



KIN PROPERTIES

845 W Alexis Rd Toledo, OH 43612

TOLEDO, OH | RETAIL PROPERTY

FOR SALE | 22,809 SF

\$1,995,000



PROPERTY DESCRIPTION

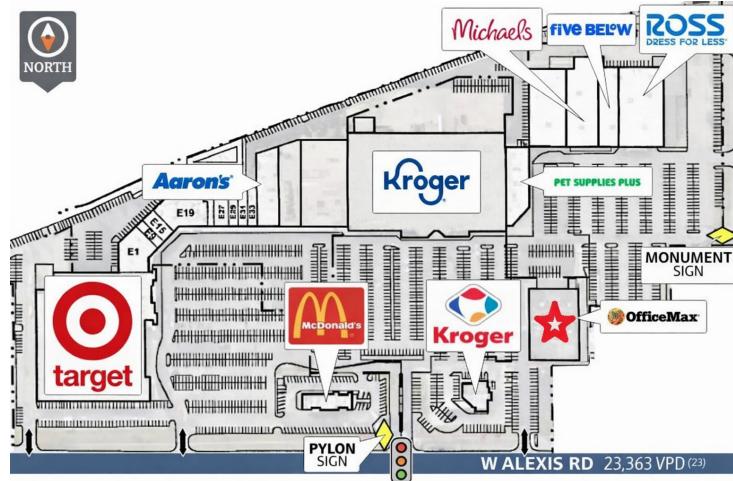
A free-standing retail building occupied by Office Depot. Located adjacent to North Towne Commons and situated in front of Ross/Michael's and Five Below.

PROPERTY HIGHLIGHTS

- Prominent pylon sign.
- +24,000 traffic counts on W Alexis Road.
- Located within a very active retail corridor.

OFFERING SUMMARY

Building Size:	22,809 SF
Lot Size:	1.60 Acres
Tax Rate:	\$2.10 PSF
Terms:	Call for Information



JEFF ROSS

561.620.9200 x123

jross@kinproperties.com

DAVID ROTH

561.620.9200 x117

droth@kinproperties.com

Information shown on this flyer was furnished by sources deemed reliable and is believed to be accurate but no warranty or representation is made as to the accuracy thereof and is subject to correction. Prices subject to change without notice - Kin Properties Inc.

