

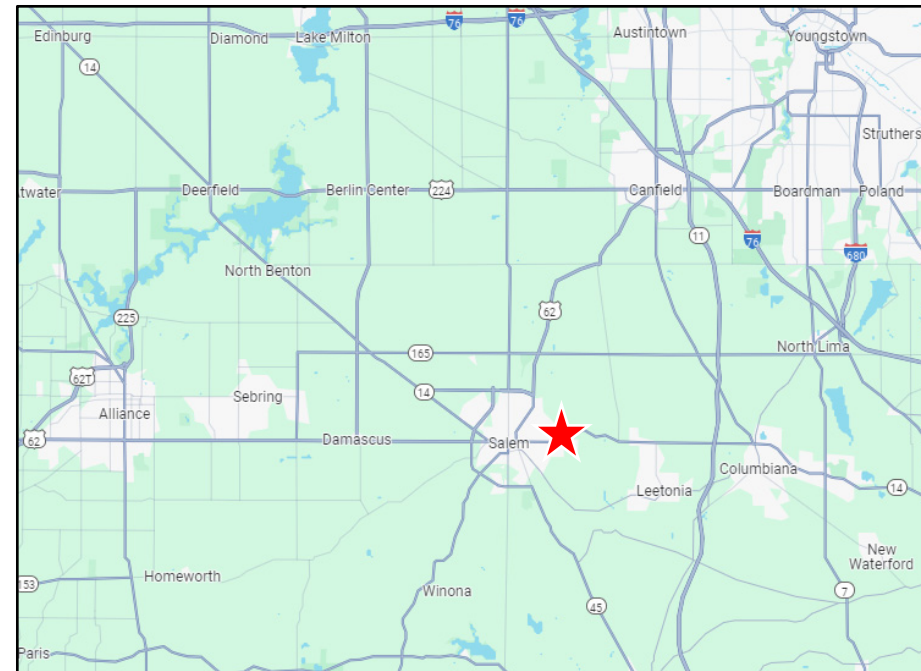


Highlights:

- Buildable area of approximately 5,000 SF on a 0.74 acre pad site
- Parcel is construction ready – paved and with utilities
- 2 curb cuts with access to Cunningham Rd and Salem-Unity Rd (E State St)

Location:

- At the north east corner of a lighted intersection
- 14,167 Average daily traffic on E State St
- Directly adjacent to Advanced Auto Parts, in front of Home Depot and across from Walmart Supercenter
- Area retailers include Home Depot, Aaron's, Advanced Auto Parts, Walmart Supercenter, Aldi, Giant Eagle, Dunkin' Donuts, and many more

