

### **FOR SALE**

### LOCATION

8303 East Market St, Howland, OH 44484





dan@themahoningvalley.com

**TRAFFIC** East Market St = 10,693 VPD

CONTACT

**DAN CROUSE** 

330.647.0411

#### HIGHLIGHTS

- .9 acres next to Bud's Car Wash, across from Giant Eagle
- Exceptional location in Howland Township (Warren), OH
- 86' frontage on East Market St; 416' deep
- Rear exit on High St
- All utilities
- Zoned CRD 2

Office: 330.757.4889 | Fax: 330.294.5622 | 3830 Starr Centre Dr, Suite 2, Canfield, OH 44406

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# **AERIAL PICTURES**

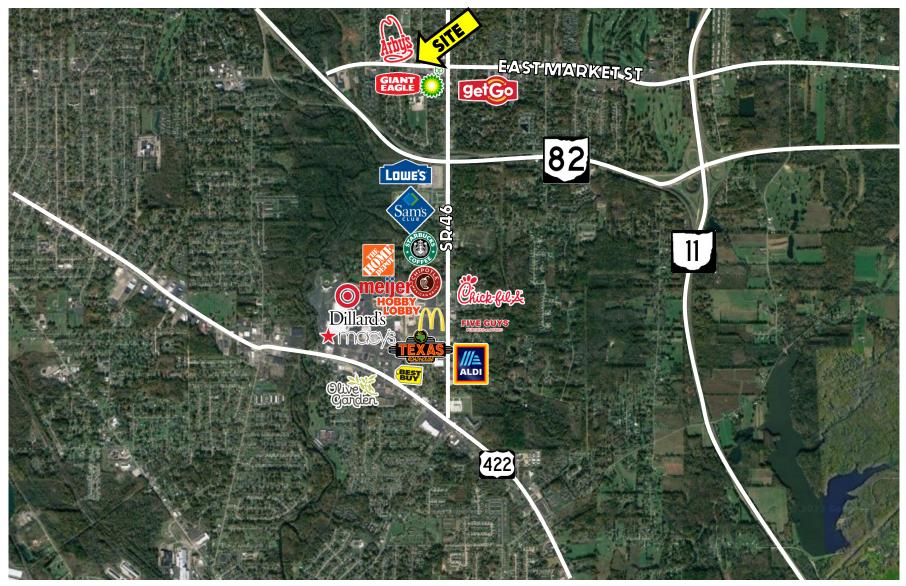


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# **AERIAL MAP**



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# **SITE INFORMATION**

DEMOGRAPHICS	1 <b>M</b> I	3 MI	5 MI
POPULATION	4,049	33,455	72,306
HOUSEHOLDS	1,687	14,727	30,833
MEDIAN AGE	50	47	45
<b>AVERAGE HH INCOME</b>	\$93,634	\$69,260	\$60,700

SITE INFORMATION				
LOCATION	Howland Township; Trumbull County			
PARCELS	28-615600 + 28-426100			
ACRES	.9 acres			
DIMENSIONS	86' frontage 416' deep			
	All utilities			
REAL ESTATE TAXES	\$4,081/year			
PRICE	\$ <del>275,990</del> REDUCED \$ <del>250,990</del> \$239,000			

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(305)		5MI		Fowler 305
210 199	Mosquito Lake State Park	201		(193) 45
mpion	5	1403		196
ghts		3 MI		190
				$7 \times 3 \mathbb{P}$
			Youngstov Regiona	vn-Warren
45	Wilheim Corner		Regiona	
	82			21 120
	H	owlar Cente		F 151
			Vienna Ce	enter
Warren		SITE		
			(82)	<b>A</b>
45	J. ALF 🛛	82	1	45
(169			56	
		(46)		
140	Bolindale		PriceField	162
		57		34
	(169)		47 33	193
		422		45
	Niles	169 McKin Heigh	ley its 11	28
S-LJAN				193
12 martin				1215
1492		McDonald		irchill