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ELM ROAD REDEVELOPMENT OPPORTUNITY

Warren, Ohio



HIGHLIGHTS

- **AVAILABLE:** 2.35 AC redevelopment site
- Major retail corridor with easy access to and from Ohio State Route 82
- Warren is the seat of Trumbull County, Ohio, with a population of approximately 39,000
- Over 21,000 vehicles pass the site daily on Elm Road Northeast
- Nearby nationally branded retailers include Walmart, ALDI, Menards, Tractor Supply, Chipotle Mexican Grill, Wendy's, Panera Bread, and Dunkin'

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2029 Projection	32,365	75,677	107,235
2024 Estimate	32,674	76,689	108,849
INCOME	3 MILE	5 MILE	7 MILE
2024 Average	\$60,168	\$61,395	\$61,797
2024 Median	\$42,761	\$44,137	\$45,657
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2024 Employees	14,988	27,955	34,966

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

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