

0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



Offering Summary

Lease Rate:	Negotiable
Available SF:	12,000 SF
Lot Size:	12,000 SF
Zoning:	C3 (Community Shopping)

Property Overview

- Join a planned development in Perrysburg, OH.
- A multi-tenant building of roughly 12,000 sf with multiple suite sizes can be created.
- A drive through is possible.
- The property has 370 ft of frontage in Perrysburg, OH.
- The property benefits from a traffic signal.
- Costco operates across Eckel Junction.
- The property is located near the I-475 and Rte. 25 Diverging Diamond Interchange.

Duke Wheeler, CRRP

419.794.1121
dwheeler@rkgcommercial.com

Joe Belinske, CCIM

419.794.3951
jbelinske@rkgcommercial.com

Reichle | Klein Group 
Commercial Property Brokers, Managers & Investment Advisors

0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



Lease Rate	Negotiable
------------	------------

Location Information

City, State & Zip	Perrysburg, OH 43551
County	Wood
Cross Streets	Rte. 25

Utilities

Power Provider	First Energy
Fuel Provider	Waterville Gas / Columbia Gas
Fuel Type	Natural Gas
Water Provider	City of Perrysburg
Sewer Provider	City of Perrysburg

Property Details

Primary Use	Planned Retail Development
Secondary Use	Office
Acreage	12,000 SF
Lot Frontage	370
Site Shape	Rectangular
BTS Option	Yes
Floodplain	No
Buildable SF	12,000 +/-
Topography	Flat
Structure on Site	No
Access	Yes
Number Of Lots	2

Duke Wheeler, CRRP
 419.794.1121
 dwheeler@rkgcommercial.com

Joe Belinske, CCIM
 419.794.3951
 jbelinske@rkgcommercial.com



0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



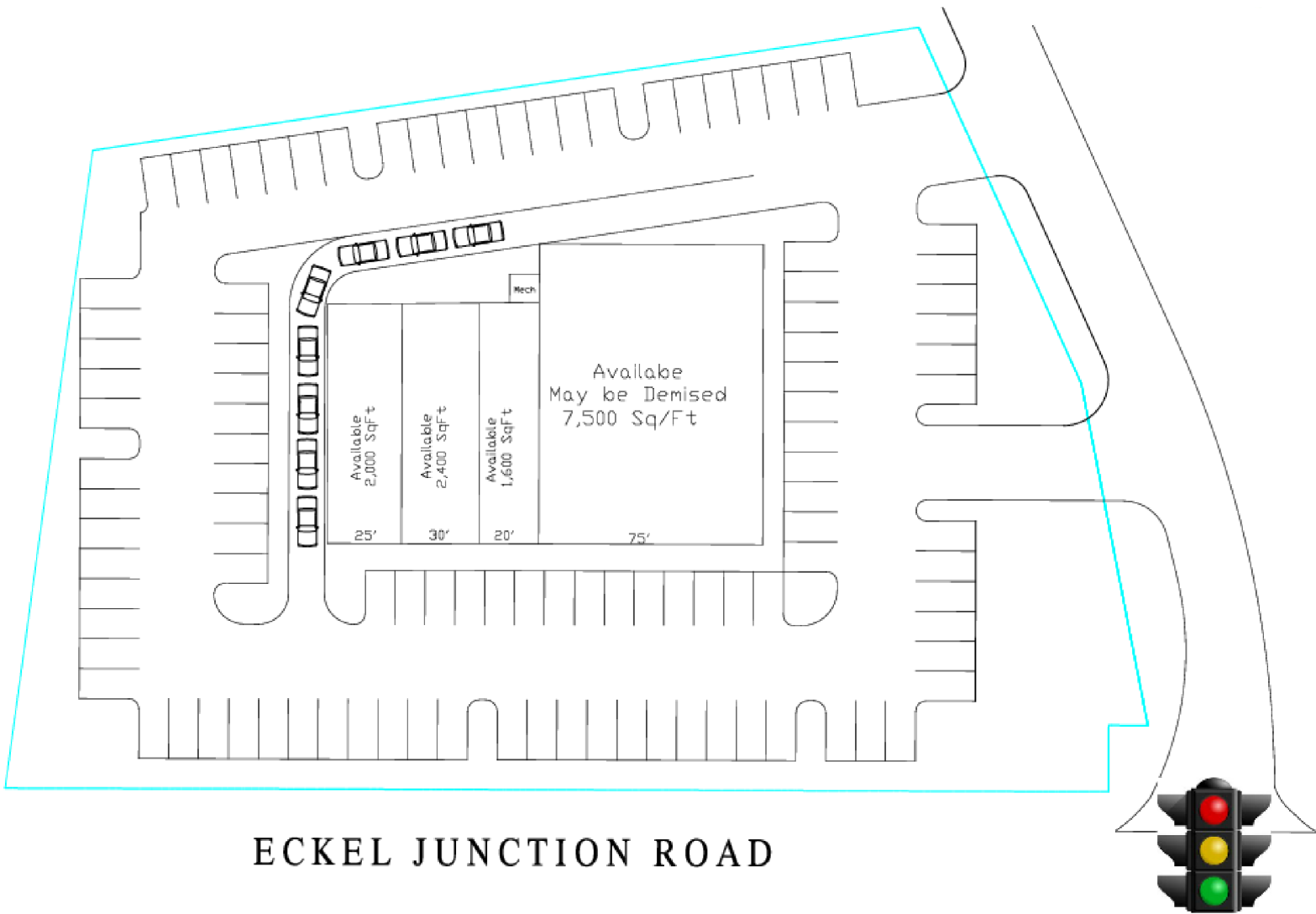
Duke Wheeler, CRPP
419.794.1121
dwheeler@rgkcommercial.com