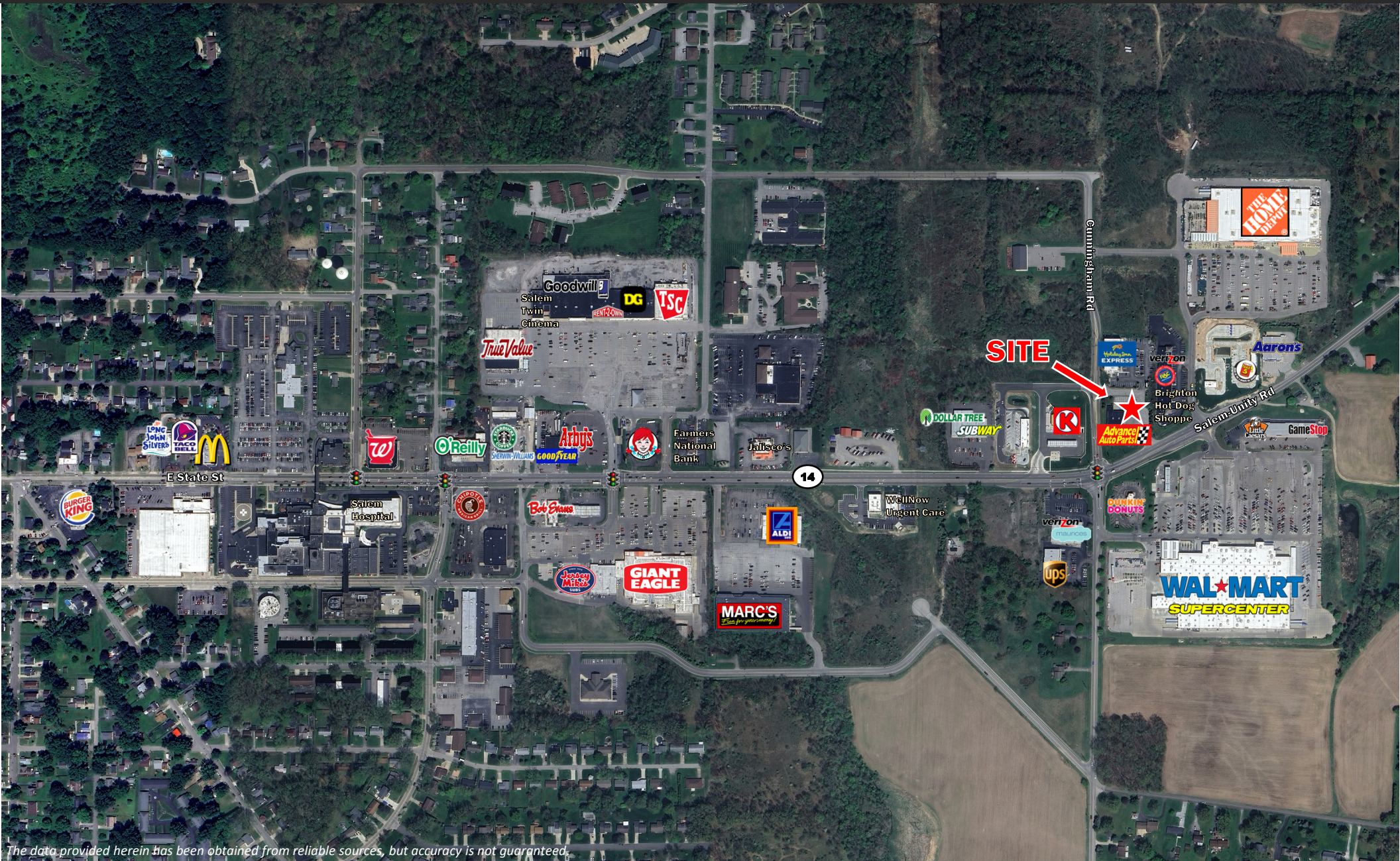


The data provided herein has been obtained from reliable sources, but accuracy is not guaranteed.

