

**FORMER 3,583 SF QSR WITH DRIVE-THRU AVAILABLE IN MINERVA, OHIO!
709 E LINCOLNWAY, MINERVA, OHIO 44305**

FOR SALE | FOR LEASE



**3,583 SF
1.15 ACRES**

Kevin Moss
First Vice President
216 363 6453
kevin.moss@cbre.com

Connor Ambrose
Associate
216 535 4730
connor.ambrose@cbre.com

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THE OPPORTUNITY

- 3,583 SF QSR with Drive-Thru available for sale or for lease
- The former restaurant sits on 1.15 AC parcel with over 225' of frontage along E Lincolnway
- Ample parking with over 35 spaces available
- Traffic counts of 9,757 VPD (Source: ODOT TIMS)
- Average household incomes of \$84,615 within a 15 minute drive time
- Minerva, Ohio, is a small village located in Stark County, known for its rich history and community-oriented atmosphere. The village features charming parks, local shops, and annual events that bring residents together. Minerva is also home to the historic Minerva Dairy, contributing to the area's agricultural heritage.
- Nearby retailers include McDonald's, Sandy Springs Brewing Company, Pizza Hut, Domino's, Dairy Queen, Consumers National Bank, Dunkin' and more!



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QUICK STATS - 15 MIN DRIVE RADIUS



DAYTIME
POPULATION

15,881



2024
POPULATION

19,731



2024
HOUSEHOLDS

8,118



2024
POPULATION
25 & OVER

14,080



2024
AVG. HOUSEHOLD
INCOME

\$84,615

AERIAL

**MINERVA
HIGH SCHOOL
430 EST. STUDENTS**

**YODER'S
COUNTRY MARKET**

NAPA

**Shine
CAR WASH**

SITE

E Lincolnway - 9,757 VPD

225'

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DEMOGRAPHICS

| | 5 MINUTES | 10 MINUTES | 15 MINUTES | 20 MINUTES |
|--|-----------|------------|------------|------------|
| 2024 Population - Current Year Estimate | 5,126 | 10,413 | 19,731 | 56,263 |
| 2024 Daytime Population | 5,265 | 9,422 | 15,881 | 46,032 |
| 2024 Households - Current Year Estimate | 2,164 | 4,294 | 8,118 | 23,119 |
| 2024 Average Household Income | \$77,843 | \$81,860 | \$84,615 | \$83,905 |
| 2029 Average Household Income Projection | \$93,203 | \$97,045 | \$99,643 | \$98,643 |
| 2024 Median Household Income | \$58,173 | \$63,571 | \$66,714 | \$65,051 |
| 2024 Per Capita Income | \$32,364 | \$34,000 | \$34,670 | \$34,593 |
| 2024 Population 25 and Over | 3,602 | 7,421 | 14,080 | 39,614 |

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