



**SALE**

# Partridge Meadows Condominium Site

**SUMMERFIELD LAND NE & NORTH ROAD NE**

Howland Township, OH 44483

**PRESENTED BY:**

**JERRY FIUME, SIOR, CCIM**

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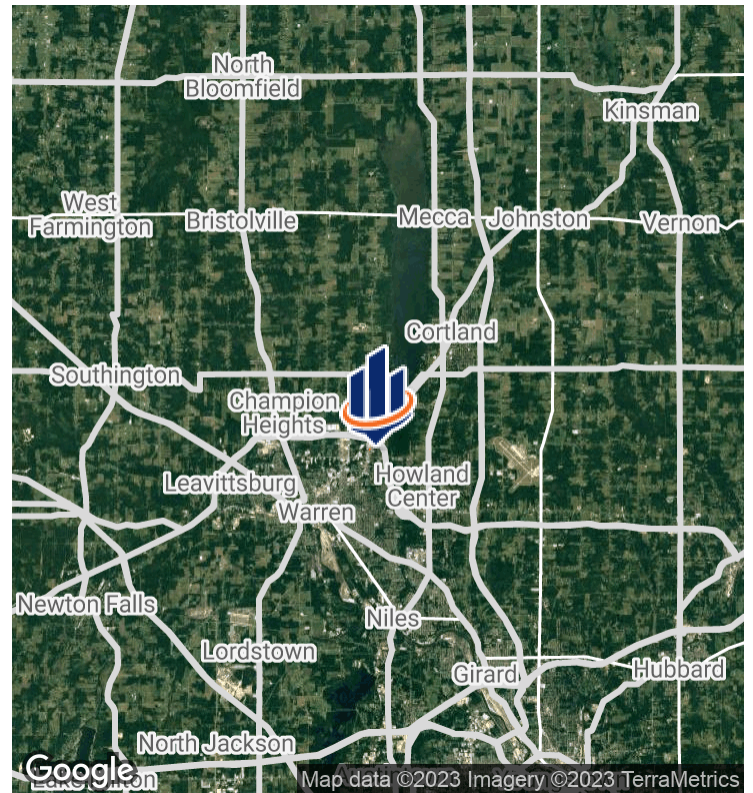
**BRAD WEIDMAN**

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# PROPERTY SUMMARY



## OFFERING SUMMARY

<b>SALE PRICE:</b>	\$200,000
<b>LOT SIZE:</b>	10.17 Acres
<b>PRICE / ACRE:</b>	\$19,666
<b>ZONING:</b>	R-A2 Residential Apartments
<b>APN:</b>	28-901306

## PROPERTY OVERVIEW

- Great infill site already zoned for multi-family density
- Access to State Route 5 and the Warren Bypass
- Affordable with motivated seller
- 2nd phase of an existing condominium project

## PROPERTY HIGHLIGHTS

- Highest & Best Use: Condominium Development
- Taxes: \$2,068.72
- Gas, Water, & Sewer (Provider): Available
- Electric & Cable (Provider): Available
- Close Proximity to I-82

