

**DEVELOPMENT
OPPORTUNITY**



Property Highlights

- 200' feet of frontage
- High traffic counts (18,969 VPD)
- Busy intersection of Elyria Ave. & N Ridge Rd.
- New O'Reilly Auto Parts store next door
- Site located in the 10th largest city in Ohio and neighboring the 14th (Elyria)



BRIAN SMITH
Sales Associate
216.525.1476
bsmith@crecorealestate.com

3 Summit Park Drive,
Suite 200
Cleveland, Ohio 44131
Main 216.520.1200
Fax 216.520.1828
crecorealestate.com

Summary (35335)



**1639 North Ridge Road
Lorain, OH 44055**

Lot Dimensions (LxW): 200x230
Land Size (SF): 43,560 SF
Land Size (Acres): 1 Acres

General Listing/Transaction Information

Asking Price: \$198,000.00 \$4.55 Per SF
Price/Acre: \$198,000.00
Transaction Type: Sale

Contacts

Listing Broker(s) Brian Smith
 CRESCO Real Estate
 216.525.1476
 bsmith@crescorealestate.com

Site

Parcel Number: 03-00-111-114-011,018
Zoning: Commercial
Access: Excellent
Visibility: Excellent
Frontage: 200
Topography: Flat
Land Condition: Excellent

Utilities

Gas: Columbia Gas
Water: City
Sewer: City
Power Supplier: First Energy
Phone: CenturyLink
Cable: Spectrum

Comments