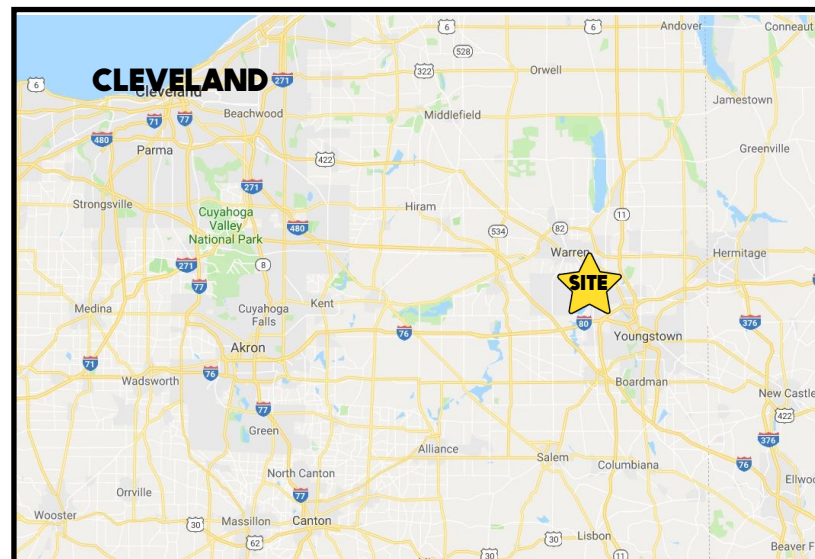


LOCATION

525 N Main St, Niles, OH 44446



TRAFFIC

North Main St = 13,241 VPD

HIGHLIGHTS

- Land for sale / lease
- Over 13,000 vehicles per day
- Close to Niles City Schools; next to McD and Dunkin
- 70' frontage
- Lease terms negotiable

