



WWW.GOODMANREALESTATE.COM
216.381.8200

MARKETPLACE OF GREEN

3952 Massillon Road
Green, Ohio



HIGHLIGHTS

- **AVAILABLE:** 5 AC (build to suit or ground lease)
- Join Jersey Mike's Subs, Beyond Juicery + Eatery, Hammer & Nails Grooming, Noodles & Company, and First Watch (now open)
- Located in one of the fastest-growing communities in Northeast Ohio
- Approximately 380' frontage on Massillon Road, providing great exposure

TOP GENERATORS

- AKRON CANTON AIRPORT
800,000+ passengers annually
- SUMMA HEALTH GREEN MEDICAL CENTER
8,022 employees
- AKRON GENERAL MEDICAL CENTER
1,000 physicians, 3,400 healthcare professionals and support staff, and 550 volunteers
- TIMKEN CO. WORLD HEADQUARTERS
1,100 employees
- DIEBOLD WORLD HEADQUARTERS
1,500 employees

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2026 Projection	25,545	74,083	172,543
2021 Estimate	25,230	73,861	173,212
INCOME	3 MILE	5 MILE	7 MILE
2021 Average	\$92,278	\$87,869	\$78,840
2021 Median	\$73,212	\$70,782	\$61,560
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2021 Employees	13,557	29,258	75,336

LEASING INFORMATION

www.goodmanrealestate.com
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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

ROB YASKANICH

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KEY

 LEASED	 NEGOTIATING
 AVAILABLE	 NOT PART

UNIT	TENANT	SIZE (SQ. FT.)
1	Noodles & Company	2,000
2	Sittoo's	1,470
3	Beyond Juicery + Eatery	1,600
4	Jersey Mike's	1,600
5	Hammer & Nails Grooming	3,200
6	First Watch	1 AC
7	Available	5 AC
SITE SUMMARY		9,870

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