Salem, Ohio
2842 East State St



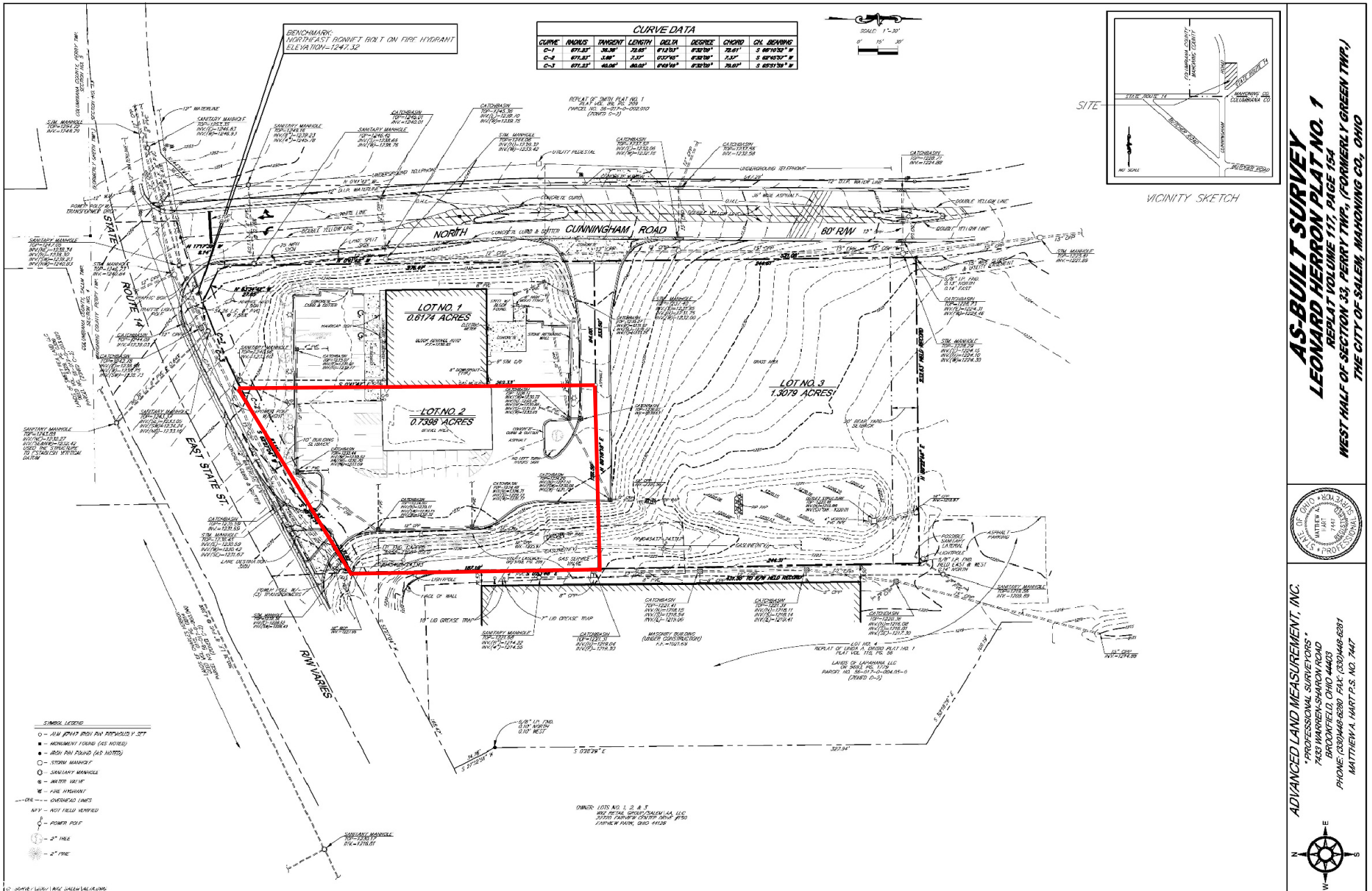
AVAILABLE



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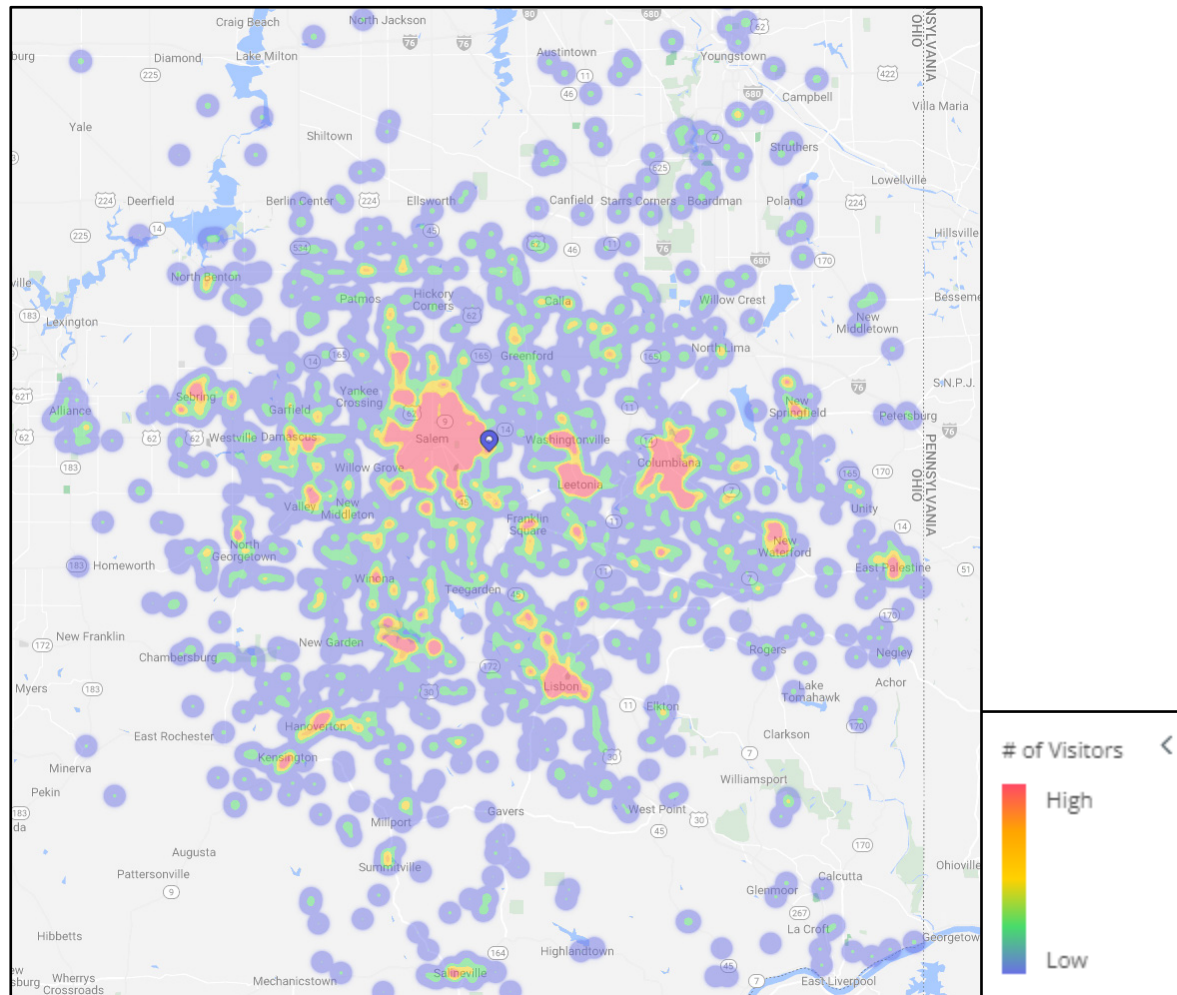
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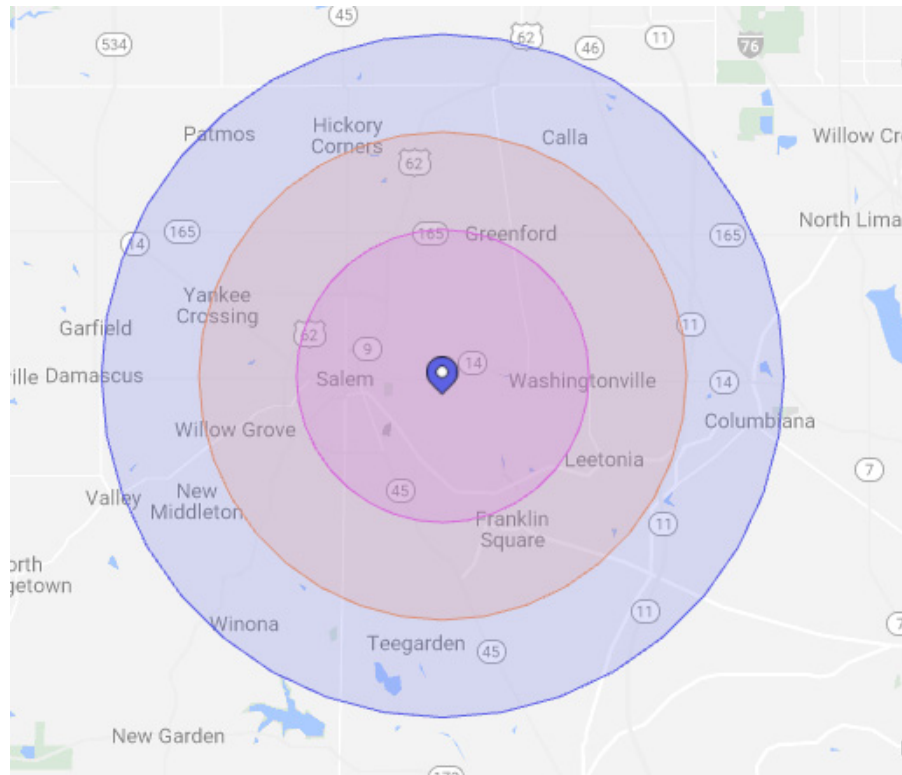
Trade area map of the Walmart Supercenter:

This data represents the approximate home location and density of customers who visited Walmart Supercenter at least 12 times within the past year. This provides a reasonably accurate assessment of where customers who will be drawn to the site's location reside.



Walmart / 2875 E State St, Salem, OH 44460 | Based on Home Location, by Visitors | Min. Visits: 12 | Sep 1st 2023 to Aug 31st 2024 | Home locations are obfuscated for privacy and randomly placed within a census block. They do not represent actual home addresses. Data provided by Placer Labs Inc.

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Search Group or Attribute | 3 Mile | 5 Mile | 7 Mile

Overview			
Population	17,786	24,519	37,025
Household Median Income	\$53,046.04 	\$56,043.27 	\$59,134.28
Daytime Population	18,196	22,422	34,133

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