

27393 HOLIDAY LANE
PERRYSBURG TWP, OH 43551

VACANT LAND FOR SALE
1.2 Acres Available



SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS

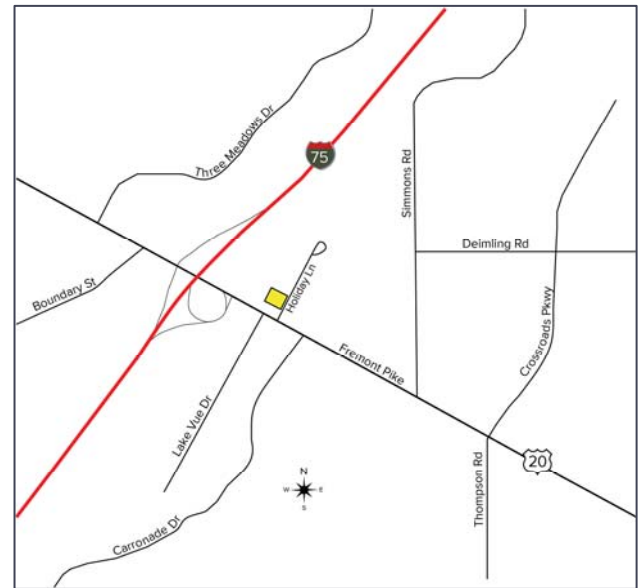
FULL-SERVICE COMMERCIAL REAL ESTATE

RETAIL/RESTAURANT SITE



GENERAL INFORMATION

Price:	\$525,000
Acreage:	1.2 acres
Dimensions:	300' x 175'
Closest Cross Street:	Route 20/Fremont Pike
County:	Wood
Zoning:	C-2
Easements:	Of record
Curb Cuts:	Two
Topography:	Flat
Survey Available:	Yes
Environmental Report:	No



For more information, please contact:

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Four SeaGate, Suite 608
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PROPERTY DESCRIPTION

Environmental Report:	No
Improvements:	Redevelopment
Restrictions:	None
Sign on Property:	Yes
Adjacent Land	
North:	Office
South:	Starbucks
East:	French Quarter Square
West:	Fricker's

DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	7,706	\$80,542
3 MILE	29,992	\$84,178
5 MILE	83,617	\$76,411

UTILITIES

Electric:	Toledo Edison
Gas:	Columbia Gas
Water:	
Sanitary Sewer:	Northwest Water & Sewer District
Storm Sewer:	

2021 REAL ESTATE TAXES

Parcel Number:	Q60400090101004000
	Q60400090101005000
	Q60400090101006000
Total Taxes:	\$8,086.15
Valuation:	\$262,500

TRAFFIC COUNTS (TWO-WAY)

FREMONT PIKE	30,008 (2020)
I-75	58,936 (2020)

Comments:

- High income demographics
- Can accommodate 5,000 – 7,500 square feet.
- Easy access to I-75 interchange.
- Former Ralphie's restaurant (burned down).

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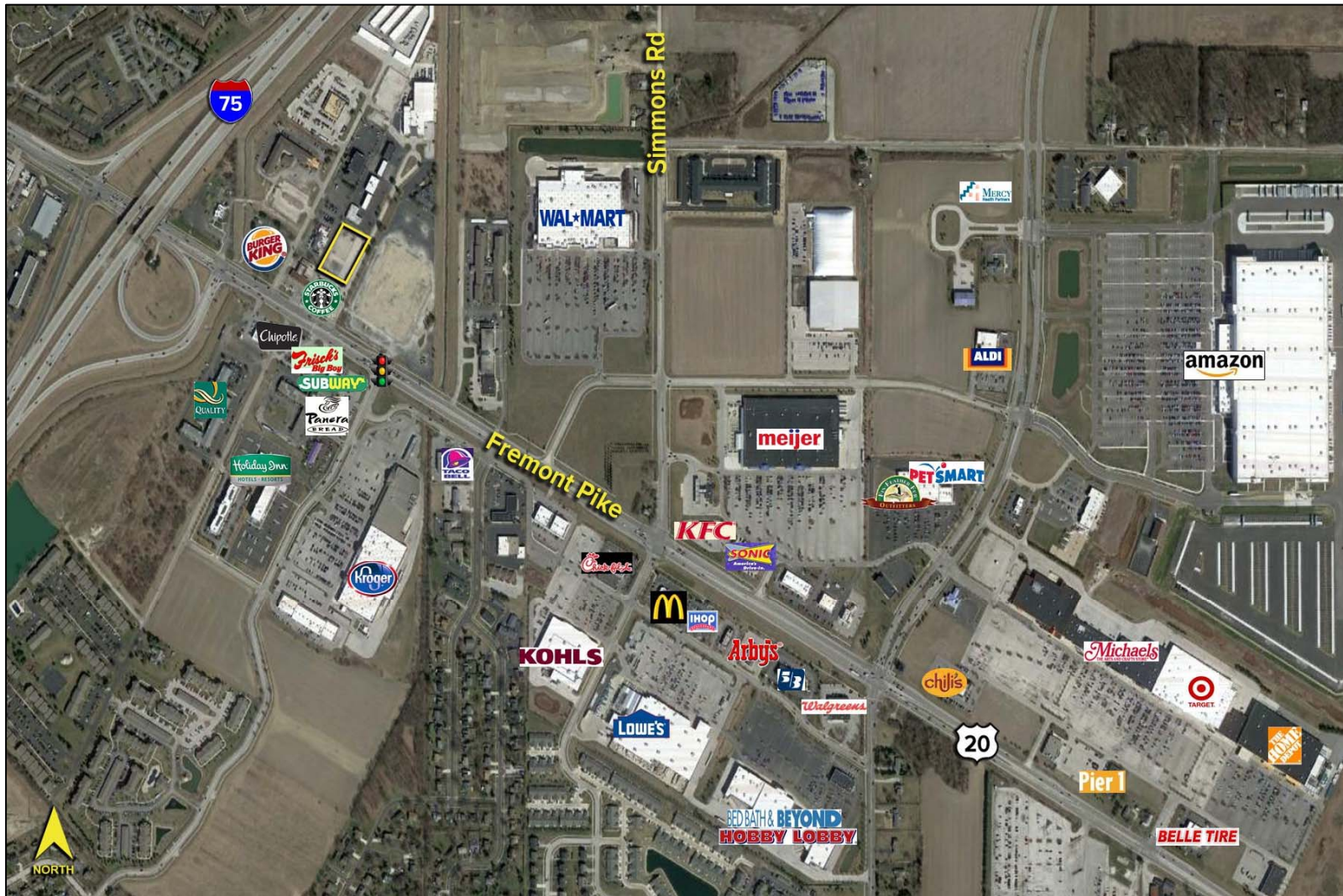
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27393 Holiday Lane, Perrysburg Twp, OH 43551
Vacant Land For Sale

1.2
Acres
AVAILABLE



Only small commercial zoned parcel available in hot Route 20
Perrysburg trade area that is close to Route 20 and I-75.

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