



571 W MAIN ST
Cardington, OH 43315

**SALE /
LEASE**



SALE PRICE **\$499,000**

OFFERING SUMMARY

Available SF:	9,180 SF
Lease Rate:	Negotiable NNN
Lot Size:	0.84 Acres
Year Built:	2005
Building Size:	9,180 SF
Zoning:	B-1 General Business District
Market:	Morrow County
Submarket:	Cardington

LOCATION OVERVIEW

Cardington is an up and coming village in Morrow County where the population is increasing. The site is located on the West side of the village. It is situated near Cardington Yutaka Technologies, a major area employer.

PROPERTY HIGHLIGHTS

- 9,180 SF commercial building
- 2 ADA compliant restrooms
- Monument signage
- Plenty of parking
- Easy access and excellent visibility
- On main route to and from town
- Quality construction
- Former corporate Family Dollar

PROPERTY WEBSITE

bit.ly/571wMainSt

CBC-ASPIRE.COM

Bill Davis | 614.588.7561 | bdavis@cbc-aspire.com
Tom Velalis | 614.354.6556 | tvelalis@cbc-aspire.com
Andrew Sylvester | 724.747.8974 | asylvester@cbc-aspire.com



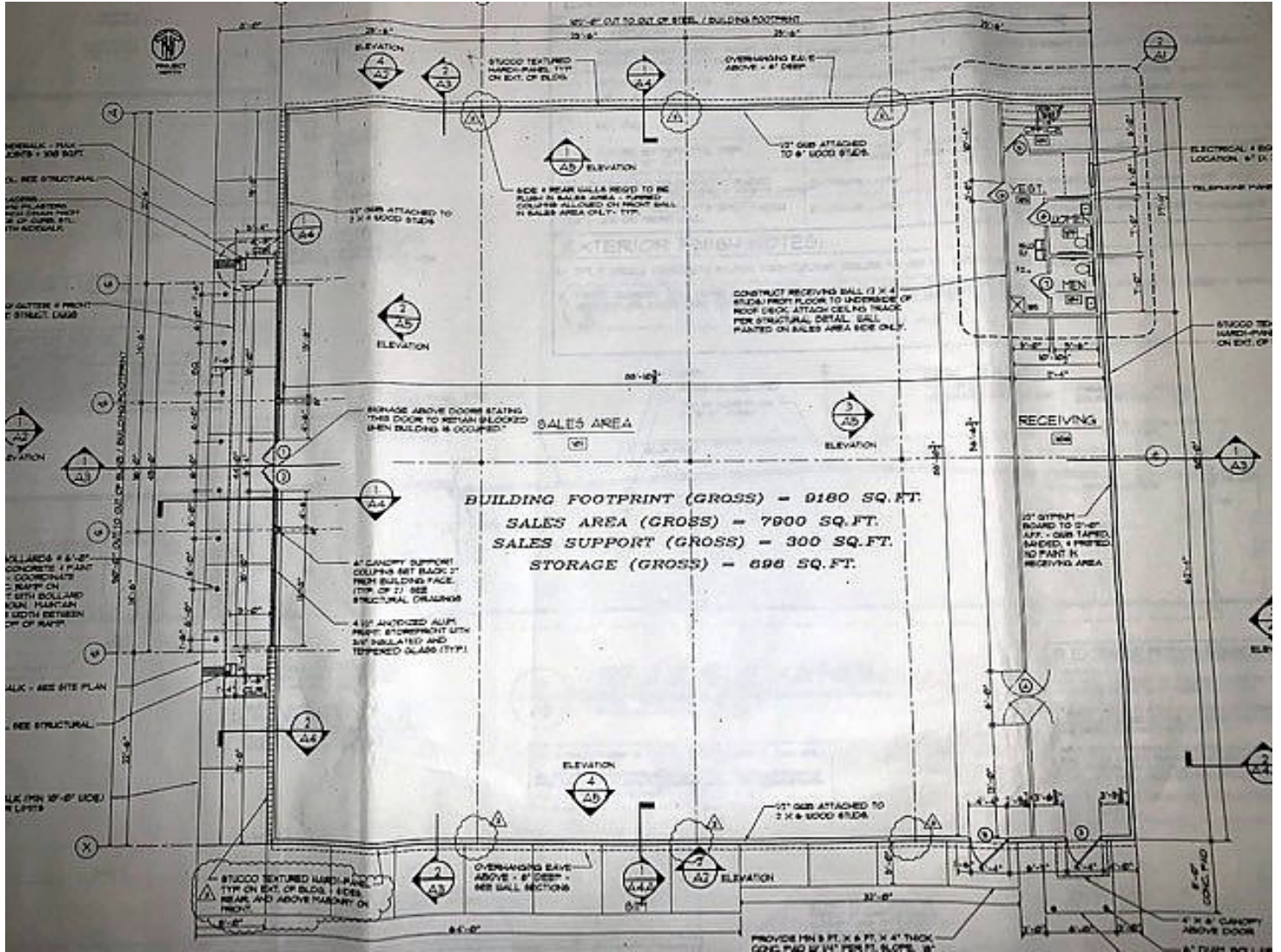
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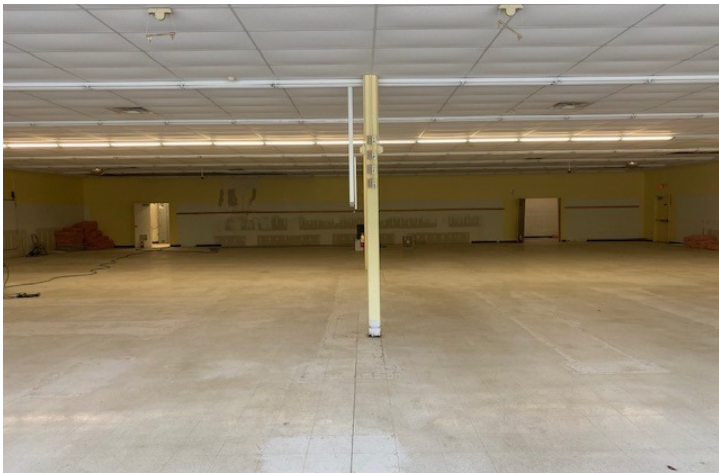
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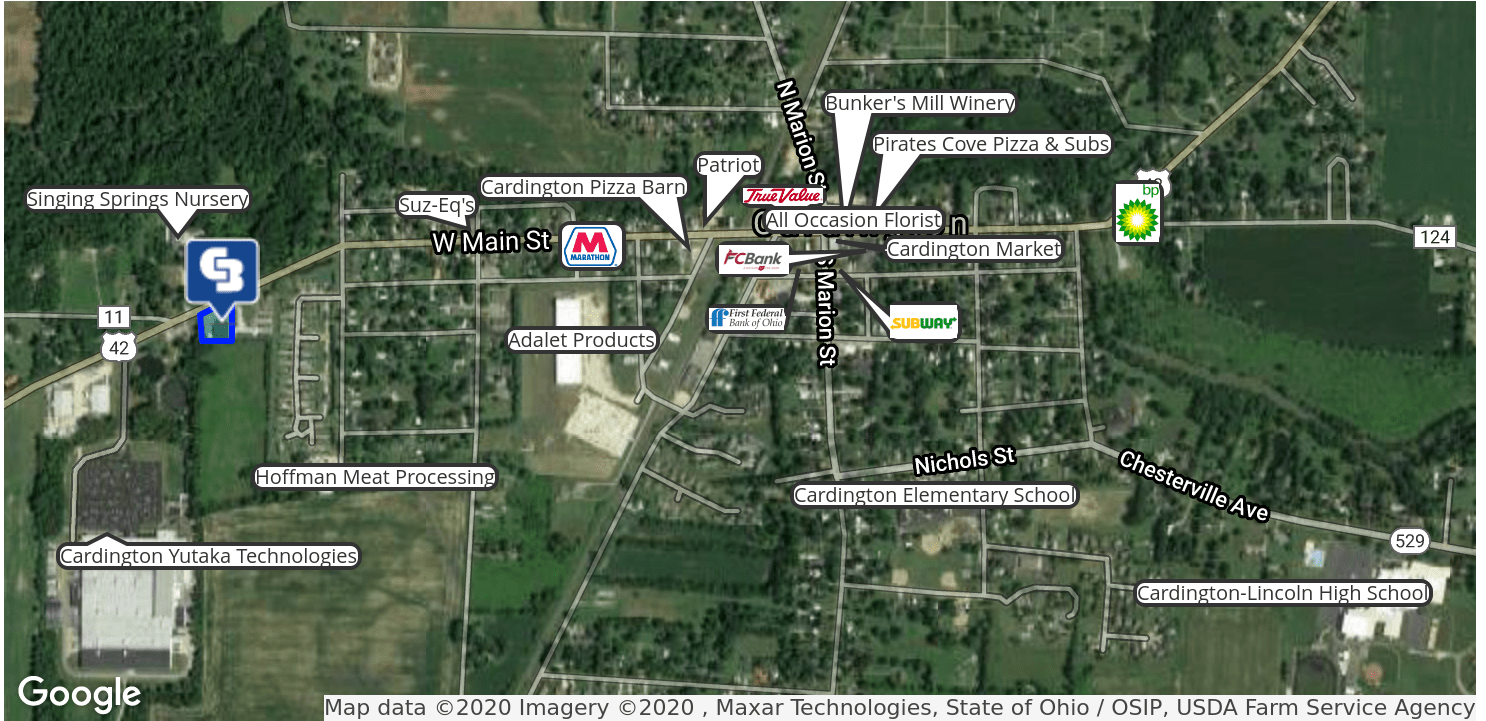
