

**0.4 AC
FOR SALE**



DEVELOPMENT PROJECT IN AKRON

268 Wheeler St, Akron, OH 44304

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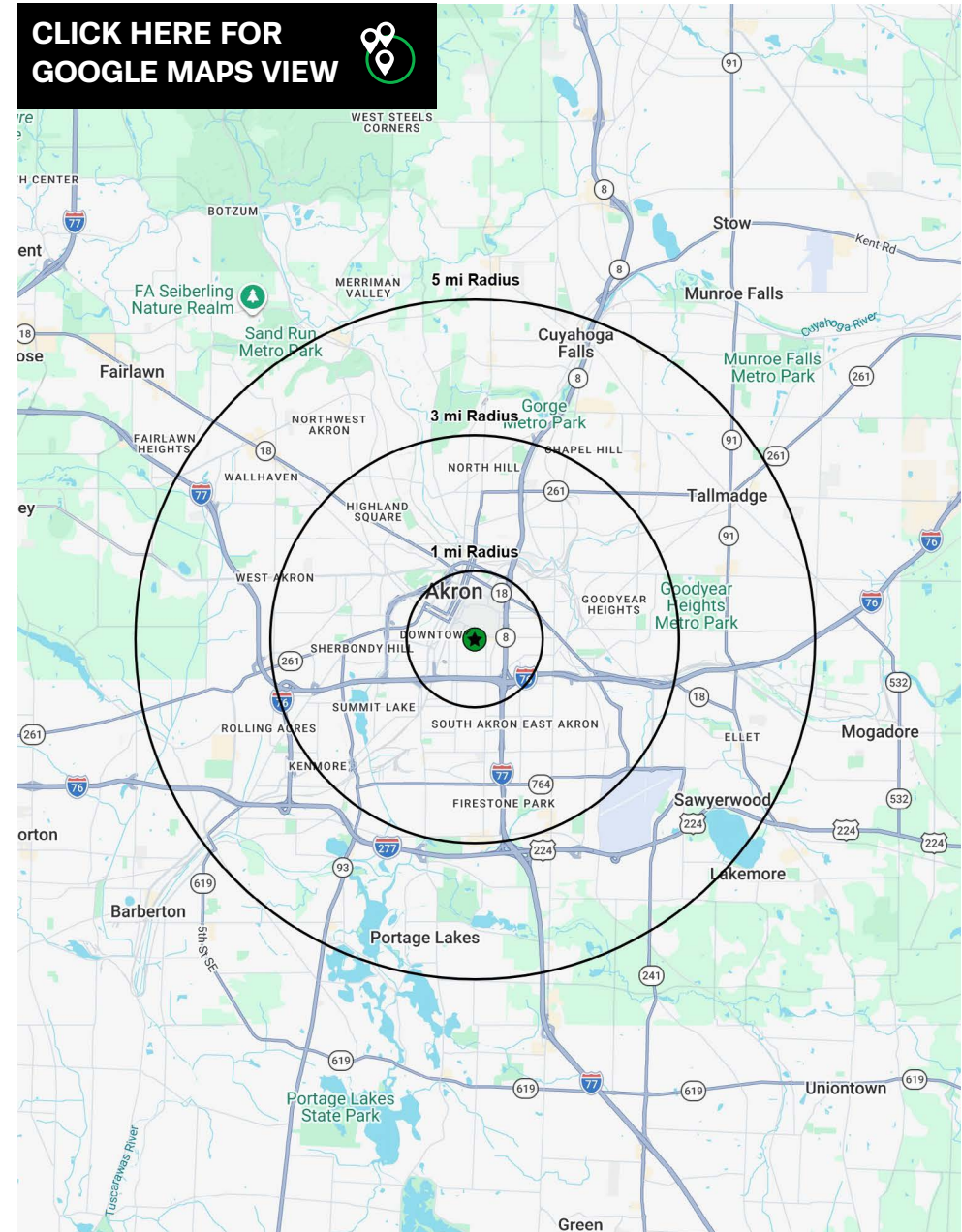
PROPERTY OVERVIEW

