

FOR SALE

3883 N Ridge Rd
Perry, OH 44081

SITE
4.76 AC

15,676 vpd

Demographic Snapshot (2020 Estimated)

	1 Mile	3 Miles	5 Miles
Population	14,510	72,257	201,897
Households	6,250	32,221	88,382
Median HH Inc	\$69,488	\$71,668	\$70,957
Average HH Inc	\$82,163	\$93,188	\$93,968
Daytime Pop	2,415	37,626	104,398

View in Google Maps

PROPERTY OVERVIEW

- 4.76 Acres Available for Redevelopment
- 475' Frontage on North Ridge Road
- 375' Frontage on Center Road
- Zoned B-2: Business and Commercial 2
- Gas and Electric on site, Water can be tapped into
- Currently has two tenants paying \$2,250 a month, please do not disturb



The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.

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SITE
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3,184 vpd

N Ridge Rd



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SUMMARY PROFILE

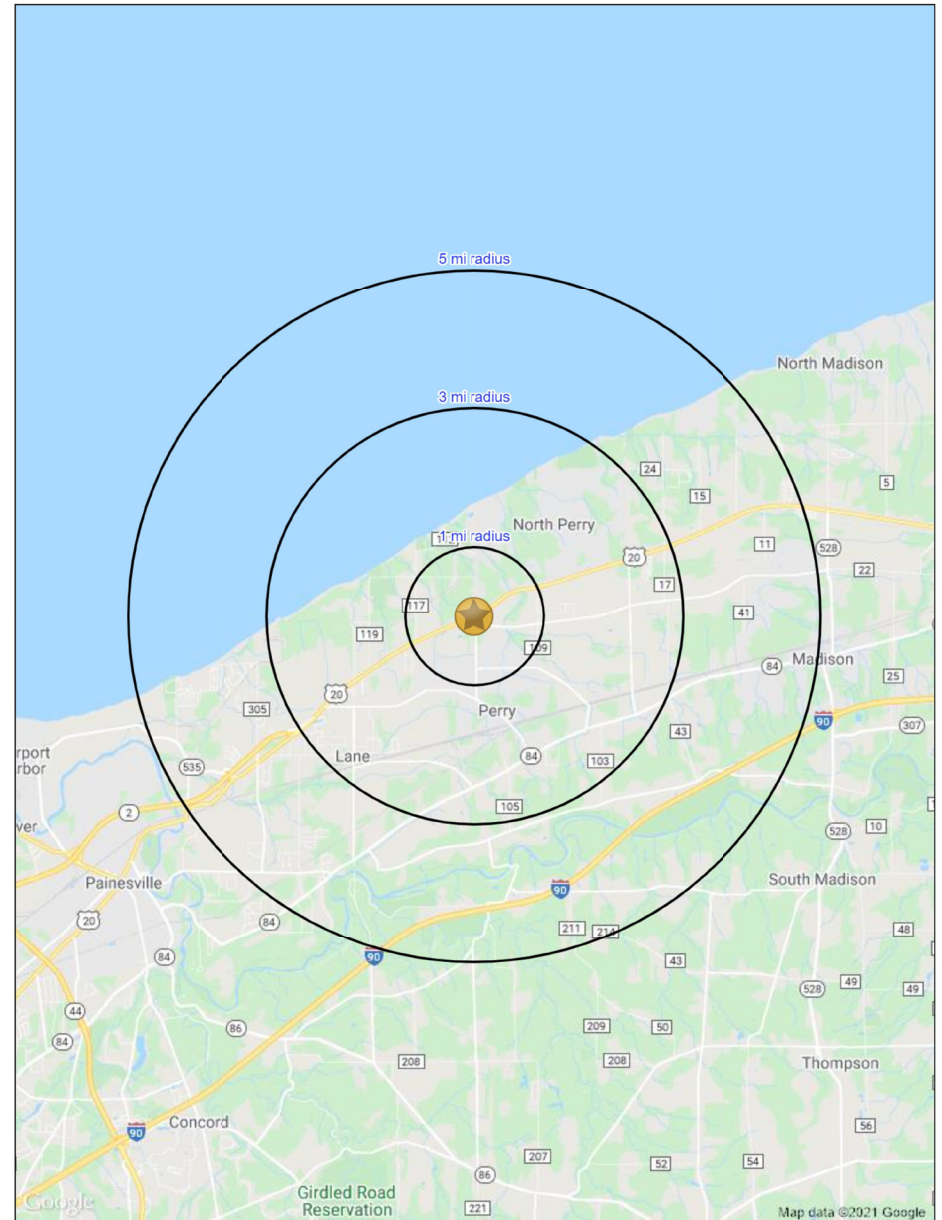
2000-2010 Census, 2021 Estimates with 2026 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 41.78/-81.1473

3883 N Ridge Rd				
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	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2021 Estimated Population	1,021	9,079	24,682
	2026 Projected Population	1,015	9,094	24,778
	2010 Census Population	1,040	9,123	24,518
	2000 Census Population	816	8,394	21,290
	Projected Annual Growth 2021 to 2026	-0.1%	-	-
	Historical Annual Growth 2000 to 2021	1.2%	0.4%	0.8%
	2021 Median Age	41.7	42.5	42.1
HOUSEHOLDS	2021 Estimated Households	383	3,487	9,861
	2026 Projected Households	390	3,571	10,127
	2010 Census Households	376	3,373	9,424
	2000 Census Households	289	2,997	7,810
	Projected Annual Growth 2021 to 2026	0.3%	0.5%	0.5%
	Historical Annual Growth 2000 to 2021	1.5%	0.8%	1.3%
RACE AND ETHNICITY	2021 Estimated White	92.7%	93.5%	94.0%
	2021 Estimated Black or African American	2.2%	1.5%	1.8%
	2021 Estimated Asian or Pacific Islander	1.6%	1.1%	1.1%
	2021 Estimated American Indian or Native Alaskan	-	0.1%	0.1%
	2021 Estimated Other Races	3.5%	3.7%	3.0%
	2021 Estimated Hispanic	7.3%	6.4%	4.3%
INCOME	2021 Estimated Average Household Income	\$100,918	\$87,596	\$85,632
	2021 Estimated Median Household Income	\$77,424	\$75,397	\$72,515
	2021 Estimated Per Capita Income	\$38,132	\$33,786	\$34,284
EDUCATION (AGE 25+)	2021 Estimated Elementary (Grade Level 0 to 8)	4.2%	3.9%	2.9%
	2021 Estimated Some High School (Grade Level 9 to 11)	5.6%	4.8%	4.7%
	2021 Estimated High School Graduate	36.3%	36.5%	35.9%
	2021 Estimated Some College	18.4%	23.3%	23.2%
	2021 Estimated Associates Degree Only	10.3%	9.9%	10.9%
	2021 Estimated Bachelors Degree Only	17.4%	15.5%	15.2%
BUSINESS	2021 Estimated Graduate Degree	7.7%	6.0%	7.2%
	2021 Estimated Total Businesses	39	246	605
	2021 Estimated Total Employees	374	2,049	5,249
	2021 Estimated Employee Population per Business	9.7	8.3	8.7
	2021 Estimated Residential Population per Business	26.4	37.0	40.8

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.



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