

# 3710 MANCHESTER RD

AKRON, OH 44319

## EXECUTIVE SUMMARY



### OFFERING SUMMARY

Available SF: 7,000 SF

Lease Rate: Negotiable

Building Size: 8,500 SF

### PROPERTY OVERVIEW

Strong visibility on the northwest corner of Manchester Rd and State Rd with up to 7000 Sq Ft available

### PROPERTY HIGHLIGHTS

Presented By:  
Legacy Commercial Property



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COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
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ADDITIONAL PHOTOS

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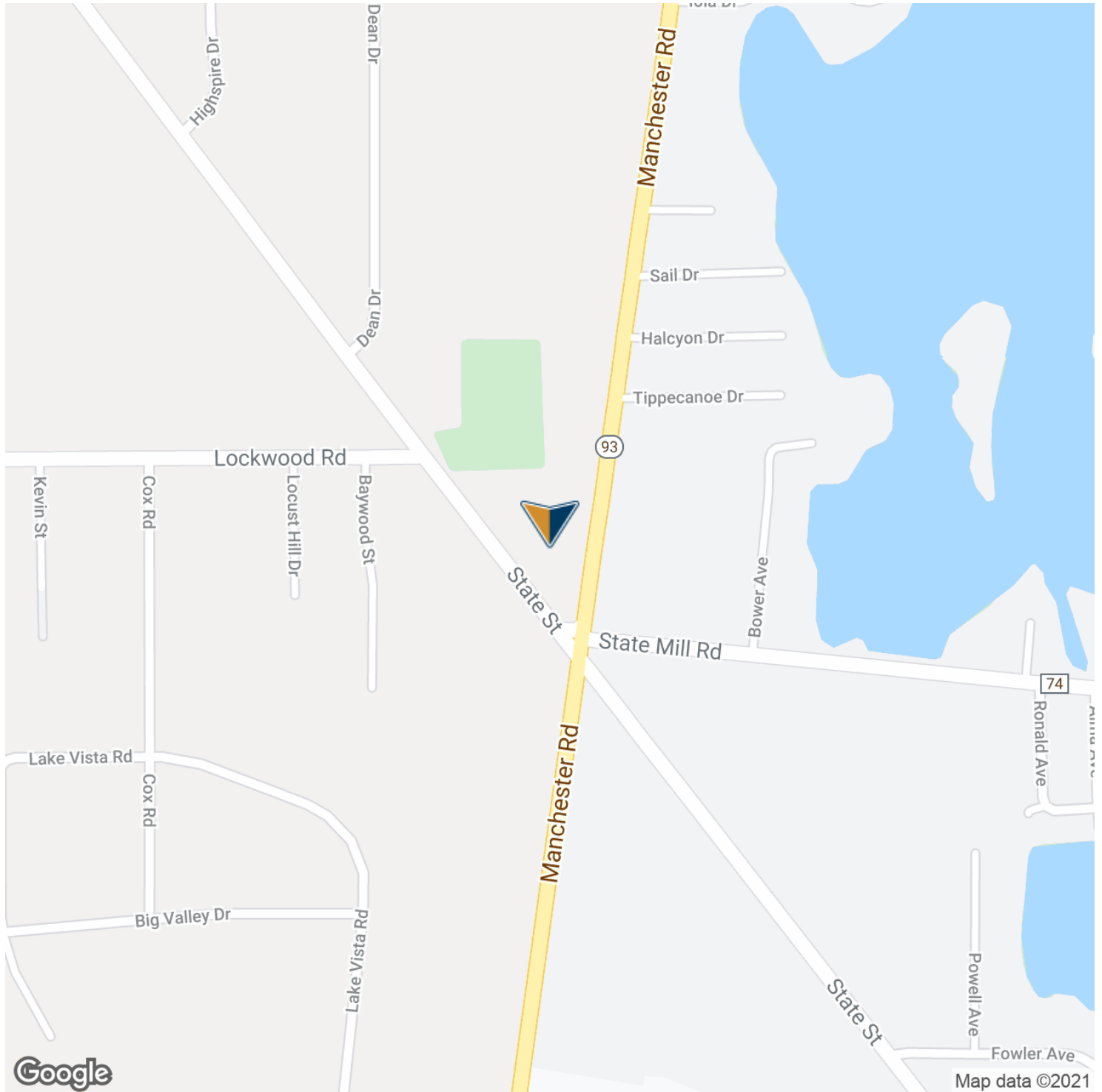
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LOCATION MAP