PROPERTY SUMMARY

- For Sale at \$165,000
- Architectural, Site, & Utility Drawings included
- 15-year Tax Abatement / 1000 ft from Campus
- Previous City of Akron Approval
- University of Akron Student Housing Development Opportunity
- **Contact brokers and visit: <http://www.hannacre.com/johnlubinski> for more info**

DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	13,148	115,405	223,453
HOUSEHOLDS	4,982	49,409	100,141
AVERAGE HH INCOME	\$41,858	\$57,460	\$70,195
MEDIAN HH INCOME	\$32,218	\$47,000	\$57,315
DAYTIME POPULATION	30,661	102,413	182,942

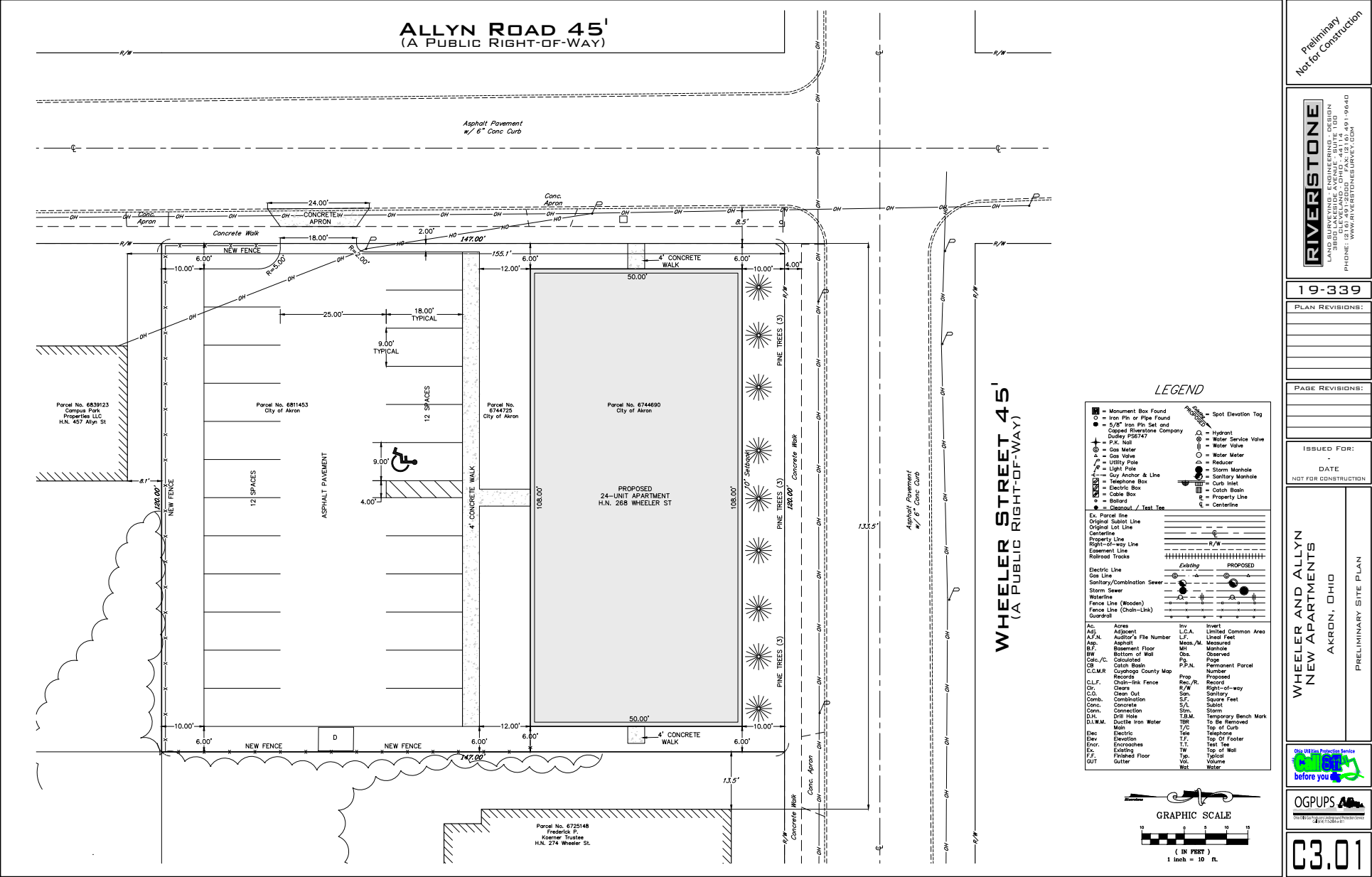
CLICK HERE FOR
GOOGLE MAPS VIEW



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SITE PLAN



SITE PLAN

SYMBOL SCHEDULE		ABBREVIATIONS		GENERAL NOTES	

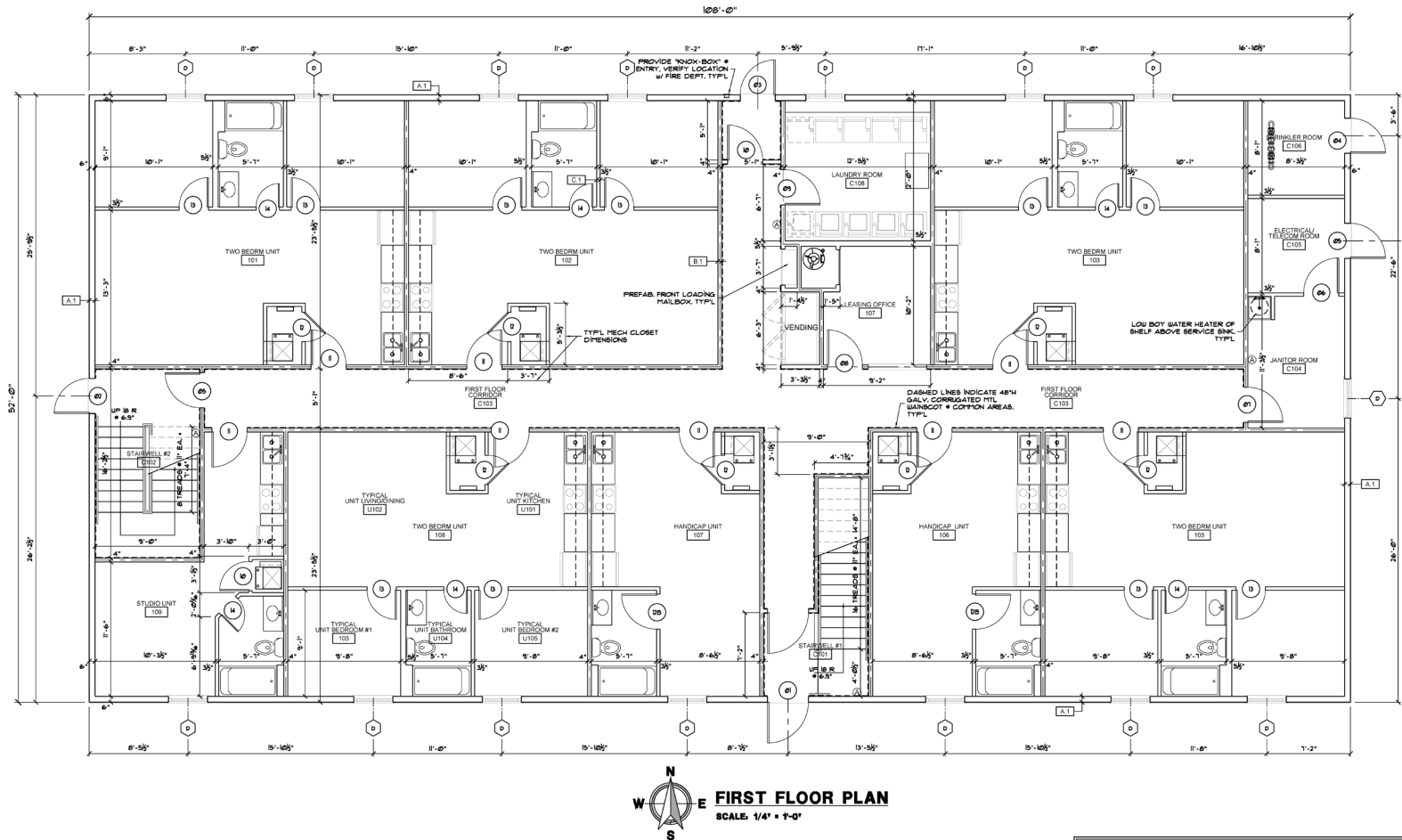


HANNA
COMMERCIAL REAL ESTATE

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SITE PLAN



FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

- GENERAL NOTES**
- PROPOSED LOCATIONS FOR NEW FIRE EXTINGUISHERS SEE PLAN ABOVE. FIRE CHIEF TO VERIFY TYPE, QUANTITY, AND LOCATION.
