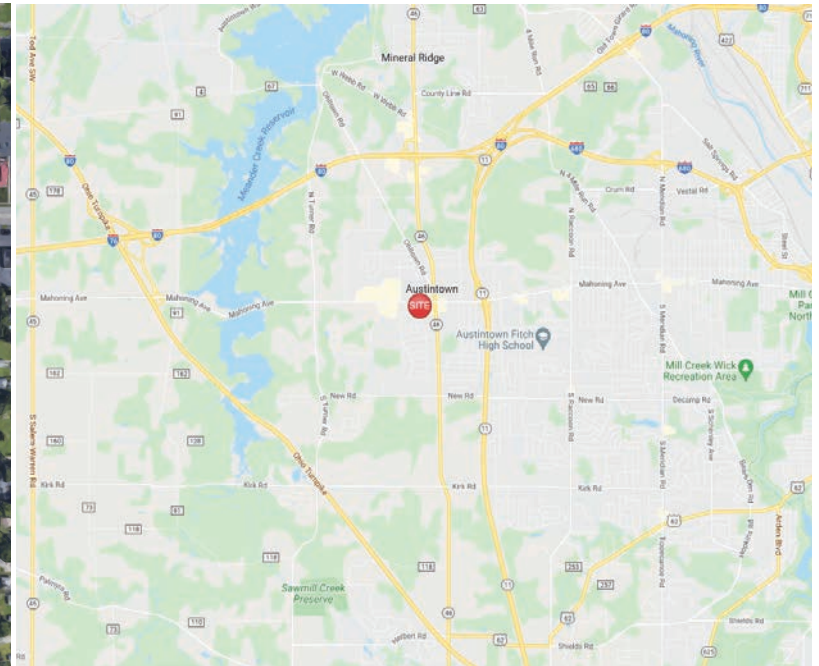


# AVAILABLE FOR LEASE

5633 MAHONING AVE, AUSTINTOWN, OH 44515



## HIGHLIGHTS

- Outparcel building for lease
- 1,600 SF - 7,648 SF available
- Drive-thru available
- Near the intersection of OH RT-46 (S. Canfield-Niles Rd.) and Mahoning Ave.
- Located between Weston Center and a proposed Chick-Fil-A
- Future Meijer proposed to open in 2022 across the street
- Zoned B2 General Business

## DEMOGRAPHICS

2021 ESTIMATES	1 mile	3 mile	5 mile
Population	6,423	36,015	75,439
Households	2,819	16,059	33,163
Average HH Income	\$70,181	\$64,129	\$71,218

