

# Retail Redevelopment Opportunity

For Sale | 7420 South Avenue Youngstown, Ohio 44512





# Features

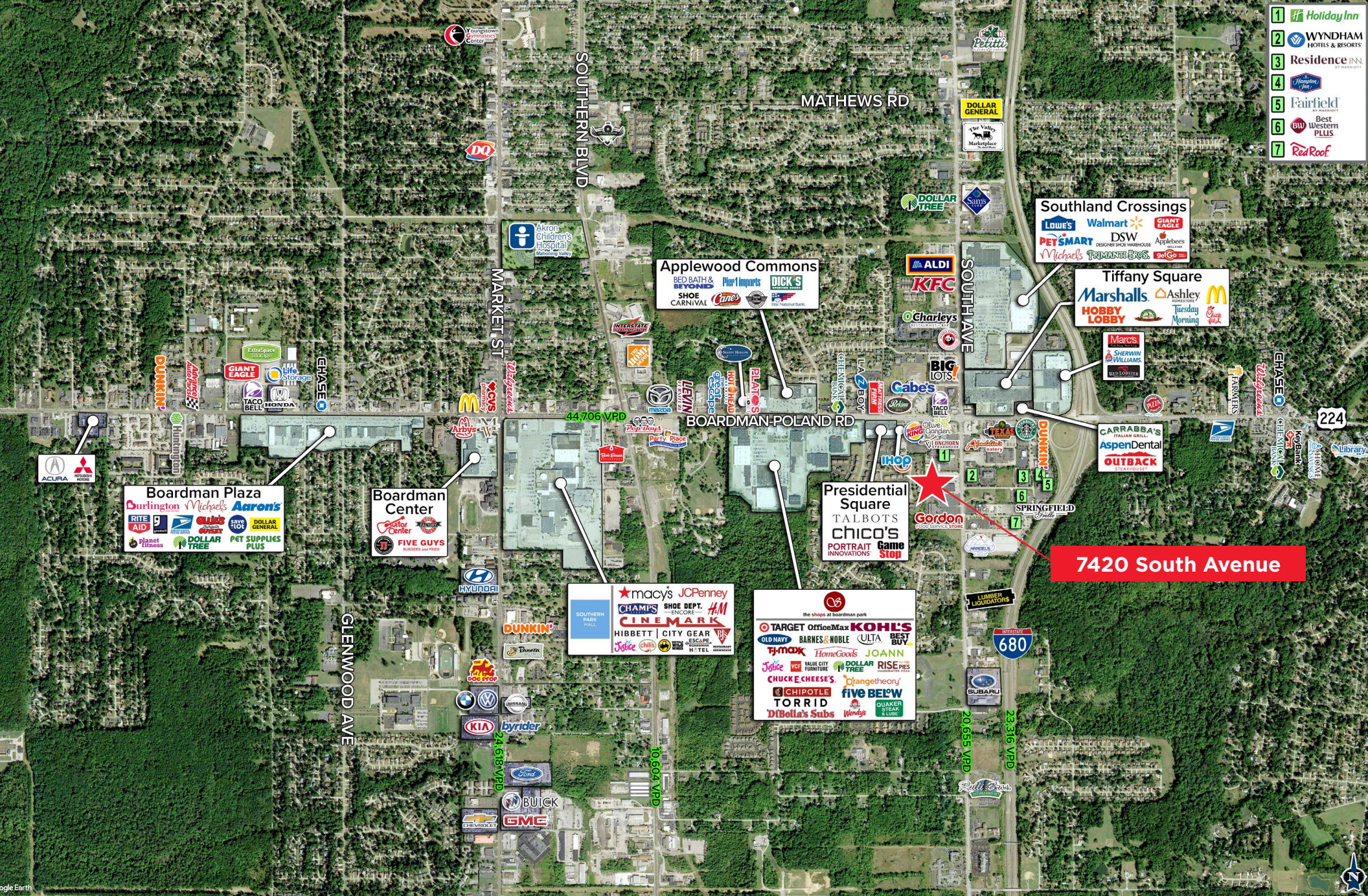
- +/- 33,000 SF former movie theater on 5.47 acres just off of Route 224 (over 44,000 VPD)
- Potential redevelopment site with over 375' of frontage along South Avenue (over 20,000 VPD)
- Over 550 parking spots on site
- Nearby tenants include Target, Walmart, Barnes & Noble, Chick-fil-A, Hobby Lobby and more



## Quick Stats

<b>BUILDING SIZE:</b>	+/- 33,000 SF
<b># OF FLOORS:</b>	One (1) + Mezzanine
<b>CONSTRUCTED:</b>	1986
<b>LAND AREA:</b>	5.47 AC
<b>PARKING:</b>	550 Spaces
<b>CONSTRUCTION:</b>	Masonry





- 1 Holiday Inn
- 2 WYNDHAM HOTELS & RESORTS
- 3 Residence INN
- 4 Fairfield
- 5 Fairfield
- 6 Red Roof
- 7 Red Roof

**Boardman Plaza**  
 Burlington Michaels Aaron's  
 RITE AID 9  
 Planet Fitness  
 DOLLAR TREE  
 PET SUPPLIES PLUS

**Boardman Center**  
 Five Guys  
 FIVE GUYS  
 FIVE GUYS

**Southern Park Mall**  
 Macy's JCPenney  
 CHAMPS SHOE DEPT. H&M  
 CINEMARK  
 HIBBETT CITY GEAR  
 Justice Childs

**Shops at Boardman Park**  
 Target OfficeMax KOHL'S  
 Old Navy Barnes & Noble ULTA BEST BUY  
 TJ-max HomeGoods JOANN  
 Justice V&A VALUE CITY FURNITURE DOLLAR TREE RISE PIES  
 CHUCK CHEESE'S Orangetheory  
 CHIPOTLE five BELOW  
 TORRID  
 DiBolla's Subs Wendy's QUAKER STEAK & EGG

**Applewood Commons**  
 Bed Bath & Beyond Pier 1 Imports DICK'S  
 SHOE CARNIVAL  
 KFC

**Presidential Square**  
 Talbot's Chico's  
 Portrait Innovations Game Stop

**Southland Crossings**  
 Lowe's Walmart Giant Food  
 PetSmart DSW Applebees  
 Michaels PRIMA BROS. getGo

**Tiffany Square**  
 Marshalls Ashley  
 Hobby Lobby Tuesday Morning  
 Marcs

**Aspen Dental**  
 Outback Steakhouse

**104,300**  
 Population  
 (2024 | 5 Mile)

**42.9**  
 Median Age  
 (2024 | 5 Mile)

**45,983**  
 Households  
 (2024 | 5 Mile)

**\$82,999**  
 Household Income  
 (2024 | 5 Mile)

**4,087**  
 Total Businesses  
 (2024 | 5 Mile)

**39,178**  
 Total Employees  
 (2024 | 5 Mile)





**7420 SOUTH AVENUE**  
YOUNGSTOWN, OHIO 44512

**RYAN FISHER**

Senior Vice President  
bsmith@crescorealestate.com  
+1 216 525 1497

**ALEX SMITH**

Senior Associate  
asmith@crescorealestate.com  
+1 216 525 1490

**CAMERON CALLAHAN**

Associate  
ccallahan@crescorealestate.com  
+1 216 232 4101



**Cushman & Wakefield | CRESCO**  
6100 Rockside Woods Blvd, Suite 200  
Cleveland, Ohio 44131

[crescorealestate.com](http://crescorealestate.com)

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