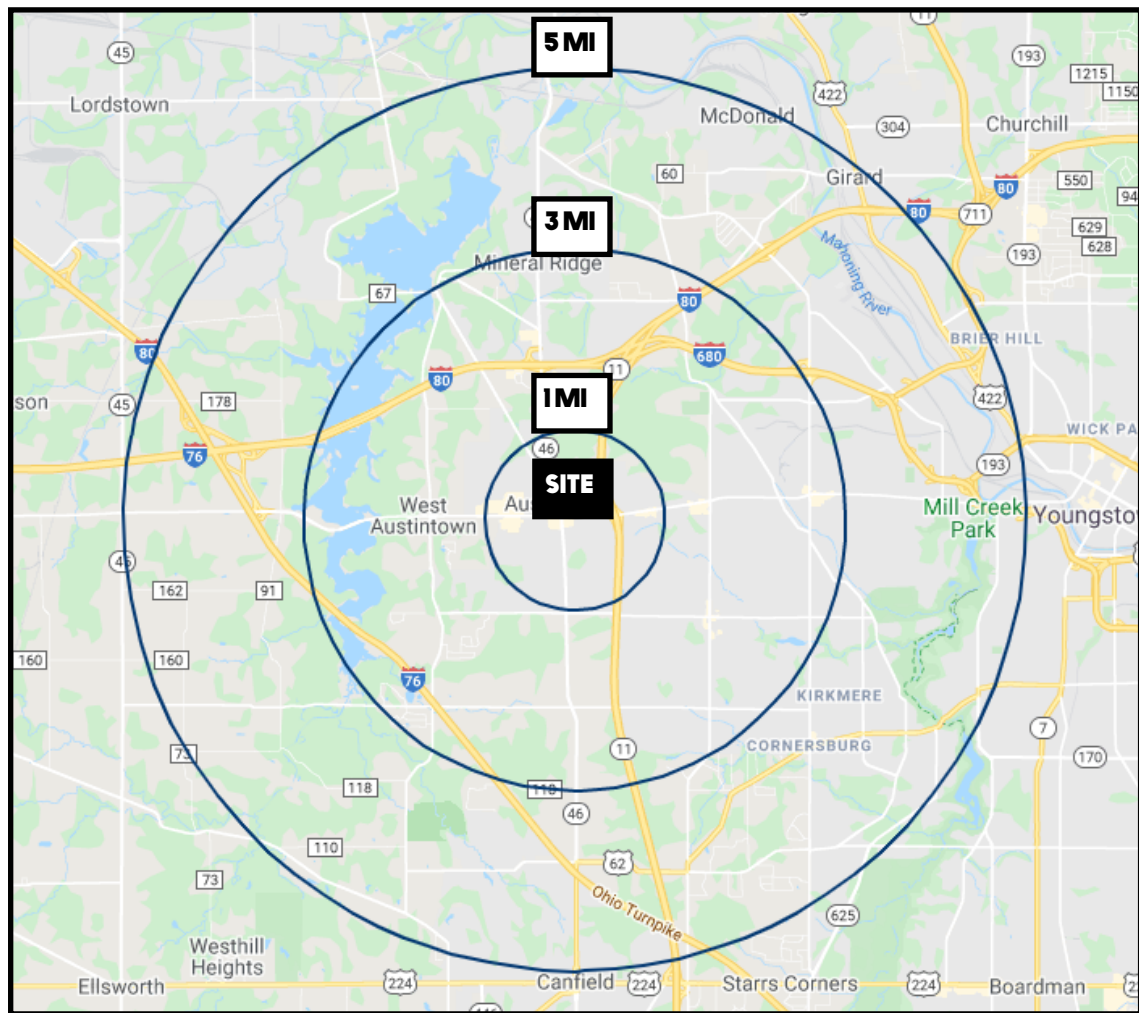




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DEMOGRAPHICS	1 MI	3 MI	5 MI
<b>POPULATION</b>	7,207	37,936	78,994
<b>HOUSEHOLDS</b>	3,297	16,287	33,307
<b>MEDIAN AGE</b>	48	44	44
<b>AVERAGE HH INCOME</b>	\$58,653	\$63,136	\$64,237

SITE INFORMATION	
<b>LOCATION</b>	Austintown Township Mahoning County
<b>PROPERTY TYPE</b>	Office
<b>PARKING</b>	62 spaces
<b>SIGNAGE</b>	On Mahoning Ave
<b>FLOORS</b>	3 levels w/elevator
<b>LOBBY</b>	Spacious with restrooms, vending, and elevator
<b>AVAILABLE</b>	5&7: 820 SF; \$950/month Gross

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