

# ONE ACRE OF PREMIUM LAND FOR SALE IN DOWNTOWN HUDSON

**KOWIT & COMPANY**  
 REAL ESTATE GROUP  
 www.KowitRealEstate.com



## Property Highlights

- Zoned District 5: retail, office, townhouses & multi-family over retail
- Conveniently located in the heart of Downtown Hudson with close proximity to Downtown Hudson's Phase I First & Main Project, Phase II coming soon
- More than 100 independently owned regional and national chain retail shops & restaurants
- Average Household Income: \$165,491
- Major nearby tenants include: Heinen's, White House Black Market, Gymboree, Chico's, Jos. A. Bank, Talbots, US Bank, Howard Hanna and more

## Demographics:

Estimated Population	Daytime Employees	Average HH Income
3 Miles: 24,678	3 Miles: 16,533	3 Miles: \$165,491
5 Miles: 63,833	5 Miles: 47,077	5 Miles: \$120,420
7 Miles: 149,775	7 Miles: 87,290	7 Miles: \$103,307

## Proposed Architectural Drawing



## Contact Agent:

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# LAND FOR SALE AERIAL WITH RETAIL

Land for Sale  
W Streetsboro Street & First Street  
Hudson, Ohio



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# LAND FOR SALE CLOSE-UP AERIAL

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# LAND FOR SALE PICTURES OF DOWNTOWN HUDSON

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# LAND FOR SALE DEMOGRAPHICS

Land for Sale  
W Streetsboro Street & First Street  
Hudson, Ohio

N Main St & W Streetsboro St		3 mi radius	5 mi radius	7 mi radius
POPULATION	2018 Estimated Population	24,678	63,833	149,775
	2023 Projected Population	24,406	63,058	147,766
	2010 Census Population	24,877	63,402	147,734
	2000 Census Population	23,585	56,275	135,201
	Projected Annual Growth 2018 to 2023	-0.2%	-0.2%	-0.3%
	Historical Annual Growth 2000 to 2018	0.3%	0.7%	0.6%
	2018 Median Age	43.6	40.5	41.4
HOUSEHOLDS	2018 Estimated Households	9,125	25,281	62,108
	2023 Projected Households	9,256	25,641	62,954
	2010 Census Households	8,785	24,042	58,787
	2000 Census Households	7,948	20,237	51,479
	Projected Annual Growth 2018 to 2023	0.3%	0.3%	0.3%
	Historical Annual Growth 2000 to 2018	0.8%	1.4%	1.1%
RACE AND ETHNICITY	2018 Estimated White	89.7%	86.3%	86.9%
	2018 Estimated Black or African American	2.4%	6.2%	6.5%
	2018 Estimated Asian or Pacific Islander	6.0%	5.0%	4.3%
	2018 Estimated American Indian or Native Alaskan	0.1%	0.1%	0.1%
	2018 Estimated Other Races	1.8%	2.3%	2.3%
	2018 Estimated Hispanic	2.2%	2.3%	2.1%
INCOME	2018 Estimated Average Household Income	\$165,491	\$120,420	\$103,307
	2018 Estimated Median Household Income	\$129,752	\$97,861	\$83,821
	2018 Estimated Per Capita Income	\$61,343	\$47,797	\$42,917
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	0.8%	1.2%	1.4%
	2018 Estimated Some High School (Grade Level 9 to 11)	1.7%	2.4%	3.2%
	2018 Estimated High School Graduate	12.8%	19.3%	24.0%
	2018 Estimated Some College	12.7%	17.4%	18.6%
	2018 Estimated Associates Degree Only	6.6%	8.6%	8.0%
	2018 Estimated Bachelors Degree Only	36.7%	30.2%	27.4%
	2018 Estimated Graduate Degree	28.7%	21.0%	17.4%
BUSINESS	2018 Estimated Total Businesses	1,449	3,539	6,776
	2018 Estimated Total Employees	16,533	47,077	87,290
	2018 Estimated Employee Population per Business	11.4	13.3	12.9
	2018 Estimated Residential Population per Business	17.0	18.0	22.1



