

1330 N REYNOLDS ROAD
TOLEDO, OHIO

RETAIL FOR SALE OR LEASE
13,098 Square Feet Available



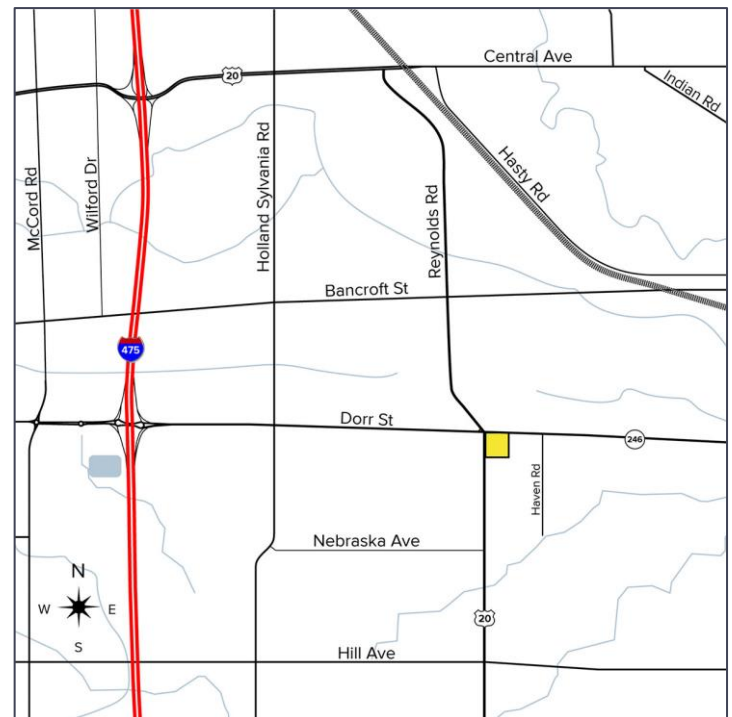
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ASSOCIATES**
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CONTACT BROKER FOR MORE DETAILS



PROPERTY FEATURES

- 13,098 square feet available
- (1) overhead door
- Walgreens located at the hard corner of N. Reynolds Road and Dorr Street
- Absolute NNN lease set to expire December 2027
- Great for Investment/Development Opportunity/ Retail/Automotive/Carwash/Restaurant/Multi-Tenant and more
- Excellent visibility with high traffic counts
- Surrounded by national and local retailers
- Lease Rate: Contact Brokers
- Sale Price: \$2,620,000 (\$200.03/sq. ft.)



For more information, please contact:

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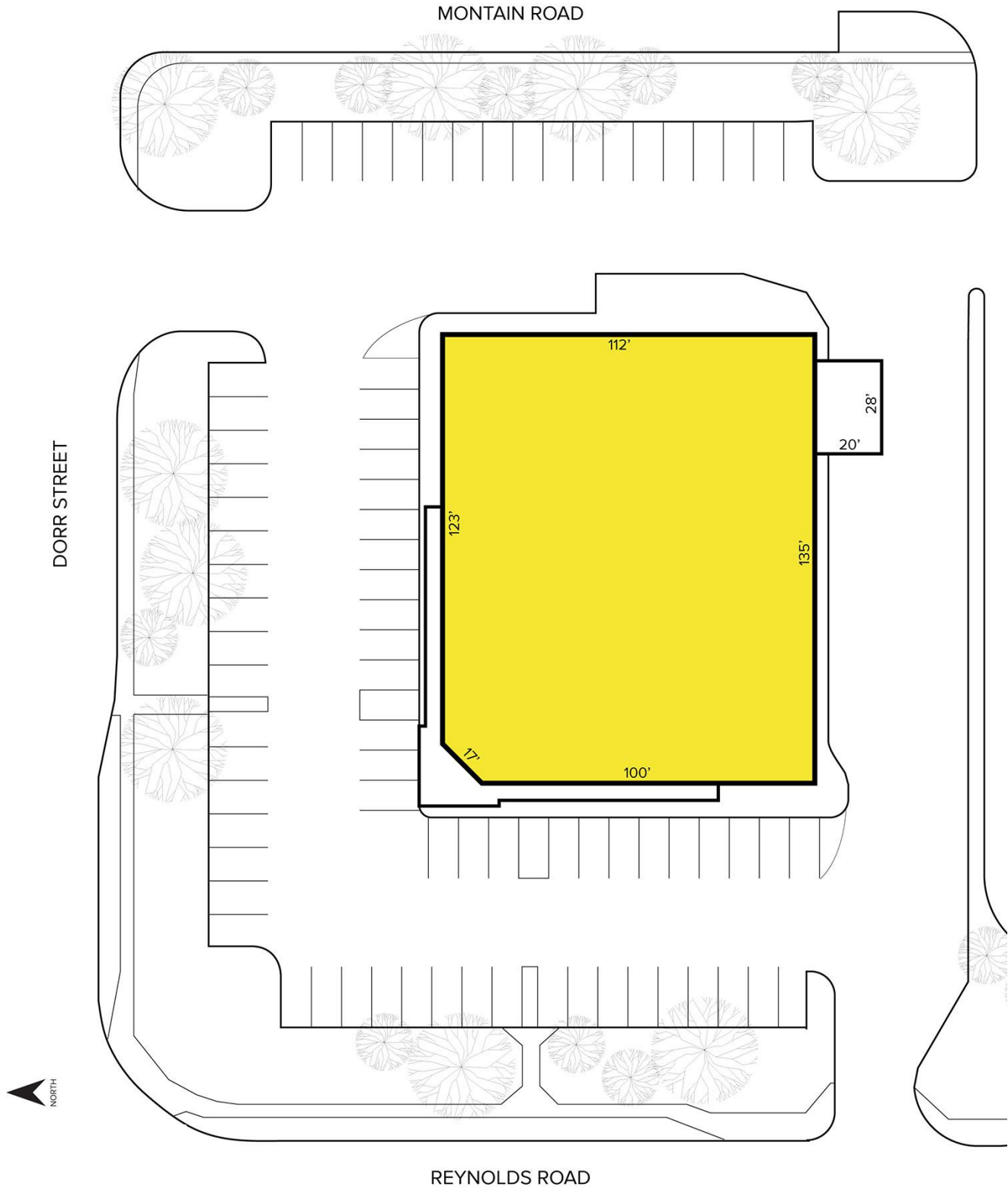
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1330 N Reynolds Road – Toledo, Ohio

