

FOR SALE

# 4.87 Acre Walmart Outparcel

RETAIL



## PROPERTY INFO

10392 FREMONT PIKE  
PERRYSBURG, OH | STORE #4479

- + Ample frontage along Fremont Pike and Simmons Road
- + Traffic counts over 37,000 vehicles per day
- + Zoned: PUD-M (Non-Residential)
- + Over 1.5 million sq. ft. of retail in the immediate area
- + Six hotels in the immediate vicinity, totaling 838 rooms



### Total Population

1 Mile	6,377
3 Miles	24,739
5 Miles	79,118

### Number of Households

1 Mile	2,769
3 Miles	10,575
5 Miles	33,432

### Average HH Income

1 Mile	\$78,289
3 Miles	\$88,232
5 Miles	\$79,379

Source: Esri, 2017 Estimates

## CONTACT US

### Duke Wheeler

Senior Vice President  
+1 419 794 1121  
dwheeler@rkgcommercial.com

### Thomas Flynn

Senior Vice President  
+1 330 670 4409  
thomas.flynn@cbre.com

Reichle | Klein Group

### Reichle | Klein Group

One Seagate Avenue  
Toledo, OH 43604  
+1 419 861 1100

Licensed Real Estate Broker

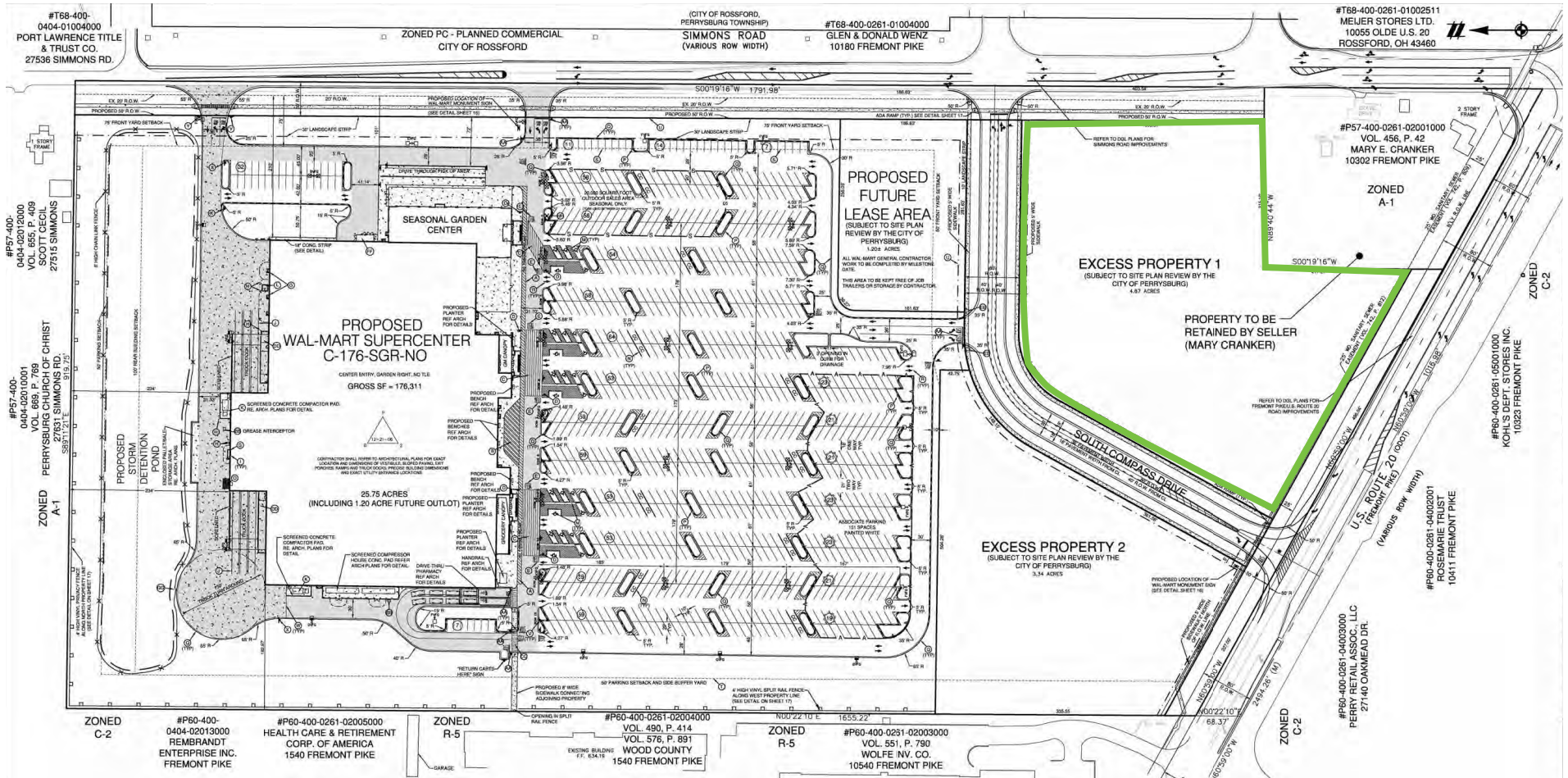
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## SITE PLAN



