



CUSHMAN & WAKEFIELD



**LOT A
18.37 ACRES**

HARTMAN RD

**LOTS B & C
18.62 ACRES**

**LOT D
10.95 ACRES
1,400' FRONTAGE**

4,791 VPD

49,182 VPD



8228 HARTMAN ROAD

Wadsworth, Ohio 44281

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AVAILABLE LAND

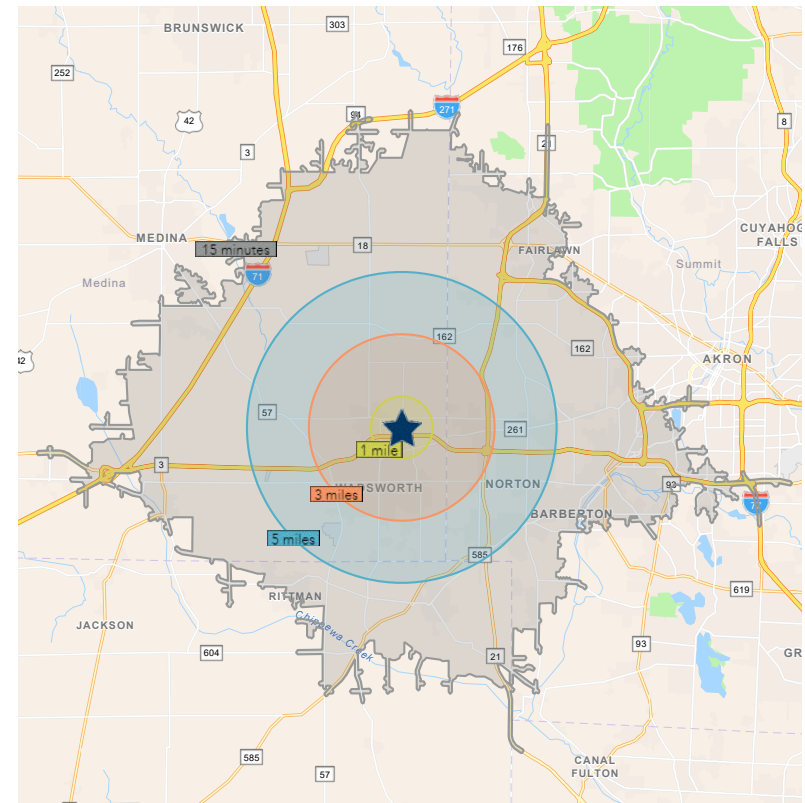
47.94 acres

PROPERTY HIGHLIGHTS

- 1,400' of highway frontage on southern portion of the property
- New roads were completed in late 2016 connecting Smokerise Drive and Park Centre Drive, providing great access to S.R 94 and extensive retail/Walmart development to the northwest
- High median household income within one (1) mile: \$75,955

NEIGHBORHOOD DEMOGRAPHICS

		1 Mile	3 Mile	5 Miles	15-Minute Drive
	POPULATION	3,533	27,270	49,316	154,384
	HOUSEHOLDS	1,624	10,959	19,288	61,813
	MEDIAN HH INCOME	\$75,955	\$70,650	\$72,890	\$60,417
	AVERAGE HH INCOME	\$100,786	\$90,661	\$94,004	\$86,377
	DAYTIME POPULATION	4,118	24,660	44,070	79,846
	TOTAL BUSINESSES	203	804	1,373	5,153



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