

**FOR SALE**

**HANNA**  
COMMERCIAL REAL ESTATE

2968 W Sylvania Ave

2964 W Sylvania Ave

13,426 vpd

W SYLVANIA AVE

**2964-2968 W Sylvania Ave., Toledo, OH 43613**  
David Mrachko & Tiffany Budzinski

# 2964-2968 W Sylvania Ave.

Toledo, OH 43613



## PROPERTY INFORMATION

- Redevelopment OR Owner/Occupier Opportunity
- 0.33 acre total on two parcels
- Zoning: CR-Regional Commercial allows a variety of uses
- Parcels available together for \$234,000
- 2964 W Sylvania: 808 SF, \$69,000
- 2968 W Sylvania: 2,050 SF updated retail/office building, \$165,000

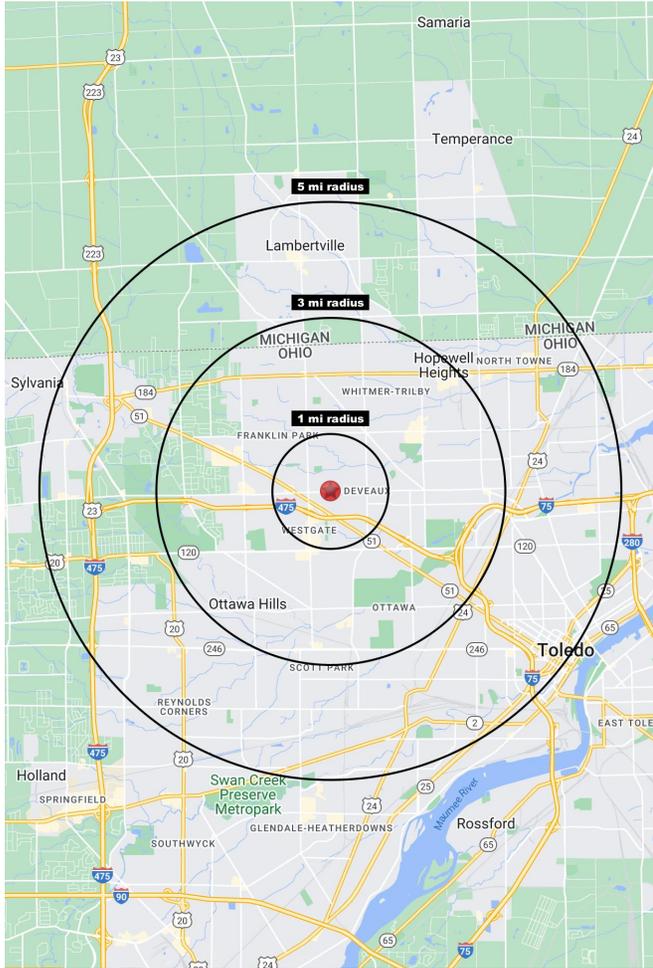
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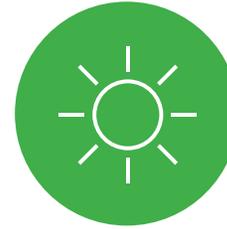
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TOTAL POPULATION

**227,441**



TOTAL DAYTIME POPULATION

**106,479**



MEDIAN HH INCOME

**\$52,554**

## 2022 Population Summary

	1 Mile	3 Miles	5 Miles
Total Population	15,916	105,866	227,441
Households	7,626	44,962	97,944
Daytime Population	8,174	39,819	106,479

## 2022 Household Income

	1 Mile	3 Miles	5 Miles
Average Income	\$63,678	\$71,856	\$66,626
Median Income	\$54,092	\$56,197	\$52,554

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