

## LOCATION

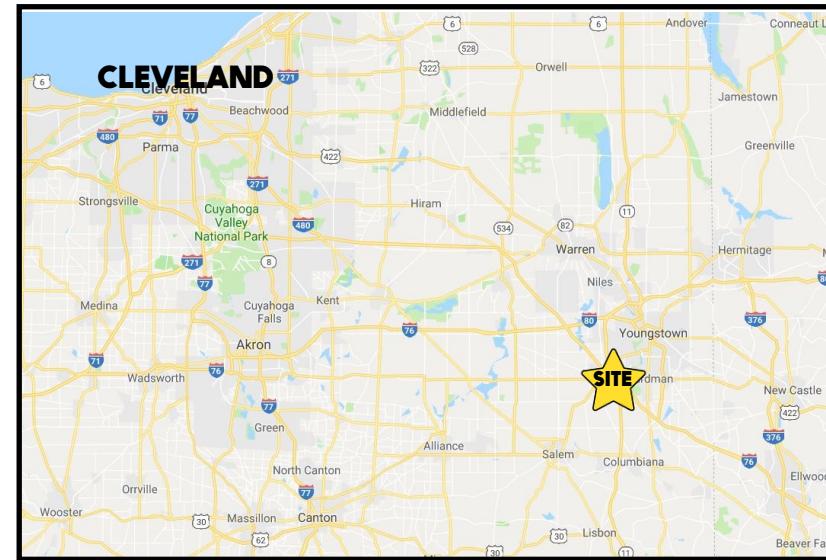
1449 Boardman Canfield Rd, Boardman, OH 44512



## HIGHLIGHTS

- Ideal location across from new Meijer
- Easy access from signalized intersection
- Located by US 224 & Tippecanoe Rd
- Excellent signage and high traffic counts
- Strong co-tenancy

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## TRAFFIC

Boardman Canfield Rd = 33,649 VPD

## CONTACT

**BILL KUTLICK**

330.565.5701

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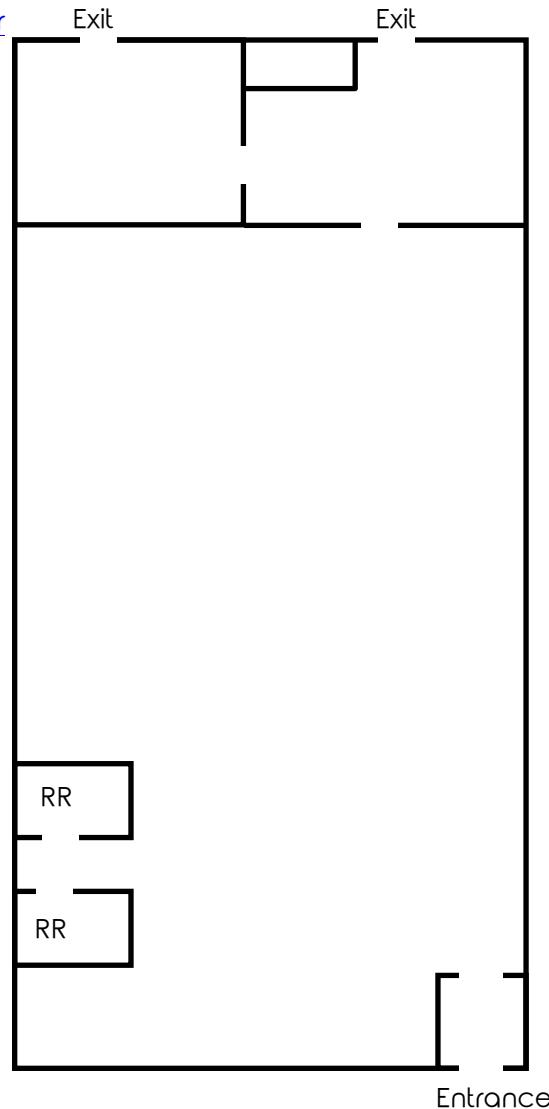


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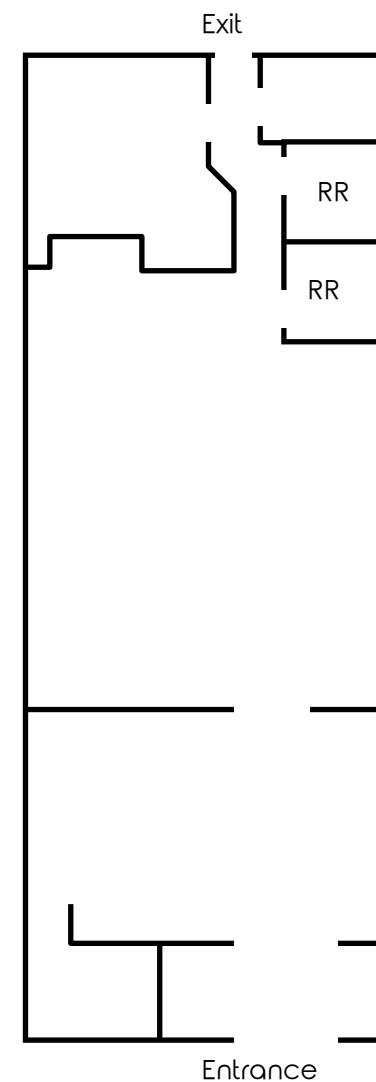
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[260: 3D Tour](#)

