

SALE

730 West Market Street

STANDALONE OFFICE BUILDING

Akron, OH 44303

PRESENTED BY:

JERRY FIUME, SIOR, CCIM

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PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$750,000
BUILDING SIZE:	9,342 SF
LOT SIZE:	.59 acres
YEAR BUILT:	1966
RENOVATED:	1998
ZONING:	UPD-5B Planned Development District Limited Business
APN:	6760594, 6719147, 6719137

PROPERTY OVERVIEW

A well-maintained 9,342 Sq.Ft. office building centrally located between Downtown Akron and Fairlawn in Highland Square with exposure to West Market Street. Consisting of blended office, conference rooms, and open areas, the property is ideal for a multitude of business concepts. Nearby amenities include a variety of restaurants, retail, entertainment, and businesses.

PROPERTY HIGHLIGHTS

- Zoned UPD-5B Planned Development District Limited Business
- Over 22,000 VPD on W Market
- Serviced by City of Akron utilities
- Located on a public transportation route
- Lower level storage
- Ample on-site parking

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ADDITIONAL PHOTOS



JERRY FIUME, SIOR, CCIM

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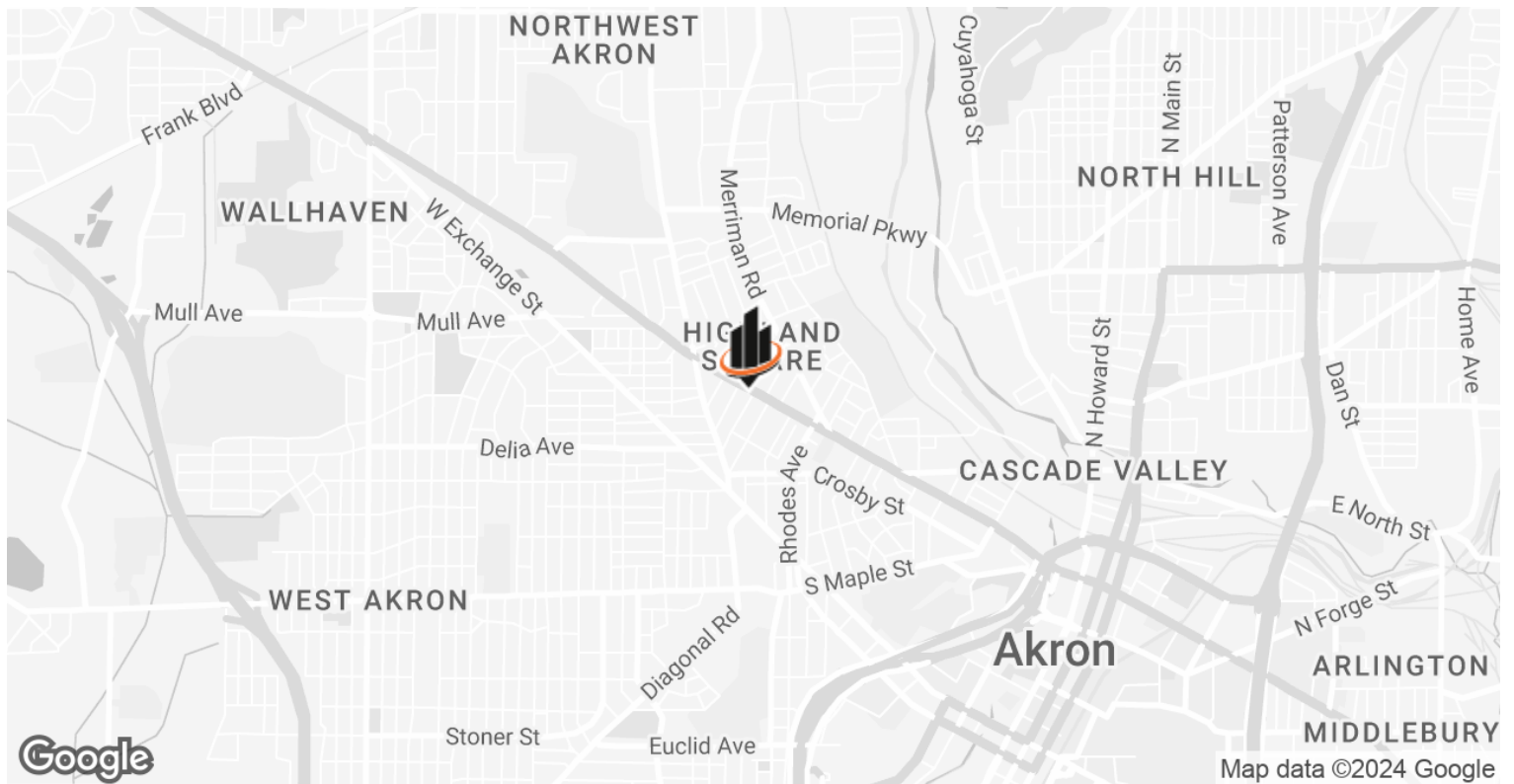
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RETAIL MAP