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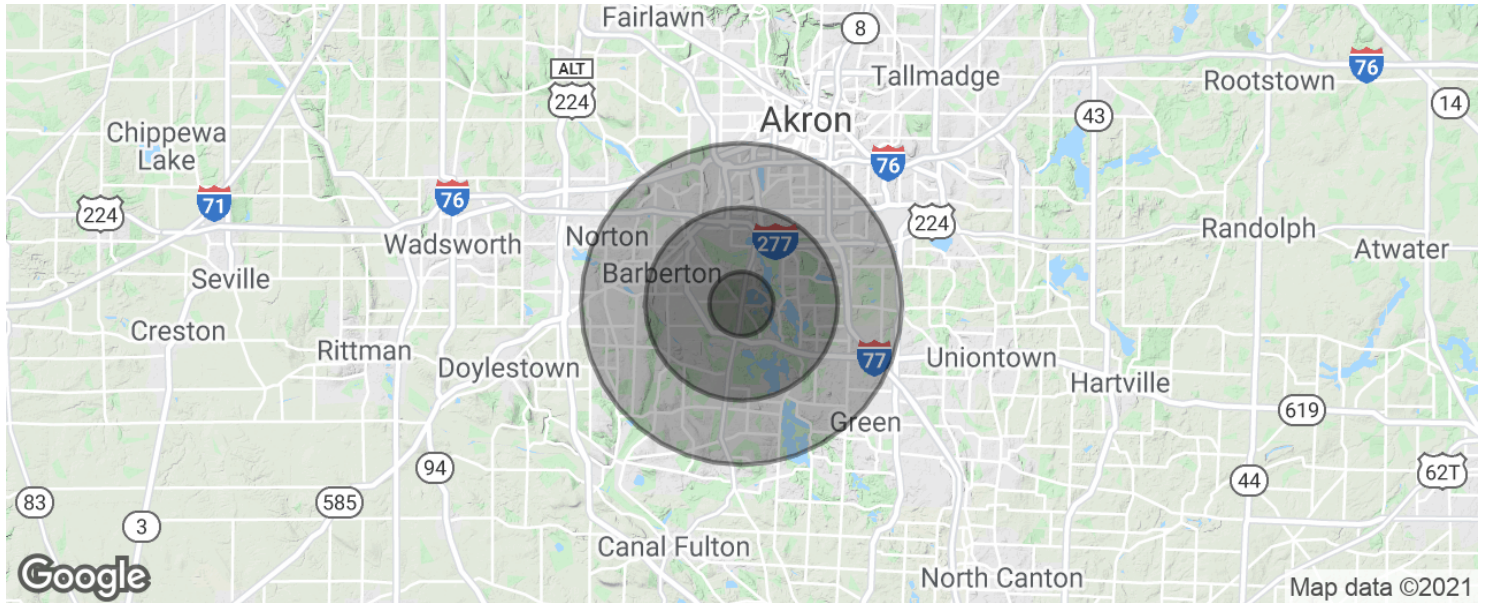
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## DEMOGRAPHICS MAP & REPORT



| POPULATION          | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------|-----------|-----------|-----------|
| Total population    | 4,534     | 41,175    | 131,954   |
| Median age          | 45.9      | 43.0      | 38.7      |
| Median age (Male)   | 40.7      | 40.7      | 37.4      |
| Median age (Female) | 49.1      | 44.5      | 39.8      |
| HOUSEHOLDS & INCOME | 1 MILE    | 3 MILES   | 5 MILES   |
| Total households    | 2,104     | 17,788    | 55,229    |
| # of persons per HH | 2.2       | 2.3       | 2.4       |
| Average HH income   | \$54,605  | \$51,672  | \$48,121  |
| Average house value | \$157,000 | \$136,885 | \$133,486 |

\* Demographic data derived from 2010 US Census

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