



Dan Spring, SIOR

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Kelly Sober

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For Sale
4.65 Acres Land

Whipple Ave NW

North Canton, Ohio 44720

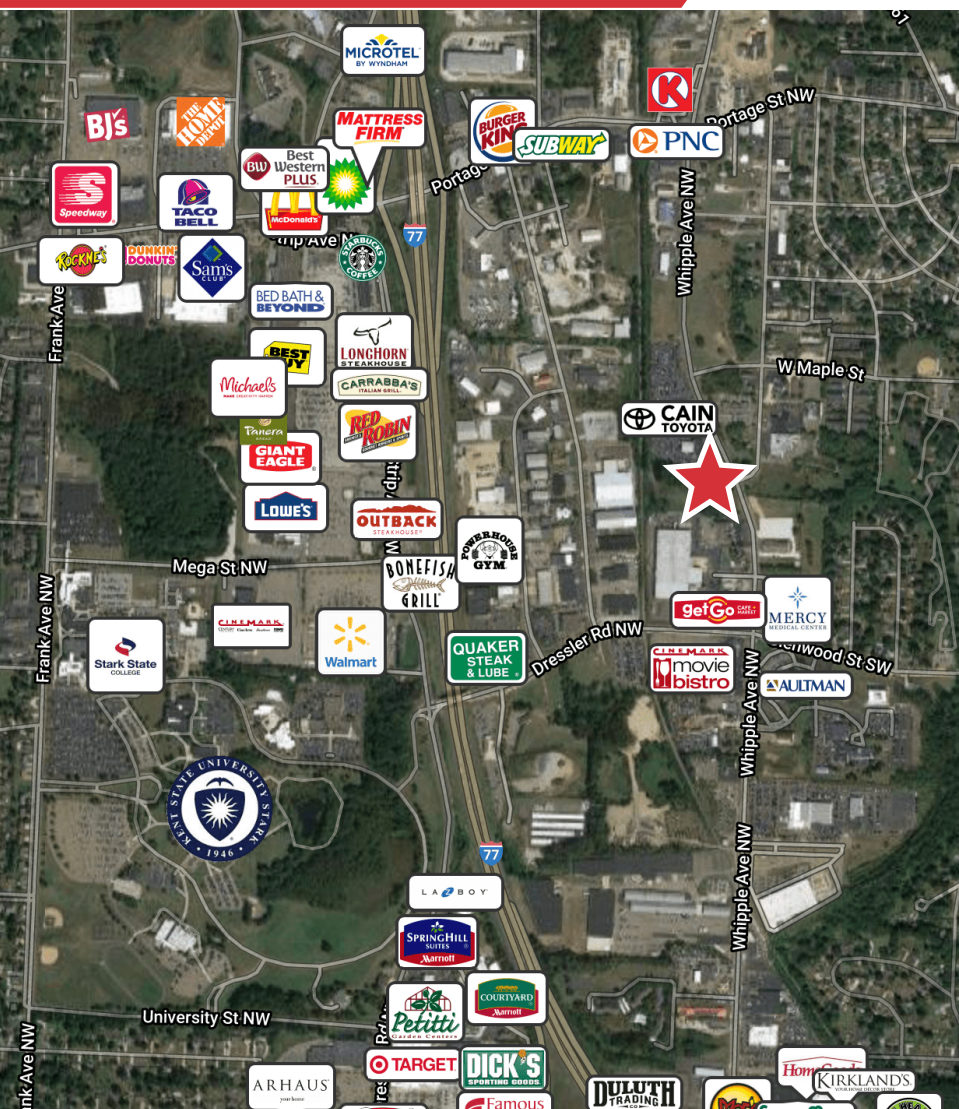
SALE PRICE	\$249,900.00
ACRES	4.65
FRONTAGE	261' (Whipple)
ZONING	I1
PARCEL	1618061
TAXES	\$2,502.18/year
TRAFFIC	21,537 Whipple (AADT)

Property Features

- Great Whipple Ave location located between Dressler and Portage Street.
- High traffic count along Whipple Ave.
- Nearby restaurants and retailers located on The Strip, The Venue, and Belden Village.
- Less than a mile to I-77 exit and entrance ramps.

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Demographics

	1 Mile	3 Miles	5 Miles
Population	4,458	46,505	123,539
Households	2,010	20,538	52,764
Families	1,086	12,419	32,797
Average Household Size	2.18	2.20	2.28
Median Age	43.9	45.3	44.4
Median Household Income	\$50,727	\$62,784	\$60,019
Average Household Income	\$64,442	\$86,421	\$82,252