## CONTACT

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CLEVELAND

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# AVAILABLE FOR LEASE

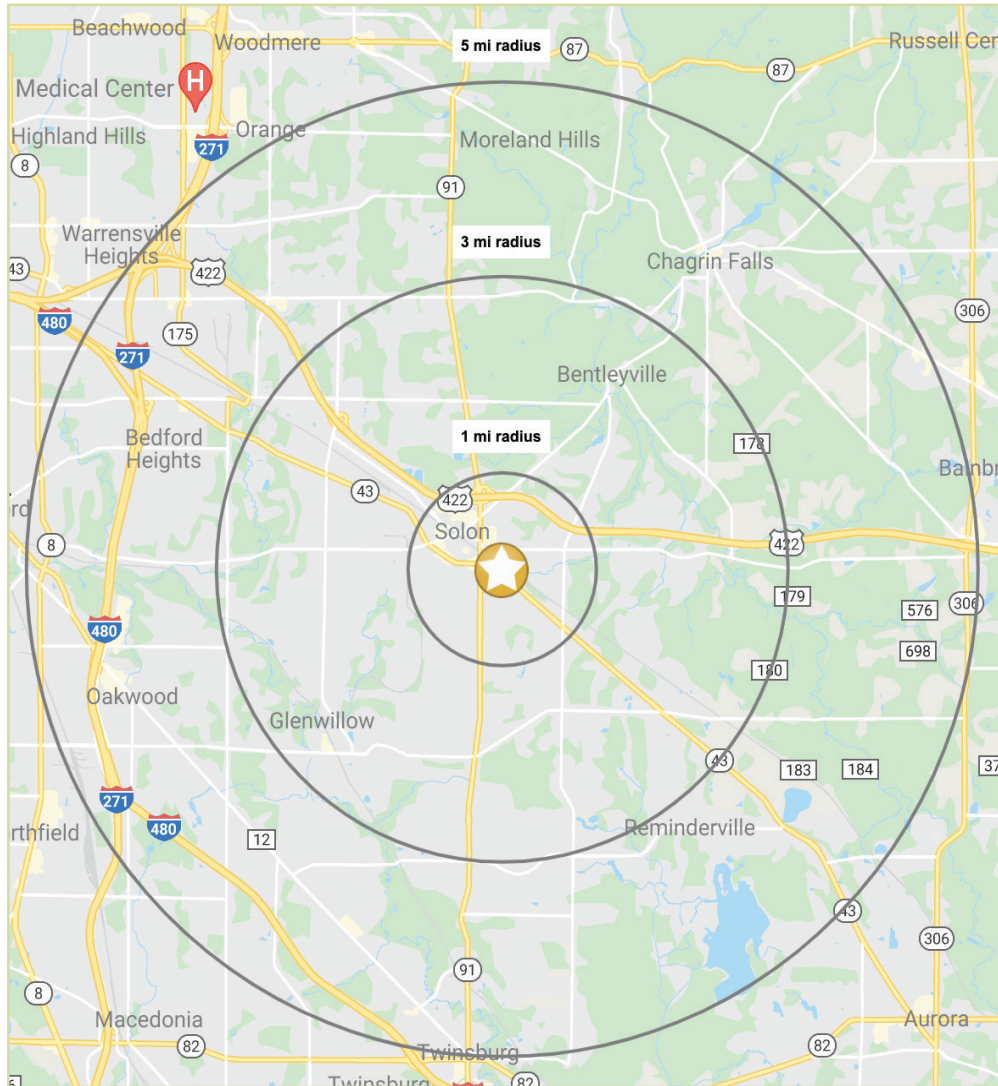
5633 MAHONING AVE, AUSTINTOWN, OH 44515





# AVAILABLE FOR LEASE

5633 MAHONING AVE, AUSTINTOWN, OH 44515



5633 Mahoning Ave Youngstown, OH 44515	1 mi radius	3 mi radius	5 mi radius	10 min drive time
<b>Population</b>				
2021 Estimated Population	6,423	36,015	75,439	55,211
2026 Projected Population	6,292	36,339	75,298	55,352
2020 Census Population	6,513	36,427	76,357	55,768
2010 Census Population	6,630	36,364	77,606	56,143
Projected Annual Growth 2021 to 2026	-0.4%	0.2%	-	-
Historical Annual Growth 2010 to 2021	-0.3%	-	-0.3%	-0.2%
2021 Median Age	47.9	43.0	43.2	43.2
<b>Households</b>				
2021 Estimated Households	2,819	16,059	33,163	24,584
2026 Projected Households	2,876	16,874	34,405	25,633
2020 Census Households	2,846	16,303	33,607	24,895
2010 Census Households	2,801	15,633	32,922	24,108
Projected Annual Growth 2021 to 2026	0.4%	1.0%	0.7%	0.9%
Historical Annual Growth 2010 to 2021	-	0.2%	-	0.2%
<b>Race and Ethnicity</b>				
2021 Estimated White	86.9%	84.0%	82.0%	83.3%
2021 Estimated Black or African American	6.8%	8.7%	10.0%	9.1%
2021 Estimated Asian or Pacific Islander	1.0%	0.8%	0.8%	0.7%
2021 Estimated American Indian or Native Alaskan	0.1%	0.2%	0.2%	0.2%
2021 Estimated Other Races	5.2%	6.4%	7.1%	6.7%
2021 Estimated Hispanic	4.2%	4.6%	5.2%	4.9%
<b>Income</b>				
2021 Estimated Average Household Income	\$70,181	\$64,129	\$71,218	\$67,153
2021 Estimated Median Household Income	\$54,604	\$52,383	\$52,754	\$50,892
2021 Estimated Per Capita Income	\$30,991	\$28,727	\$31,428	\$30,033
<b>Education (Age 25+)</b>				
2021 Estimated Elementary (Grade Level 0 to 8)	1.3%	2.4%	2.4%	2.5%
2021 Estimated Some High School (Grade Level 9 to 11)	5.4%	5.0%	5.7%	5.5%
2021 Estimated High School Graduate	42.7%	40.5%	38.9%	40.8%
2021 Estimated Some College	18.3%	20.9%	20.7%	20.8%
2021 Estimated Associates Degree Only	7.9%	8.4%	8.4%	8.3%
2021 Estimated Bachelors Degree Only	14.6%	15.5%	16.2%	15.1%
2021 Estimated Graduate Degree	9.9%	7.2%	7.7%	7.1%
<b>Business</b>				
2021 Estimated Total Businesses	372	1,070	1,919	1,609
2021 Estimated Total Employees	4,641	13,642	24,927	20,606
2021 Estimated Employee Population per Business	12.5	12.8	13.0	12.8
2021 Estimated Residential Population per Business	17.3	33.7	39.3	34.3