



WWW.GOODMANREALESTATE.COM
216.381.8200

BOARDMAN DEVELOPMENT SITE

Boardman, Ohio



HIGHLIGHTS

- AVAILABLE: Approximately 1 AC ground lease
- LOCATION: SW Corner of the signalized intersection of Boardman Poland Road and Tiffany South
- TRAFFIC: Exceeding 30,000 vehicles daily
- ZONING: Regional Business District – permits restaurant, retail, and auto service
- CUSTOMERS: Over 107,000 people within a 5-mile radius
- AVERAGE HOUSEHOLD INCOME: Over \$64,000 within a 5-mile radius
- DAYTIME POPULATION: Over 18,000 employees within a 5-minute drive

DEMOGRAPHICS

	3 MILE	5 MILE	7 MILE
POPULATION			
2026 Projection	57,965	104,142	156,995
2021 Estimate	59,526	107,264	161,595
INCOME			
2021 Average	\$67,809	\$64,343	\$62,596
2021 Median	\$52,790	\$45,967	\$44,015
DAYTIME POPULATION			
2021 Employees	33,327	47,588	74,639

LEASING INFORMATION

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CLEVELAND

THE OFFICES OF LEGACY VILLAGE
25333 CEDAR ROAD, SUITE 305
CLEVELAND, OH 44124

COLUMBUS

389 E. LIVINGSTON AVENUE
COLUMBUS, OHIO 43215

STEVE ALTEMARE

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BOARDMAN POLAND RD

SHARED PYLON SIGN

LEASE
PENDING

TIFFANY SOUTH

**1 ACRE
AVAILABLE**