Joe Belinske, CCIM
419.794.3951
jbelinske@rgkcommercial.com

Reichle | Klein Group 
Commercial Property Brokers, Managers & Investment Advisors

0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



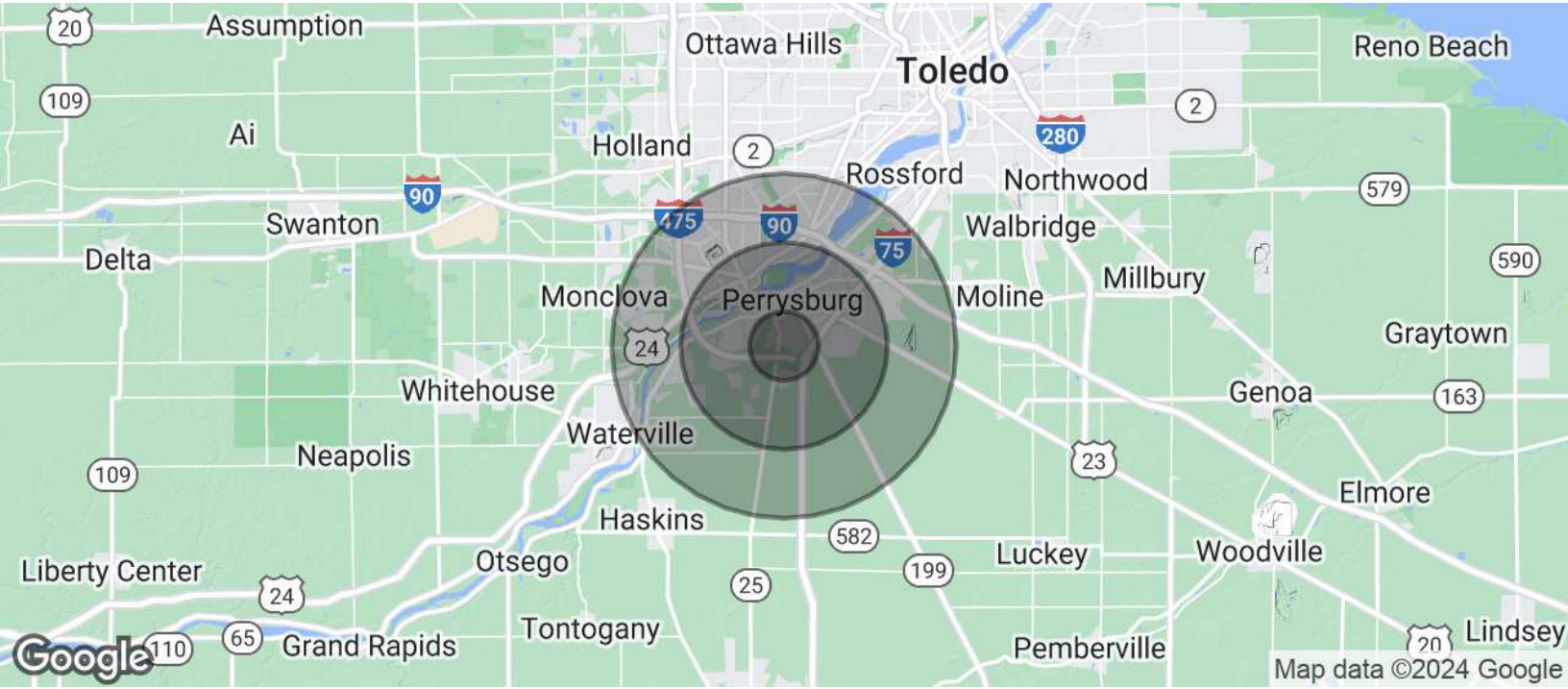
Duke Wheeler, CRRP
419.794.1121
dwheeler@rkgcommercial.com

Joe Belinske, CCIM
419.794.3951
jbelinske@rkgcommercial.com

Reichle | Klein Group 
Commercial Property Brokers, Managers & Investment Advisors