 - OWNER TO INSTALL TYPE "ABC 5 POUND" FIRE EXTINGUISHERS AS REQUIRED.
 - PROVIDE BLOCKING IN ALL WALLS WHERE CABINETS, H.C. BARS, & OTHER EQUIPMENT ARE TO BE HUNG. REFER TO PLANS.
 - PROVIDE "3M" OR EQUAL INTUENT SEALANT AT ALL PENETRATIONS IN ANY FIRE-RATED WALL(S) AND FLOOR/CEILING ASSEMBLIES. INSTALL PER MANUFACTURER'S SPECIFICATIONS TO MAINTAIN FIRE RATINGS.
 - FIRESTOPPING TO BE INSTALLED AROUND ALL PIPING AND DUCTWORK THAT GO THROUGH ANY FIRE RATED FLOOR, CEILING, OR WALL ASSEMBLIES PER D.M.C. 302.2.

WALL LEGEND

A.1	2x4 WOOD STUDS @ 16" O.C. w/ R-19 KRAFT FACED FIBERGLASS BATT INSULATION & 5/8" TYPE "X" DRYWALL ON INTERIOR SIDE AND 1/2" DRYWALL EXTERIOR SHEATHING. TYPE ALL SEAMS AND SEAL FASTENER PENETRATIONS PER MANUFACTURER'S SPEC & FINISH PER EXTERIOR ELEVATIONS.
B.1	TYPICAL 1 HR RATED COMMON DEMISING WALL (UL MURK): 2x4 OR 2x6 WOOD STUDS 16" O.C. w/ 3-1/2" THICK FIBERGLASS SOUND BARRIER INSULATION, w/ OPTIONAL RESIDENT GALVANIZED METAL CHANNELS PERPENDICULAR @ 2'-0" O.C. ONE SIDE AND 1/2" "KOMOSOTE" SOUND BOARD ON OPPOSITE SIDE & 5/8" TYPE "X" GYPSUM BOARD FACE BOTH SIDES. VERIFY DRYWALL TYPE w/ SCHEDULE.