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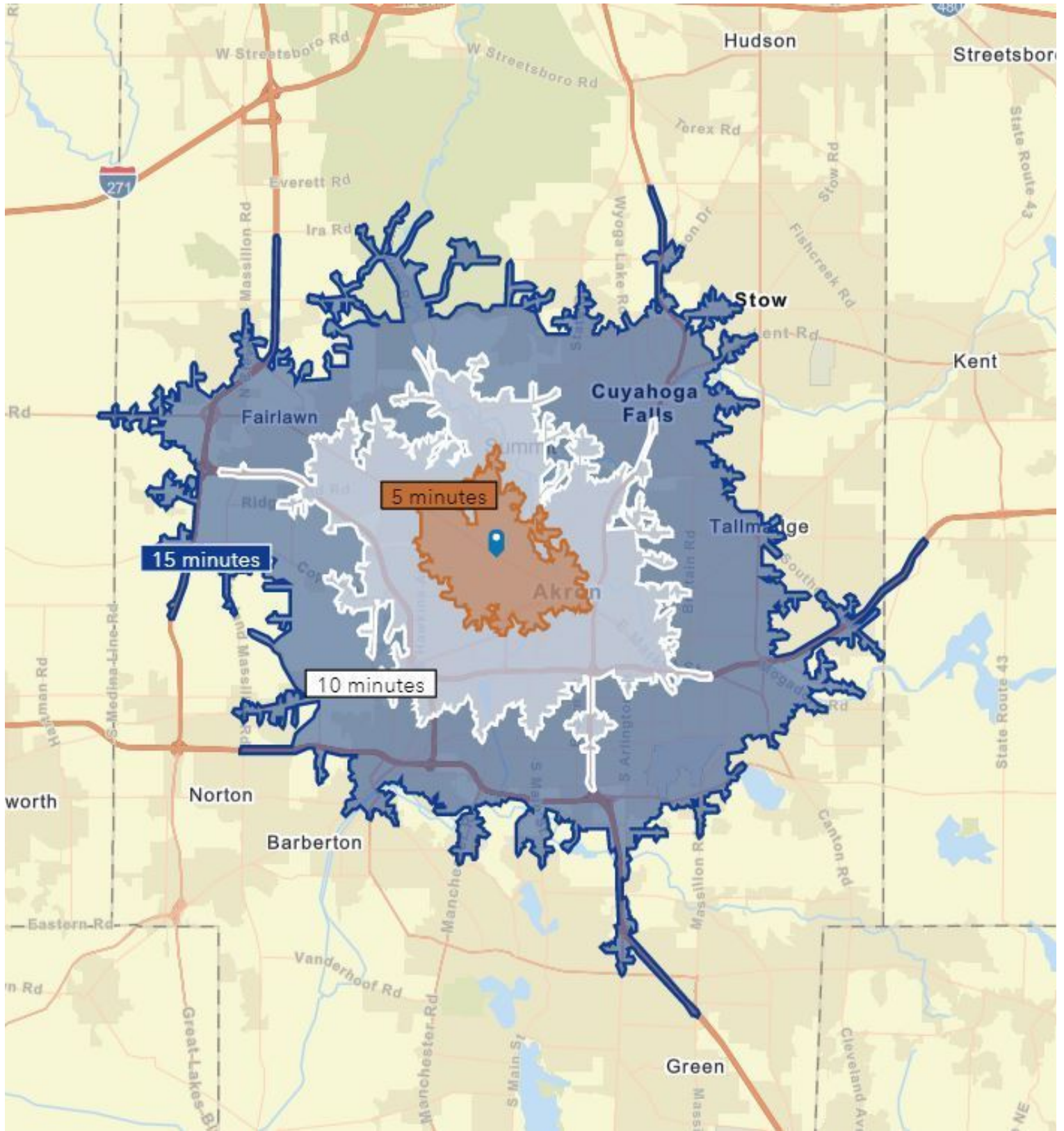
LOCATION MAP



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DRIVE TIMES - 5, 10, 15 MINUTES