10392 FREMONT PIKE, PERRYSBURG, OH 43551

[www.cbre.us/walmart](http://www.cbre.us/walmart)



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# 4.87 Acre Walmart Outparcel

RETAIL

 RETAIL TRADE AREA



### Drive Time Demographics

	5 Minutes	10 Minutes	15 Minutes
Total Population	11,974	52,010	177,689
Number of Households	5,111	21,544	72,170
Average HH Income	\$81,437	\$81,924	\$66,178

Source: Esri, 2017 Estimates

FOR SALE

# 3.34 Acre Walmart Outparcel

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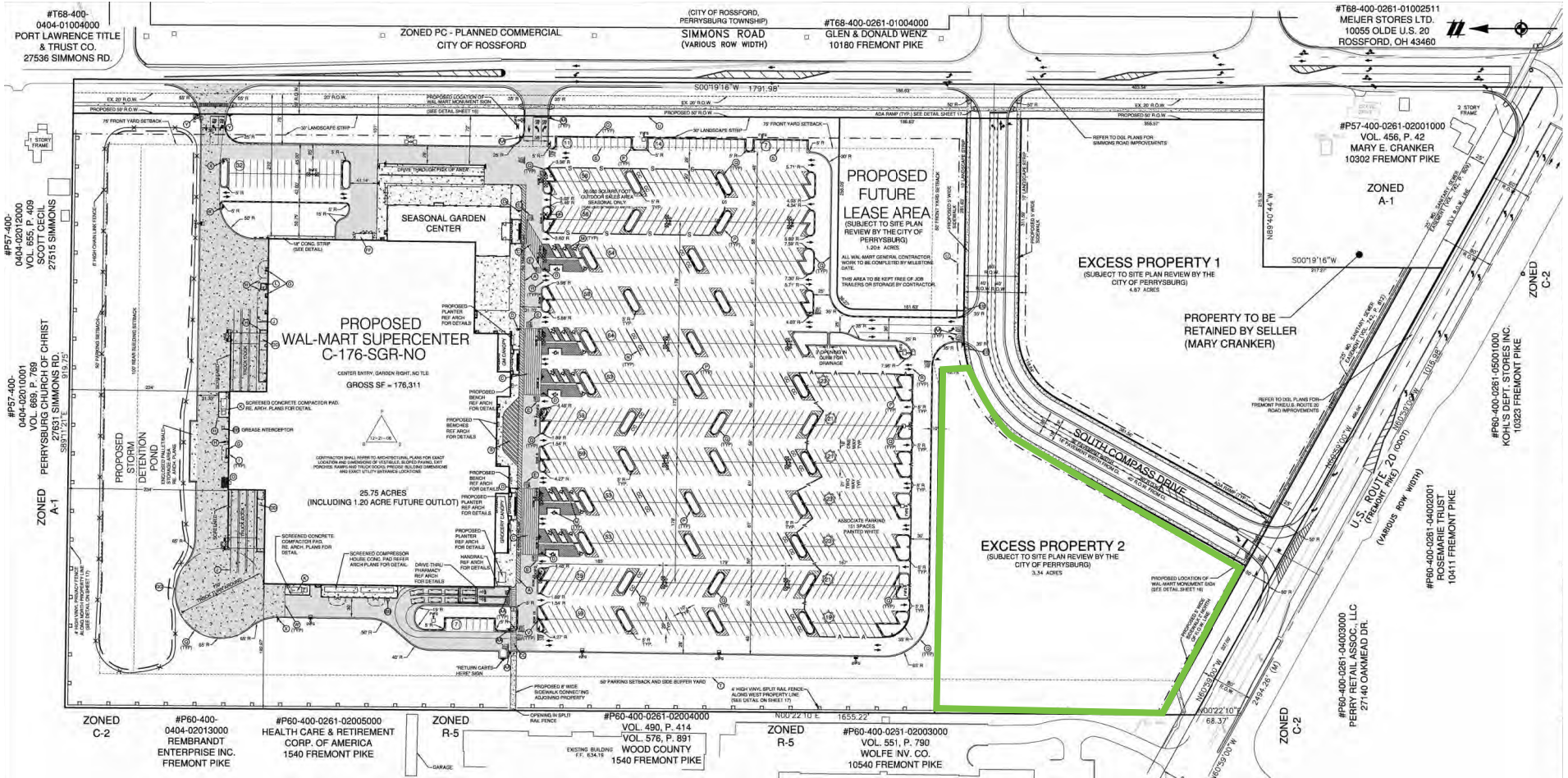
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# 1.2 Acre Walmart Outparcel

