

RETAIL BUILDING FOR SALE

4824 S. Prospect Street, Ravenna, OH 44266



OVERVIEW

Beautifully maintained auto service garage for sale in Rootstown Township! Built in 2002, this facility is being sold as turn-key auto service operation. Ideal for oil changing, tire shop, detailing or retail showroom. Building features 5 bays with office, kitchenette, reception area and office loft above. Three (3) lifts, oil vats, air compressor and furniture are all included. Property sits on a corner lot and comes with a land site ideal for additional building. Variance has been granted per township and transfers with property.

HIGHLIGHTS

- Three-Phase Power (208V)
- Waste-Oil Heat (Garage Bays)
Forced-Air (Office)
- Excellent Highway Access
- Oil Lines in High Bay and Air
Lines Throughout
- Turn-Key Operation!
- Frontage on S. Prospect (S.R. 44)
- Floor Drains
- Public Utilities With Gas Available
at Street



Sale Price:

\$430,000



Building Size:

4,152 SF



Zoning:

C-2 General Commercial



Lot Size:

0.85 Acres

OUR NETWORK IS YOUR EDGE.

All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.

TJ Hollin

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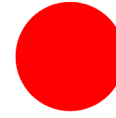
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DEMOGRAPHICS

**19,879**

Population

**41.8**

Median Age

**2.5**

Average Household Size

**\$57,672**

Median Household Income

TRAFFIC COUNT

Cross street	Traffic 1	Distance
Sandy Lake Rd	8,930	0.1
Pershing Ave	9,927	0.1
State Hwy44	10,486	0.2
Roosevelt Ave	8,450	0.2
S Prospect St	5,964	0.2



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