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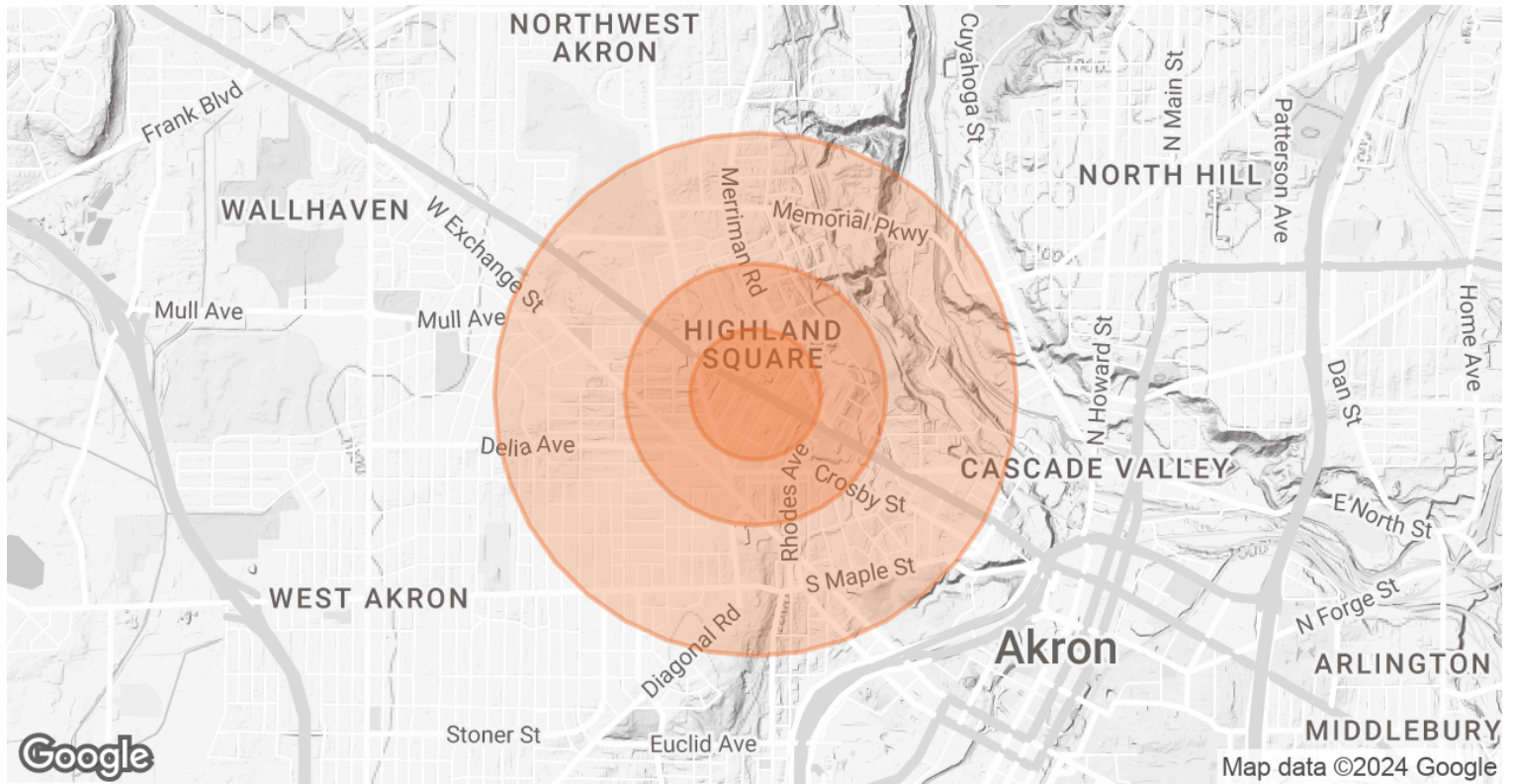
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DEMOGRAPHICS MAP & REPORT



POPULATION	0.25 MILES	0.5 MILES	1 MILE
TOTAL POPULATION	1,494	5,446	15,339
AVERAGE AGE	38.0	41.3	44.4
AVERAGE AGE (MALE)	35.0	39.5	42.9
AVERAGE AGE (FEMALE)	42.8	44.0	45.5
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
TOTAL HOUSEHOLDS	1,091	3,534	8,667
# OF PERSONS PER HH	1.4	1.5	1.8
AVERAGE HH INCOME	\$47,995	\$45,156	\$49,421
AVERAGE HOUSE VALUE	\$106,861	\$108,372	\$115,606

* Demographic data derived from 2020 ACS - US Census

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