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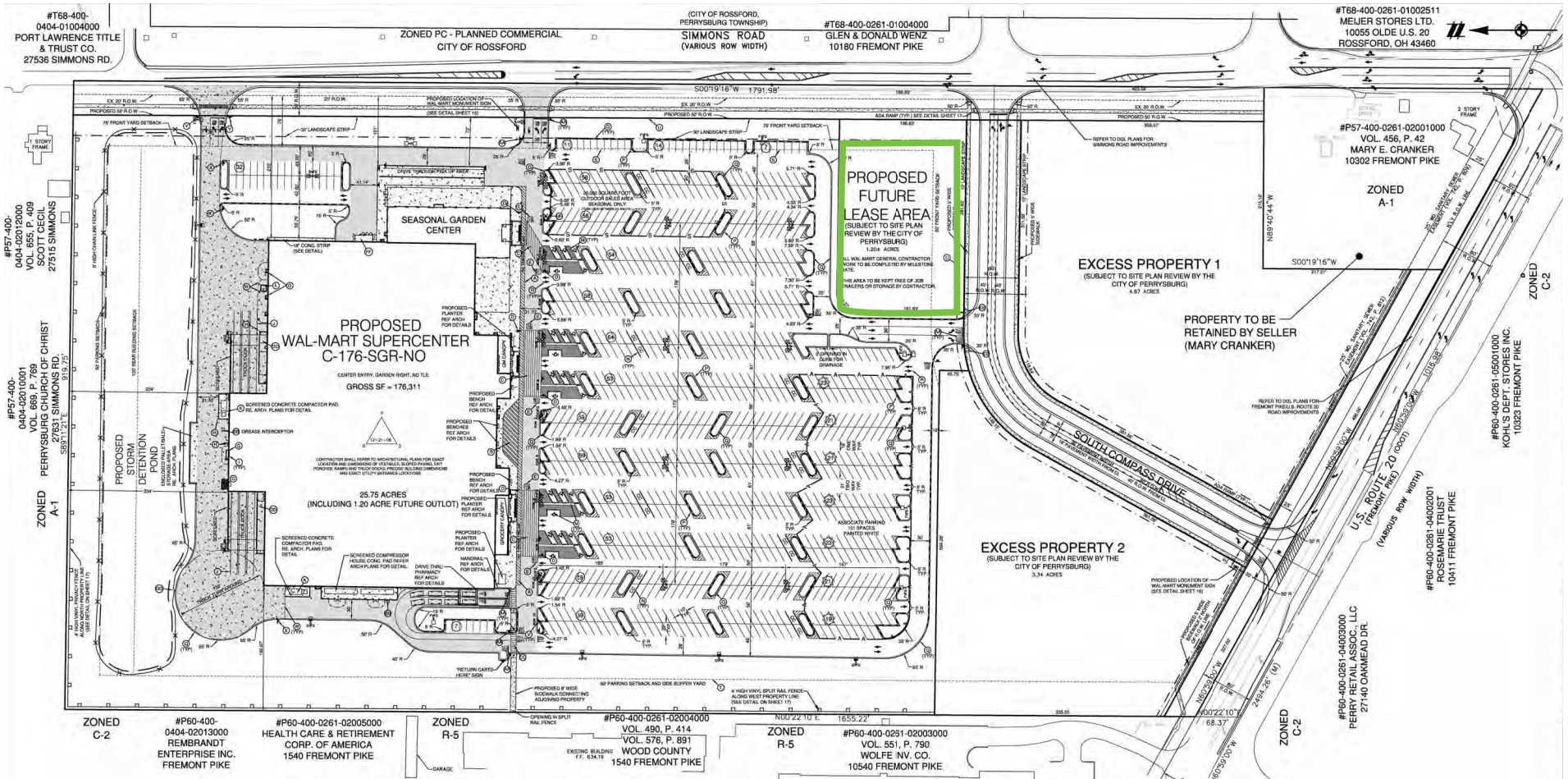
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