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Site Plan



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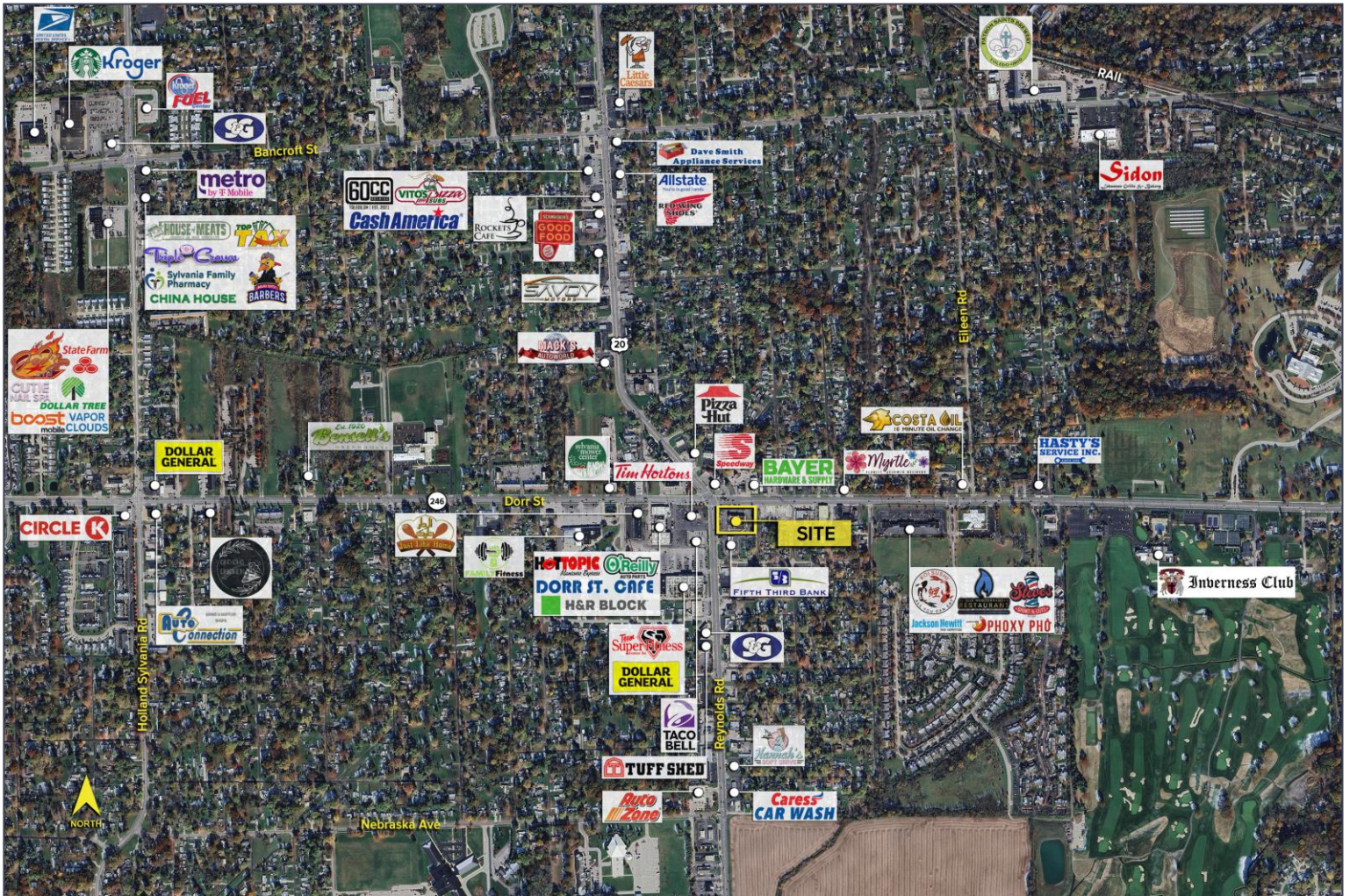


DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	7,715	\$56,932
3 MILE	71,910	\$75,028
5 MILE	213,478	\$72,961

TRAFFIC COUNTS (TWO-WAY)

22,577	Dorr St. E of Reynolds Rd.
13,981	Dorr St. W of Reynolds Rd.
19,459	Reynolds Rd. S of Dorr St.
14,229	Reynolds Rd. S of Dorr St.



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