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## ADDITIONAL PHOTOS



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# RETAILER MAP



**JERRY FIUME, SIOR, CCIM**

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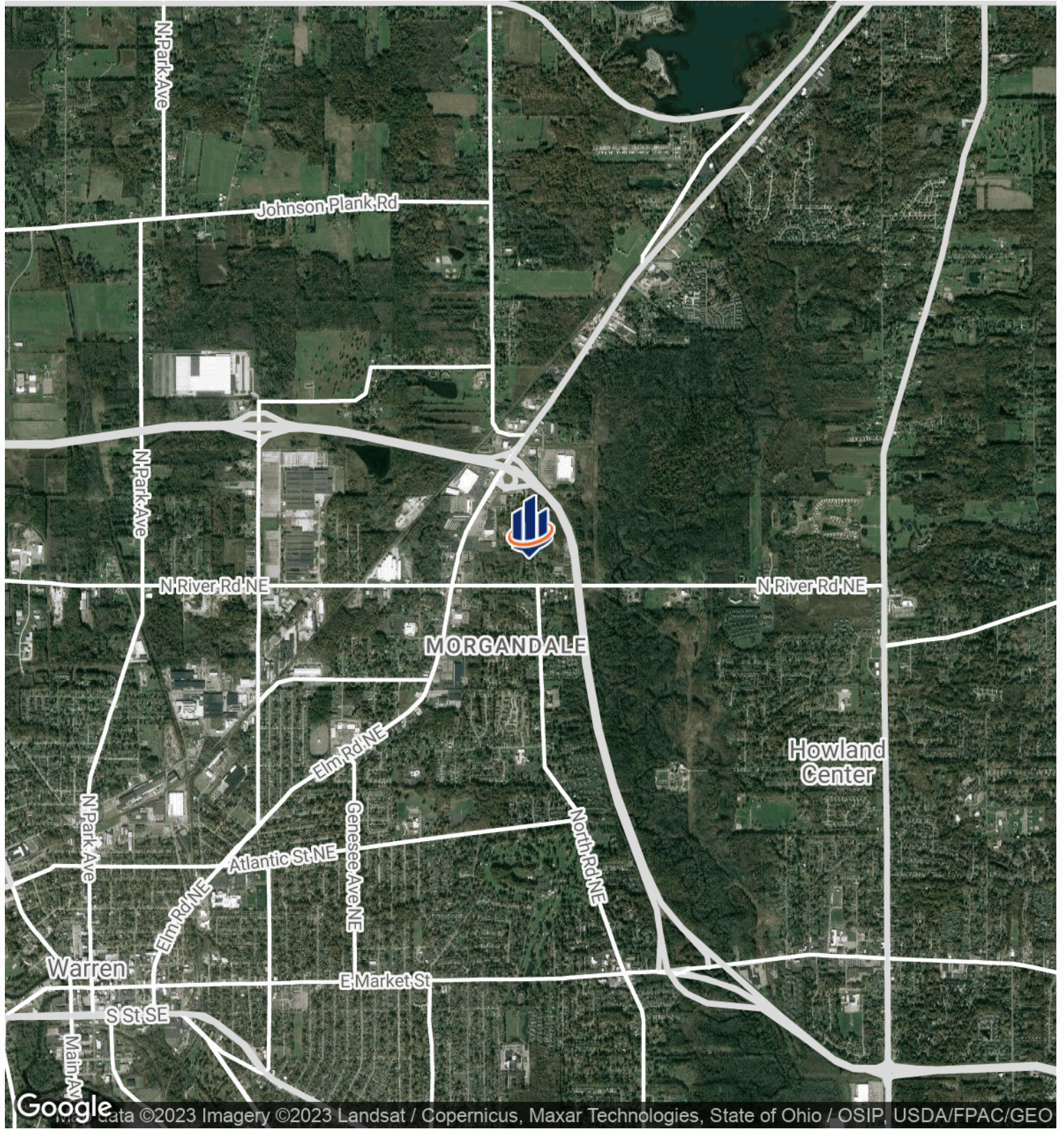
jerry.fiume@svn.com