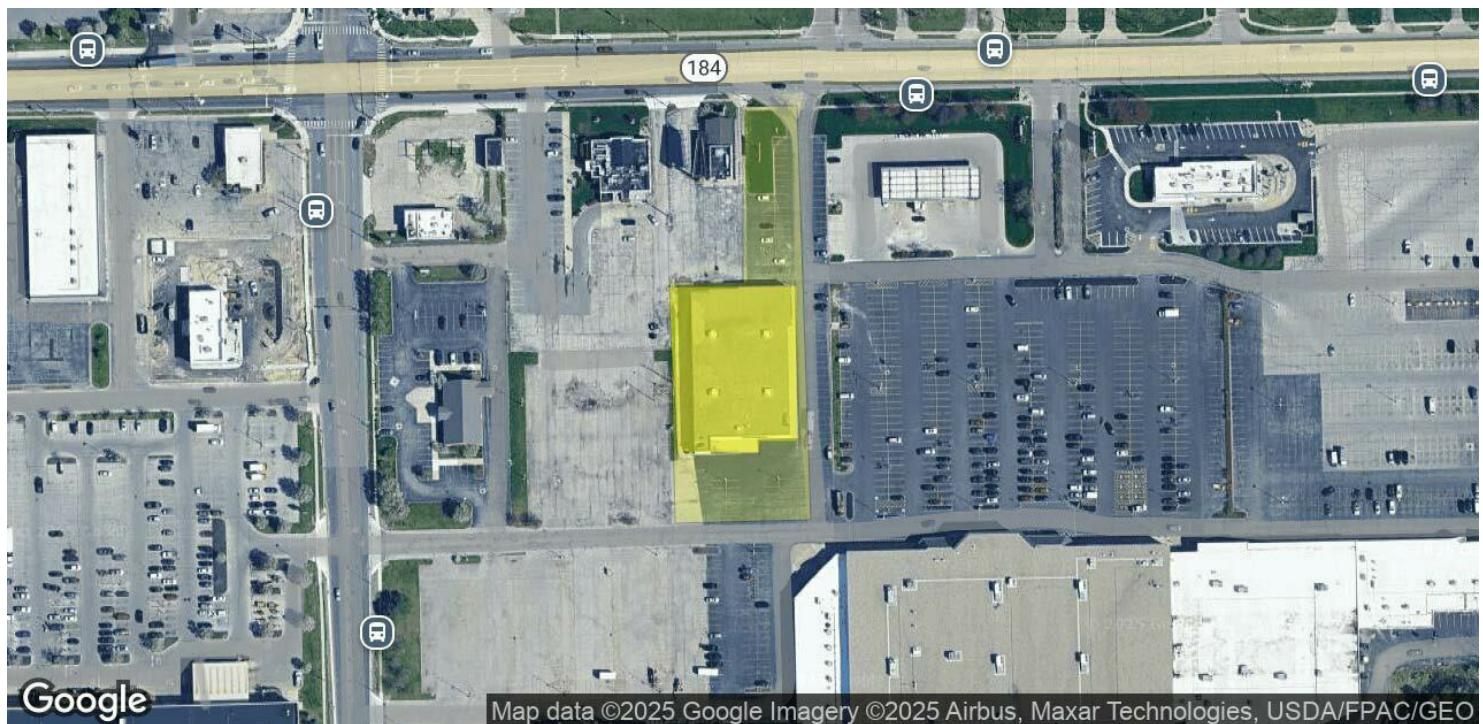


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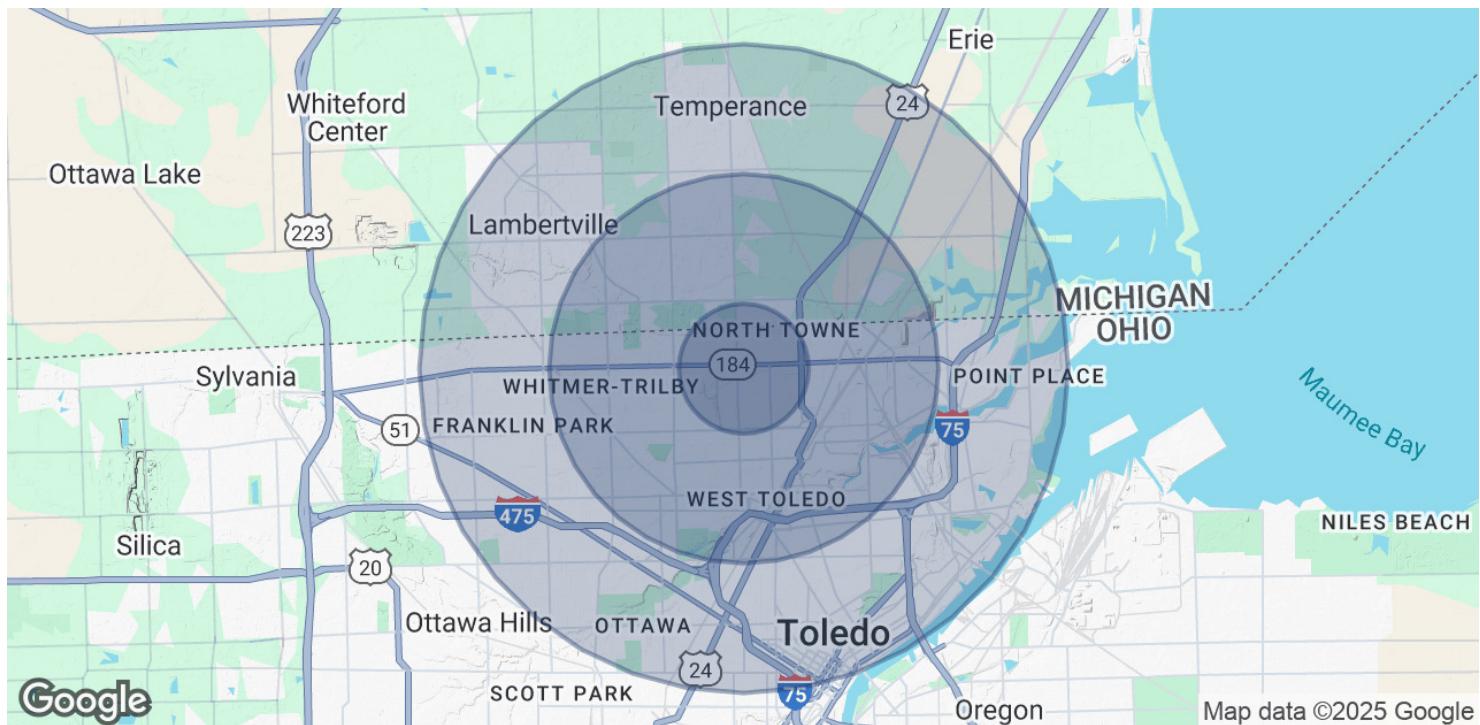


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,528	75,628	187,706
Average Age	40	39	40
Average Age (Male)	39	38	39
Average Age (Female)	41	40	41

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,848	32,137	80,634
# of Persons per HH	2.2	2.4	2.3
Average HH Income	\$63,029	\$69,557	\$70,230
Average House Value	\$127,102	\$144,630	\$156,879

Demographics data derived from AlphaMap

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