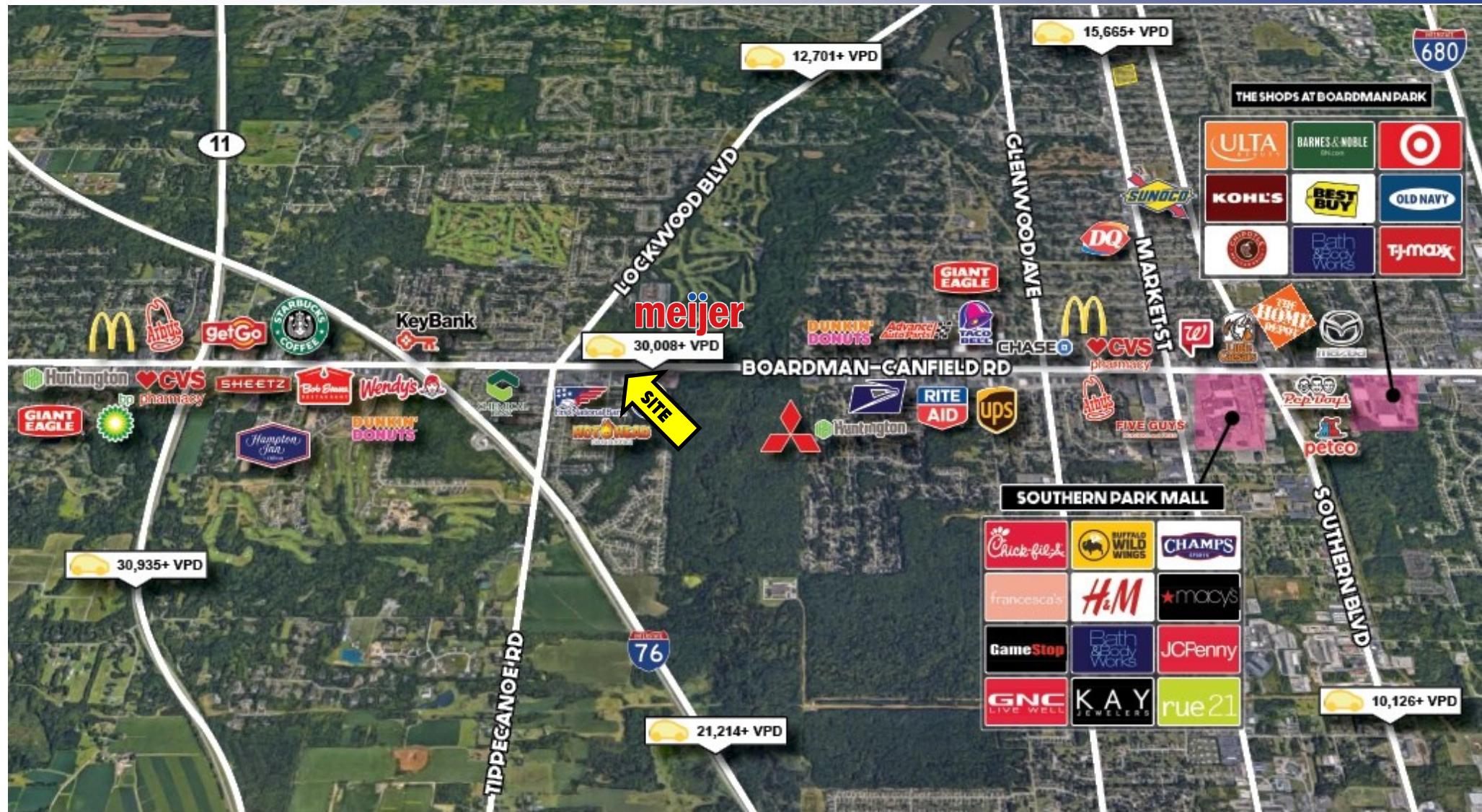


[110: 3D Tour](#)