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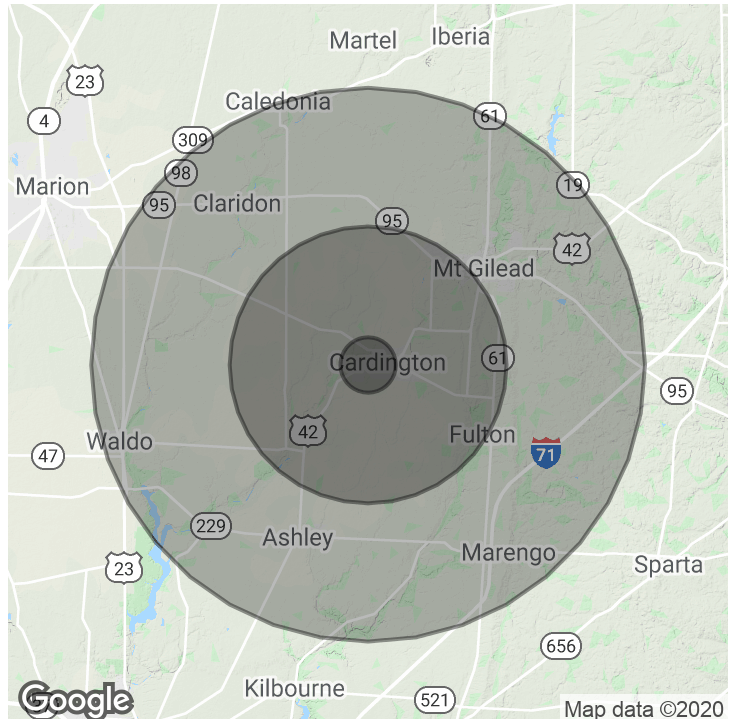
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	296	7,570	28,717
Average age	33.4	35.3	38.4
Average age (Male)	33.3	34.7	37.4
Average age (Female)	33.5	36.0	39.7

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	108	2,773	10,634
# of persons per HH	2.7	2.7	2.7
Average HH income	\$50,295	\$50,877	\$54,544
Average house value	\$157,702	\$151,795	\$152,762

* Demographic data derived from 2010 US Census

CROSS STREETS	DIRECTION	YEAR	COUNT
W Main St & Flint St	W	2018	4,785 AADT



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