CONTACT

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740.627.0431

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

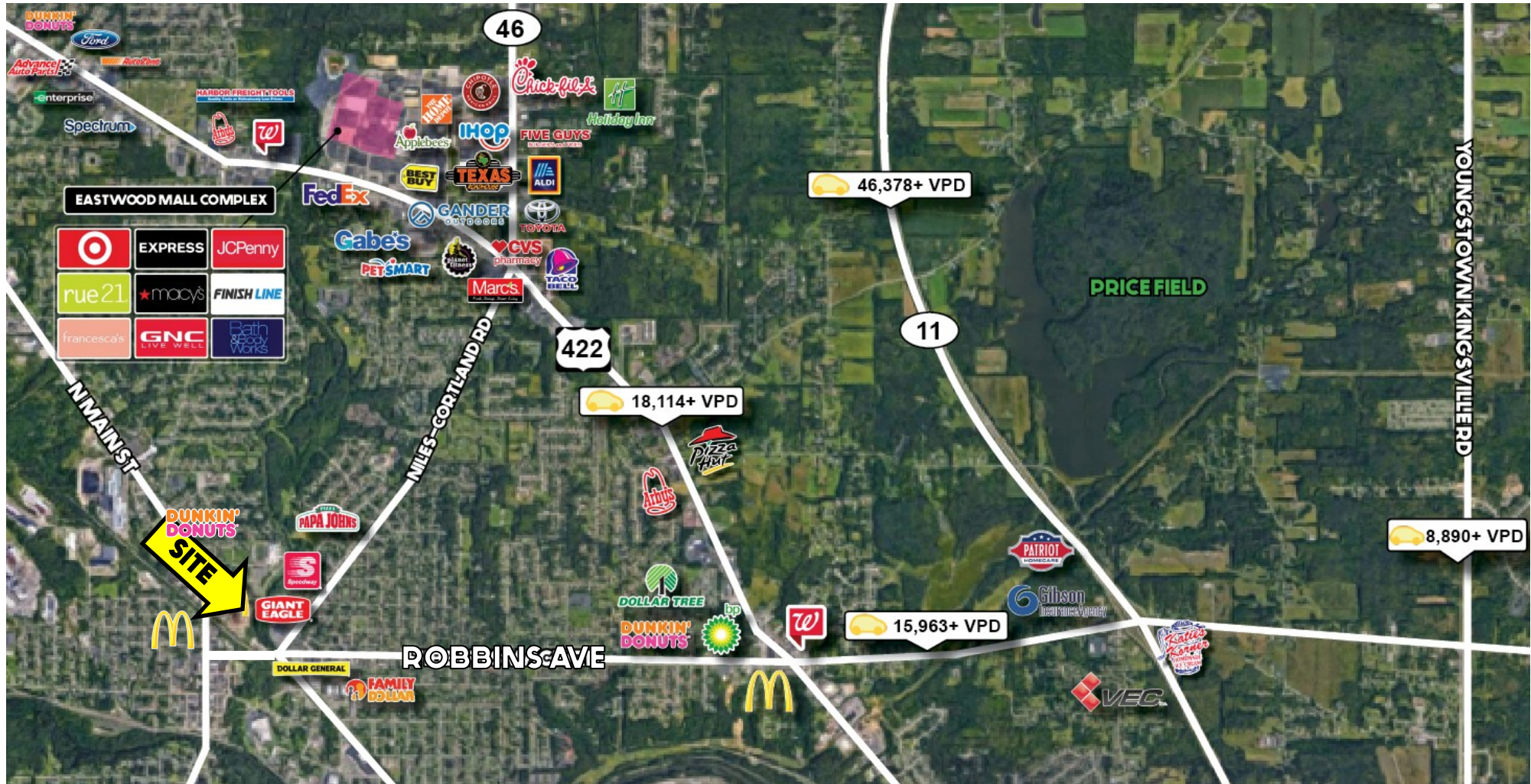
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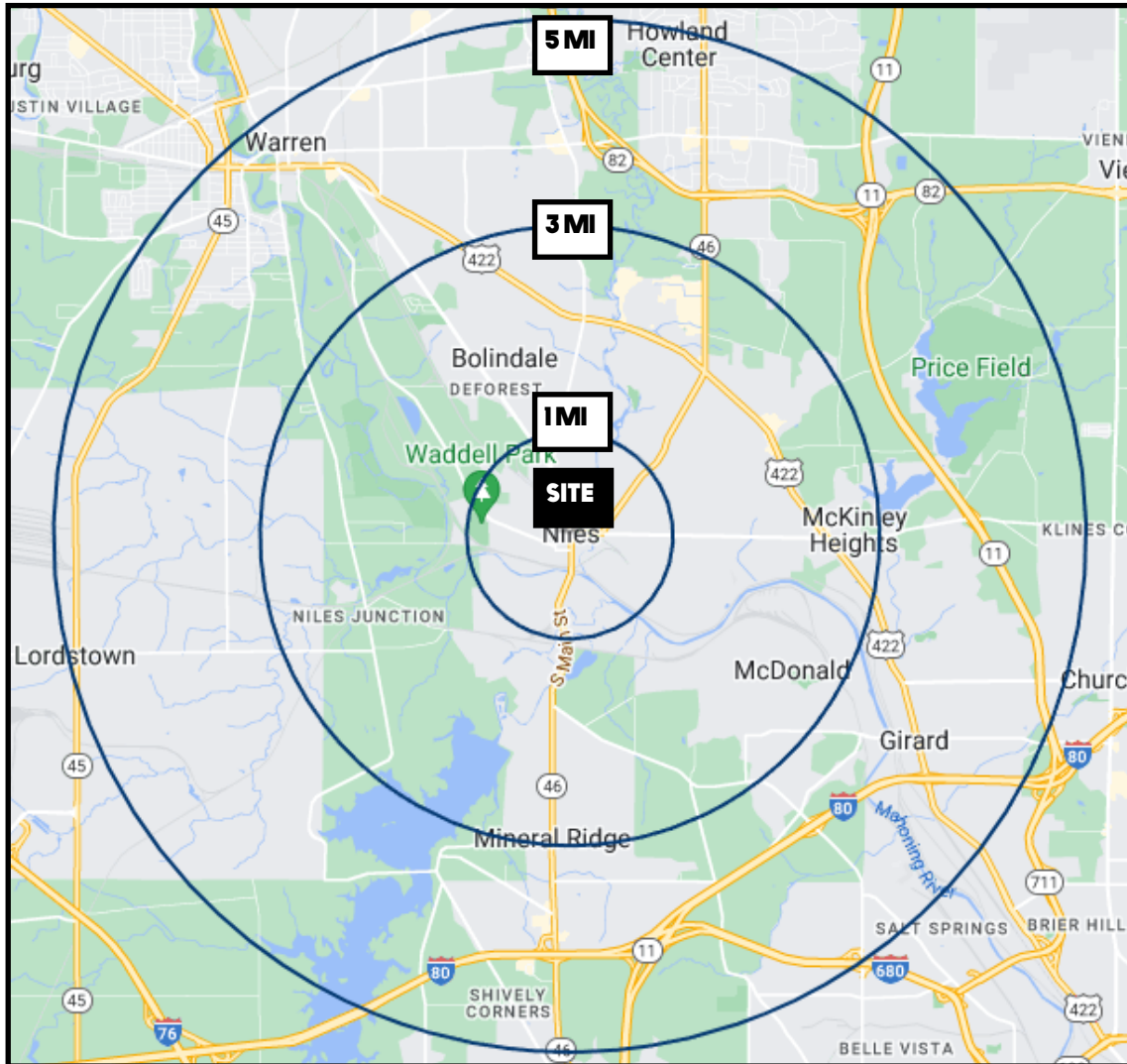


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SITE INFORMATION



DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	8,424	33,721	81,729
HOUSEHOLDS	3,638	15,162	35,840
MEDIAN AGE	41	44	43
AVERAGE HH INCOME	\$60,448	\$61,343	\$61,090

SITE INFORMATION	
LOCATION	Niles City Trumbull County
PARCEL	25-302305
PROPERTY TYPE	Land
FRONTAGE	70'
SIZE	.27 acres
REAL ESTATE TAXES	\$1,338/year
PRICE	\$150,000 REDUCED \$80,000
LEASE RATE	\$5,000/month

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