C.1	TYPICAL INTERIOR PARTITION: 2x4 OR 2x6 WOOD STUDS @ 16" O.C. w/ OPTIONAL 3-1/2" THICK FIBERGLASS SOUND BARRIER INSULATION & 1/2" GYPSUM BOARD EACH SIDE. VERIFY DRYWALL TYPE w/ SCHEDULE.

NOTICE

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DATES & REVISIONS

PLANNING COM	09.13.18
PLANNING COM	12.06.18
SHELL BUILDING	01.13.20
OWNER REVIEW	02.03.20
OWNER REVIEW	02.13.20
SHELL PERMIT	02.28.20

REGISTERED STATES

OHIO
PENNSYLVANIA
MICHIGAN
ILLINOIS
WISCONSIN
NORTH CAROLINA
SOUTH CAROLINA

TRAVIS P. MAYER
1418 OH 60, SUITE #5
VERMILION, OHIO 44089
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MAYERARCHGRP@GMAIL.COM



TRAVIS P. MAYER LICENSE # 12004
EXPIRES 12.31.21

**PROPOSED BUILDING FOR THE
WHEELER STREET APARTMENTS**
268 WHEELER STREET
AKRON, OHIO 44304



ARCHITECTS • DESIGNERS • PLANNERS

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MICRO AERIAL



268 Wheeler St, Akron, OH 44304

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