

Property for Sale

Location:

Street Address: 215 12th Street NW

City/State: Canton, OH

County: Stark

Property Information:

Lot 1: Property Size: Frontage: 120 feet Depth: 101 feet Acres: 0.34

Building: Yes No

Zoned: Commercial

Environmental Status: Fully Remediated

Access to:

City Water: Yes No Sewer: Yes No Gas: Yes No Electricity: Yes No

Market Area: Located on a highly traveled route, State Route 153. The area is commercially populated, with a residential and industrial presence as well.

Identify Adjoining Owners/Uses: **North-** Residential Homes. **East-** Phil’s Wine & Liquor, Monro Muffler Brake & Service, BP Station, Rite Aid, Wendy’s, and The Desert Inn. **South-** Canton Memorial Civic Center, R&S Used Tires, and Canton Glass. **West-** PPI Graphics, John Anderson’s Flower Shops, and Your Pizza Shop.

ASKING PRICE:

Lot 1: **\$69,000**

Additional Property Detail: Located near the Canton Memorial Civic Center, this site contains multiple access points, has great visibility, and a high flow of traffic. These factors combine to make it the ideal location for many types of small businesses.

PROXIMITY MAP

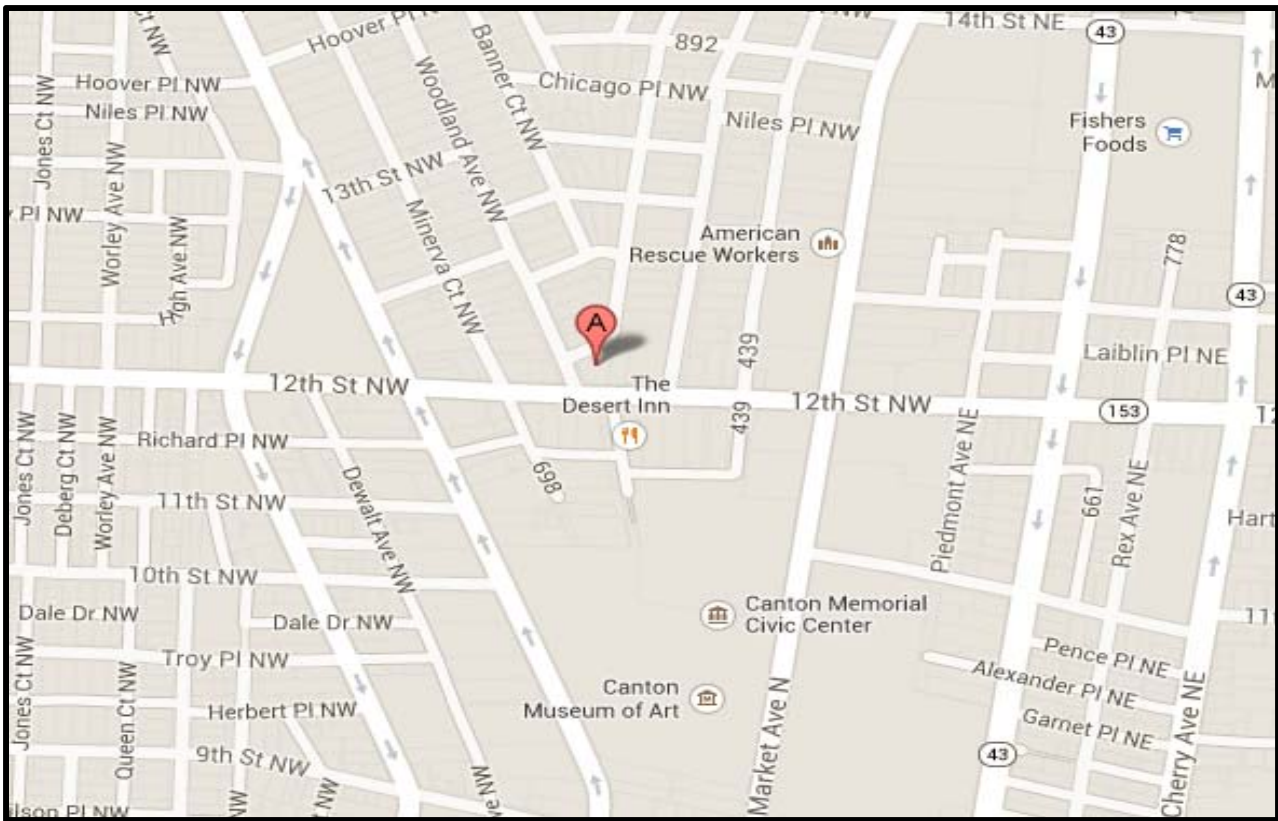


DIAGRAM OF PROPERTY



PICTURE

Information deemed to be correct – accuracy not warranted

