

**23,313 SF
FOR SALE**



STANDALONE MANUFACTURING/WAREHOUSE

1309 NILES RD SE, WARREN, OH 44484

CONTACT:

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INDUSTRIAL BUILDING FOR SALE

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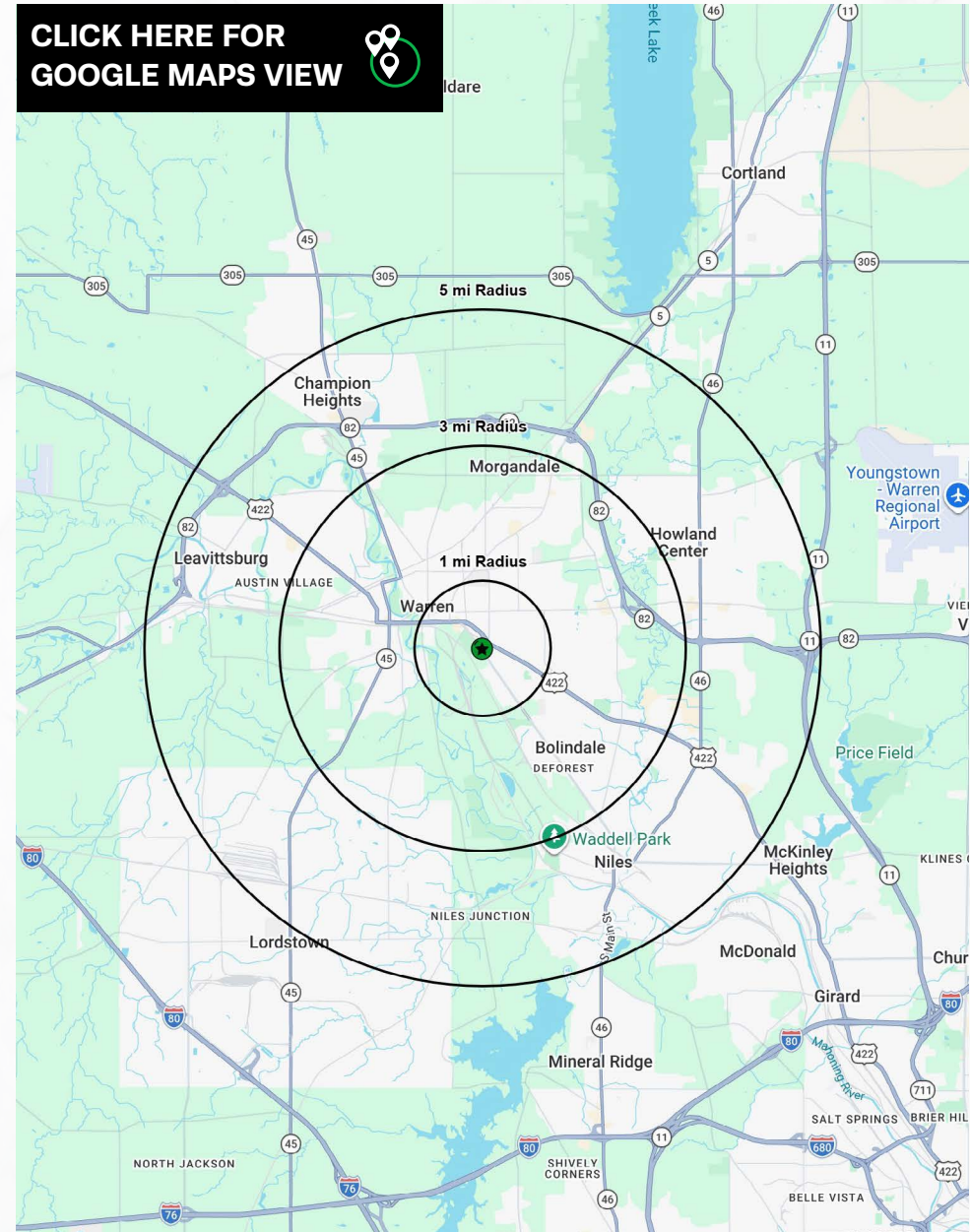
PROPERTY OVERVIEW

PROPERTY SUMMARY

- 3 Docks, 1 Drive-in Door
- 5-ton Crane
- Fenced-in Outside Storage
- New Roof in 2024
- 1,560 SF of Office Space
- 220/3P Power Distributed Throughout

DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	8,047	43,677	85,417
HOUSEHOLDS	3,352	19,301	37,550
AVERAGE HH INCOME	\$54,545	\$58,910	\$71,351
MEDIAN HH INCOME	\$49,177	\$48,134	\$56,459
DAYTIME POPULATION	9,410	38,887	75,369

CLICK HERE FOR
GOOGLE MAPS VIEW



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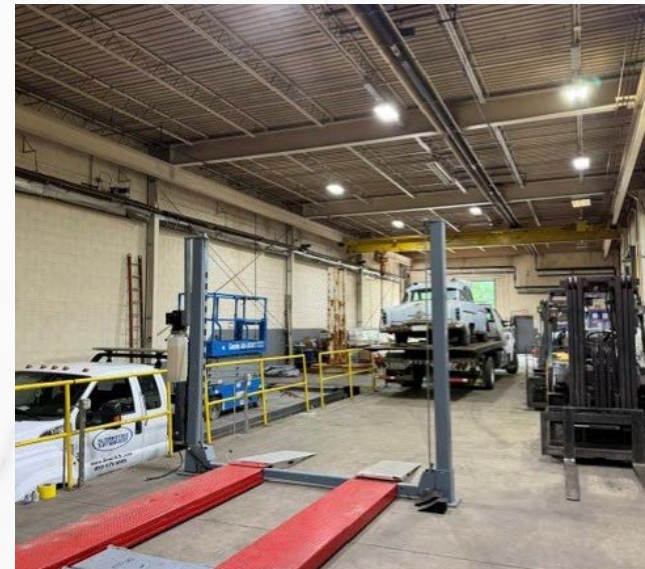
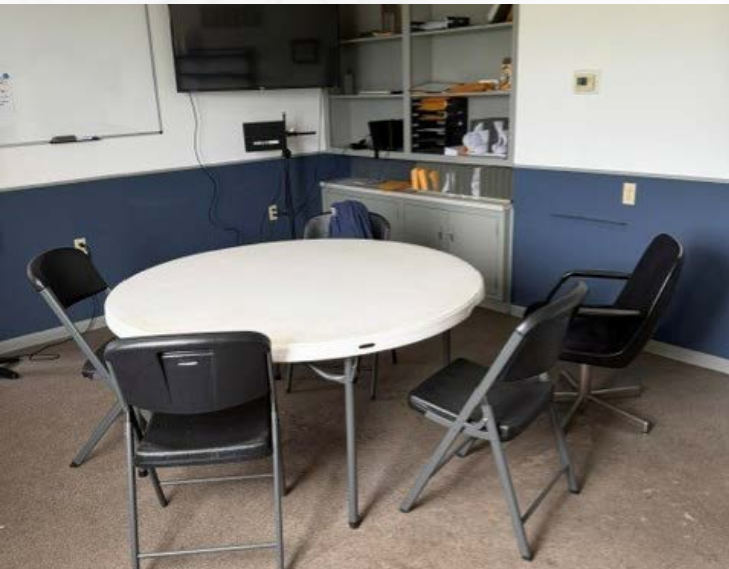
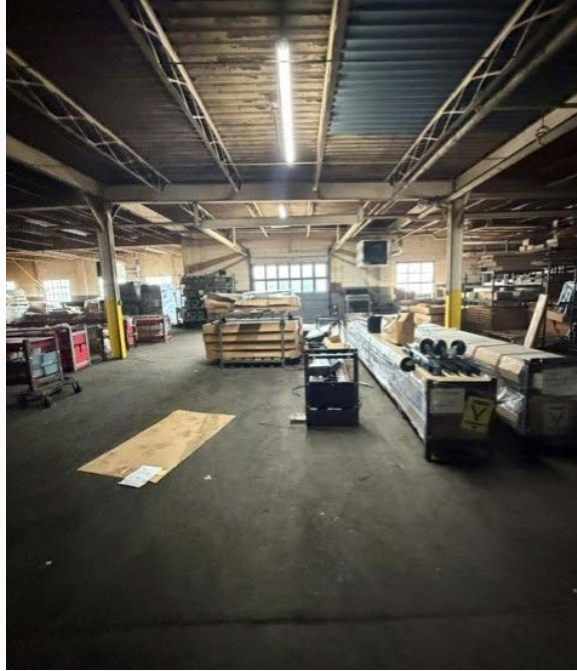
PHOTOS



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MICRO AERIAL