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# LOCATION MAP



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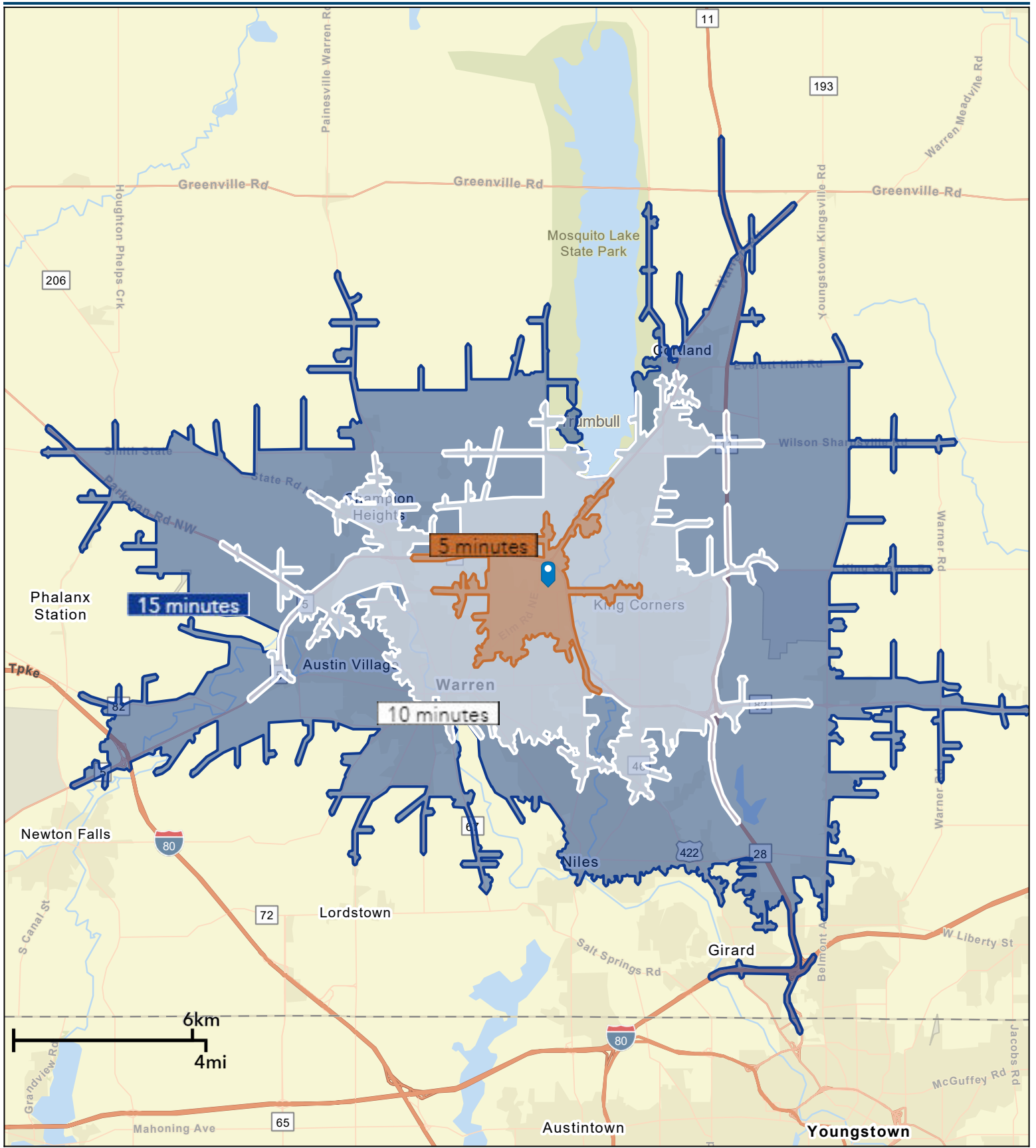
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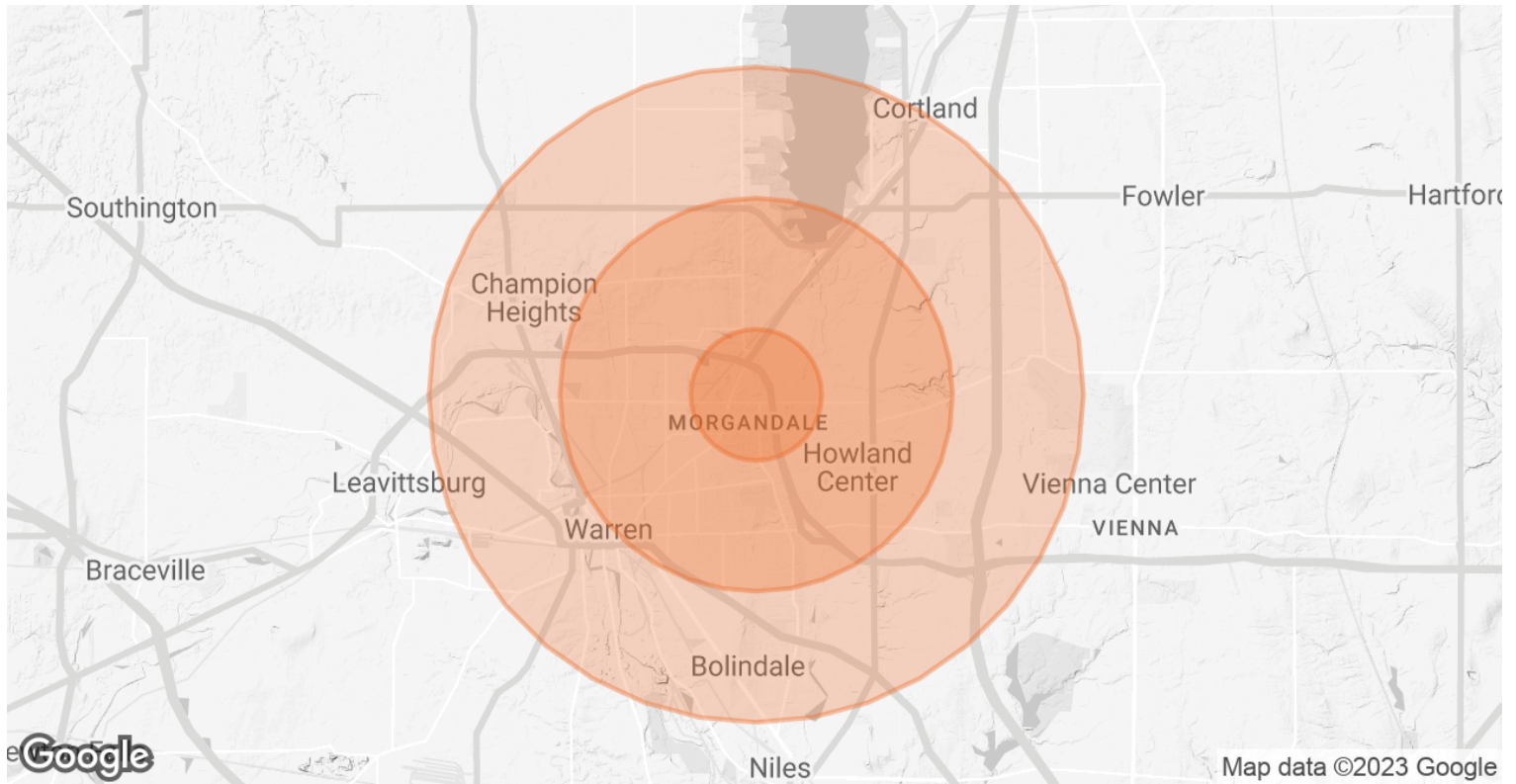
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# DEMOGRAPHICS MAP & REPORT



<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
<b>TOTAL POPULATION</b>	2,450	31,691	73,168
<b>AVERAGE AGE</b>	48.1	43.9	44.0
<b>AVERAGE AGE (MALE)</b>	44.5	42.4	42.3
<b>AVERAGE AGE (FEMALE)</b>	50.1	45.4	45.5
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
<b>TOTAL HOUSEHOLDS</b>	1,314	15,966	37,162
<b># OF PERSONS PER HH</b>	1.9	2.0	2.0
<b>AVERAGE HH INCOME</b>	\$53,056	\$55,218	\$52,801
<b>AVERAGE HOUSE VALUE</b>	\$130,994	\$105,346	\$102,389

\* Demographic data derived from 2020 ACS - US Census

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