0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



Population	1 Mile	3 Miles	5 Miles
Total Population	4,532	31,562	73,431
Average Age	38.5	40.4	41.4
Average Age (Male)	37.4	40.4	39.6
Average Age (Female)	38.5	41.2	43.3
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	1,932	13,506	33,669
# of Persons per HH	2.3	2.3	2.2
Average HH Income	\$91,404	\$103,911	\$86,582
Average House Value	\$203,988	\$234,140	\$192,862

* Demographic data derived from 2020 ACS - US Census

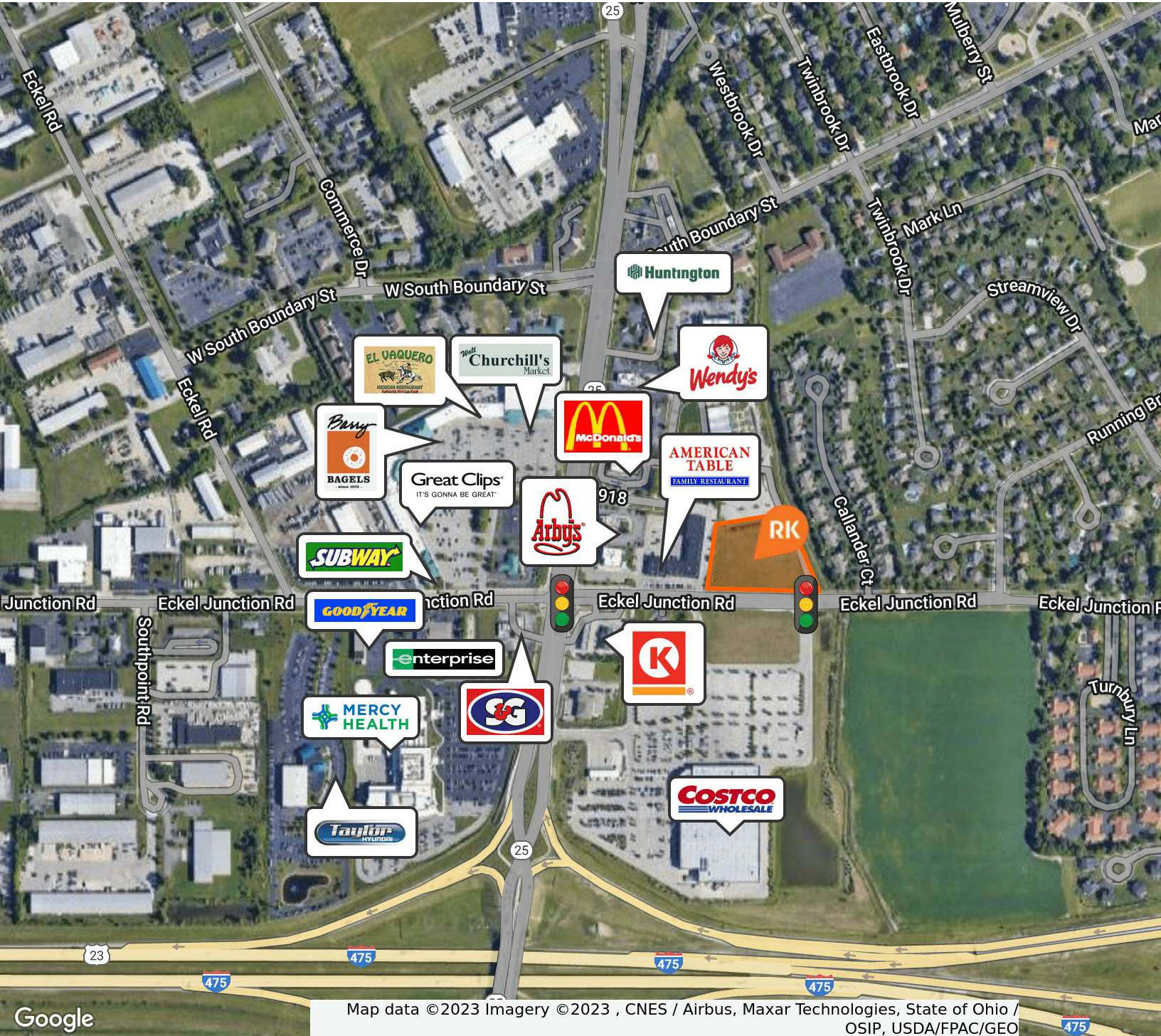
Duke Wheeler, CRRP
 419.794.1121
 dwheeler@rkgcommercial.com

Joe Belinske, CCIM
 419.794.3951
 jbelinske@rkgcommercial.com

Reichle | Klein Group 
 Commercial Property Brokers, Managers & Investment Advisors

0 ECKEL JUNCTION ROAD

Perrysburg, OH 43551



Map data ©2023 Imagery ©2023, CNES / Airbus, Maxar Technologies, State of Ohio / OSIP, USDA/FPAC/GEO



Duke Wheeler, CRPP

419.794.1121
dwheeler@rkgcommercial.com



Joe Belinske, CCIM

419.794.3951
jbelinske@rkgcommercial.com

This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.