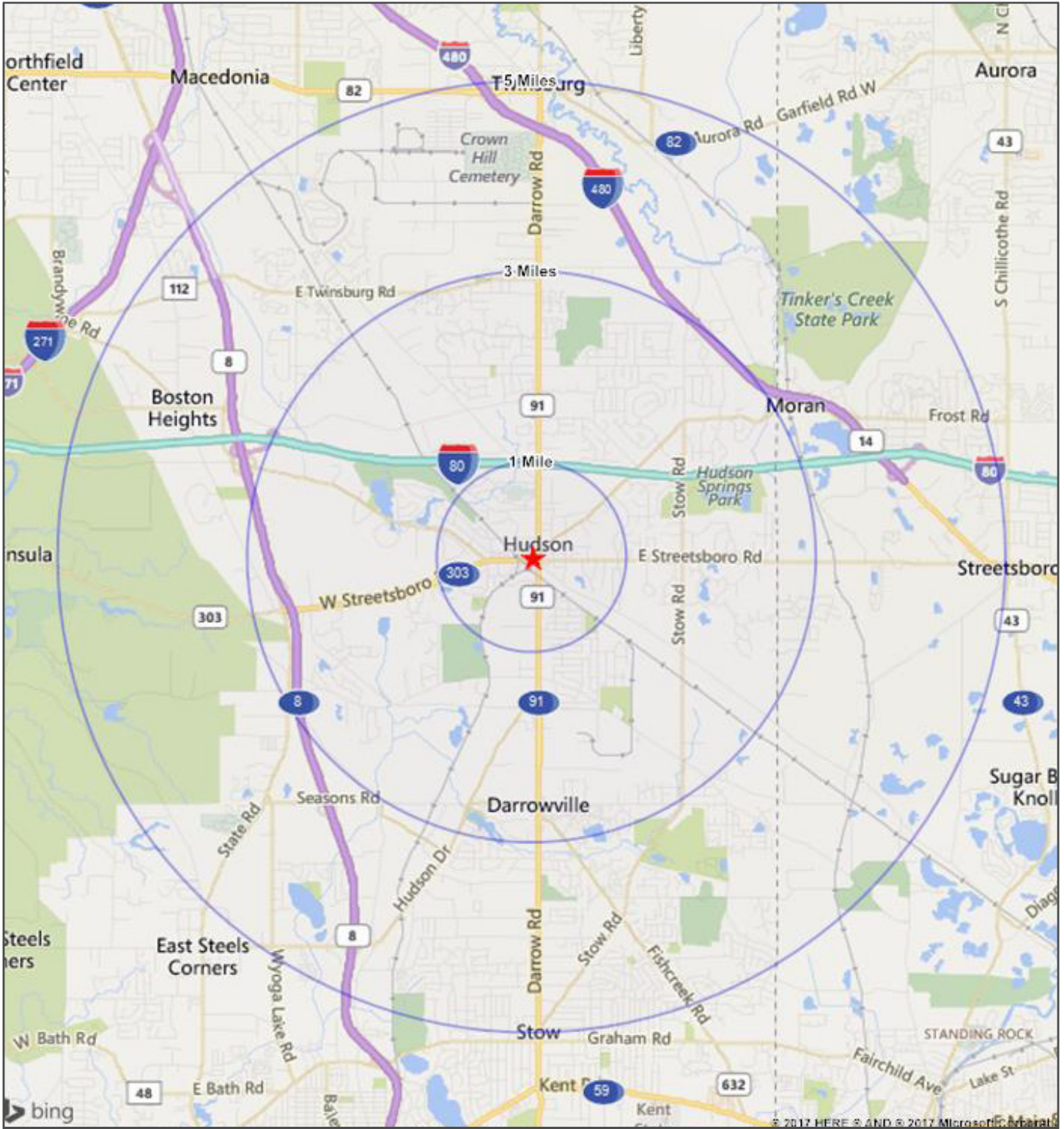
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# LAND FOR SALE AREA MAP

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