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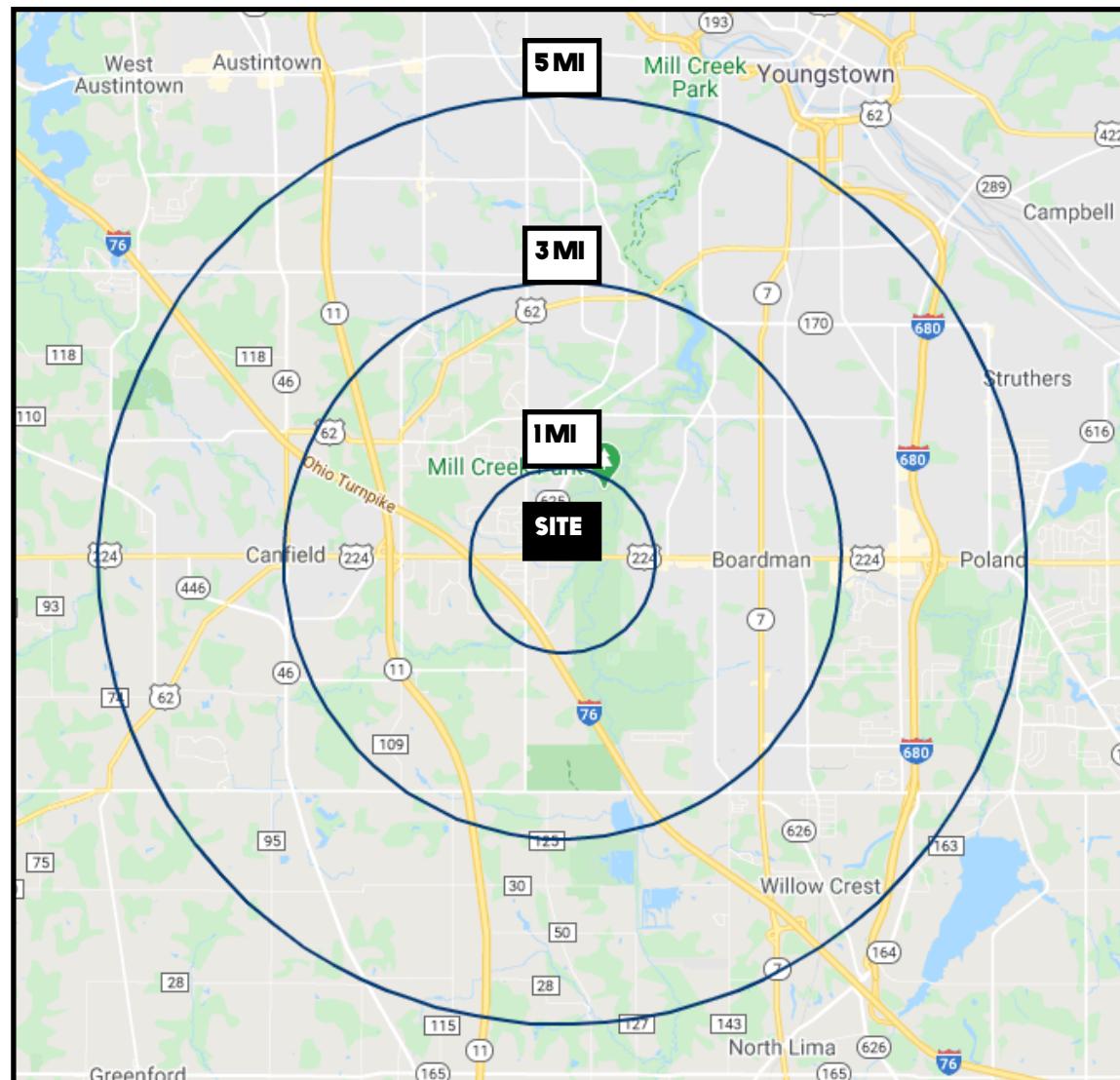
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Demographics	1 MI	3 MI	5 MI
<b>POPULATION</b>	5,681	38,405	103,751
<b>HOUSEHOLDS</b>	2,497	16,794	44,393
<b>AVERAGE AGE</b>	43	43	43
<b>MEDIAN HH INCOME</b>	\$75,574	\$64,828	\$53,673

## SITE INFORMATION

<b>LOCATION</b>	Boardman Township Mahoning County
<b>PROPERTY TYPE</b>	Retail Plaza
<b>PARKING</b>	Ample front door parking
<b>AVAILABLE UNITS</b>	Suite 260: 3,200 SF (Endcap) (Former Yanni) - \$20.00/SF Suite 110: 2,400 SF (Endcap) (Former WW) - \$25.00/SF
<b>SIGNAGE</b>	Building and Pylon
<b>UTILITIES</b>	Separately metered
<b>RENT</b>	\$20.00-\$25.00/SF NNN Charges: \$4.00/SF

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