

Investment Opportunity in Cuyahoga Falls, OH



1824 Front St.
Cuyahoga Falls, OH 44221

Property Features

- Available Space: 5,360 SF
- Drive-In Door: One (1) - 8'x8'
- High-Profile Existing Tenant
- Potential for Lease Restructuring
- Future Redevelopment Opportunity



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1824 Front St.
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FOR SALE
Investment



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NAI Pleasant Valley
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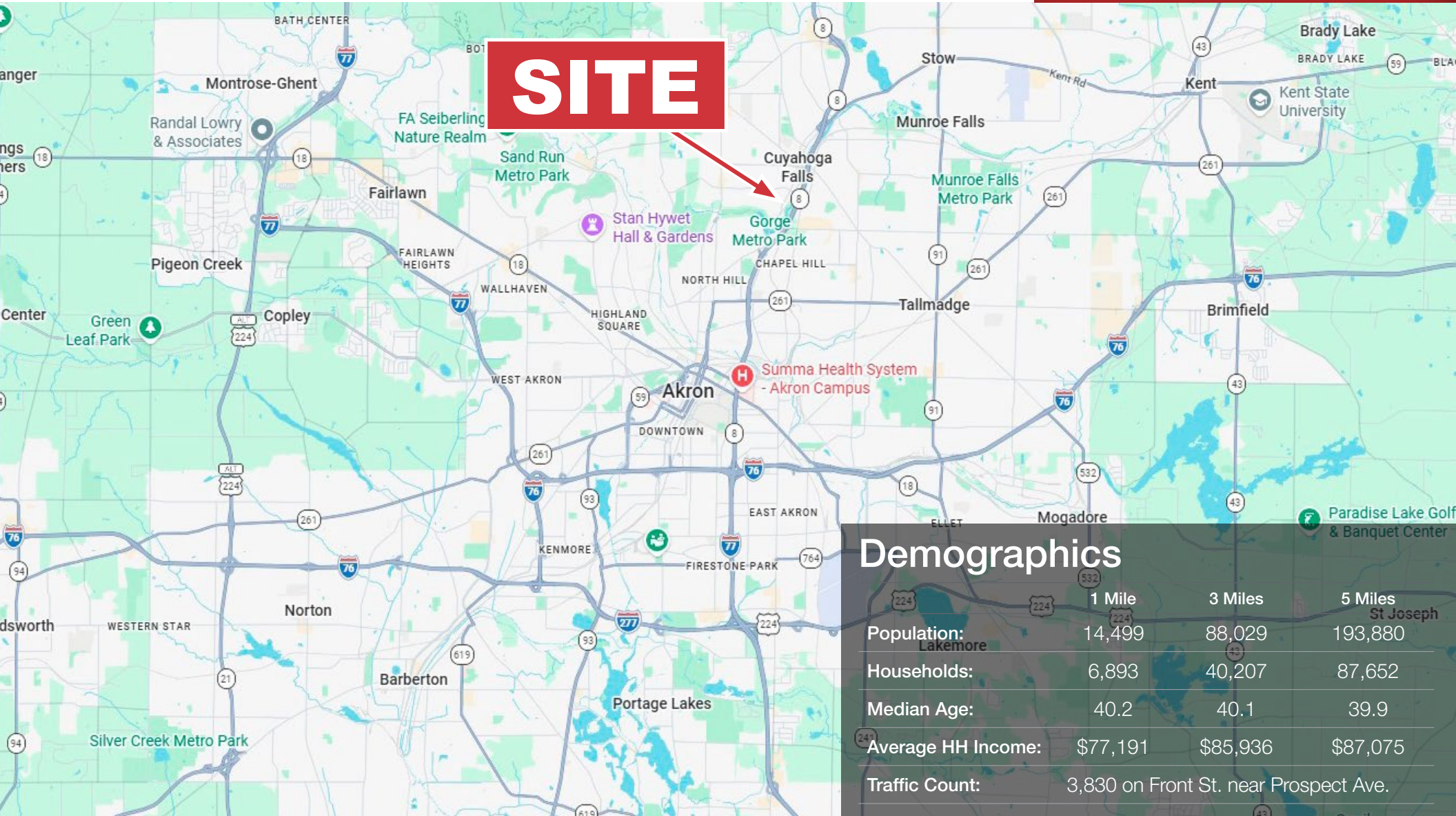
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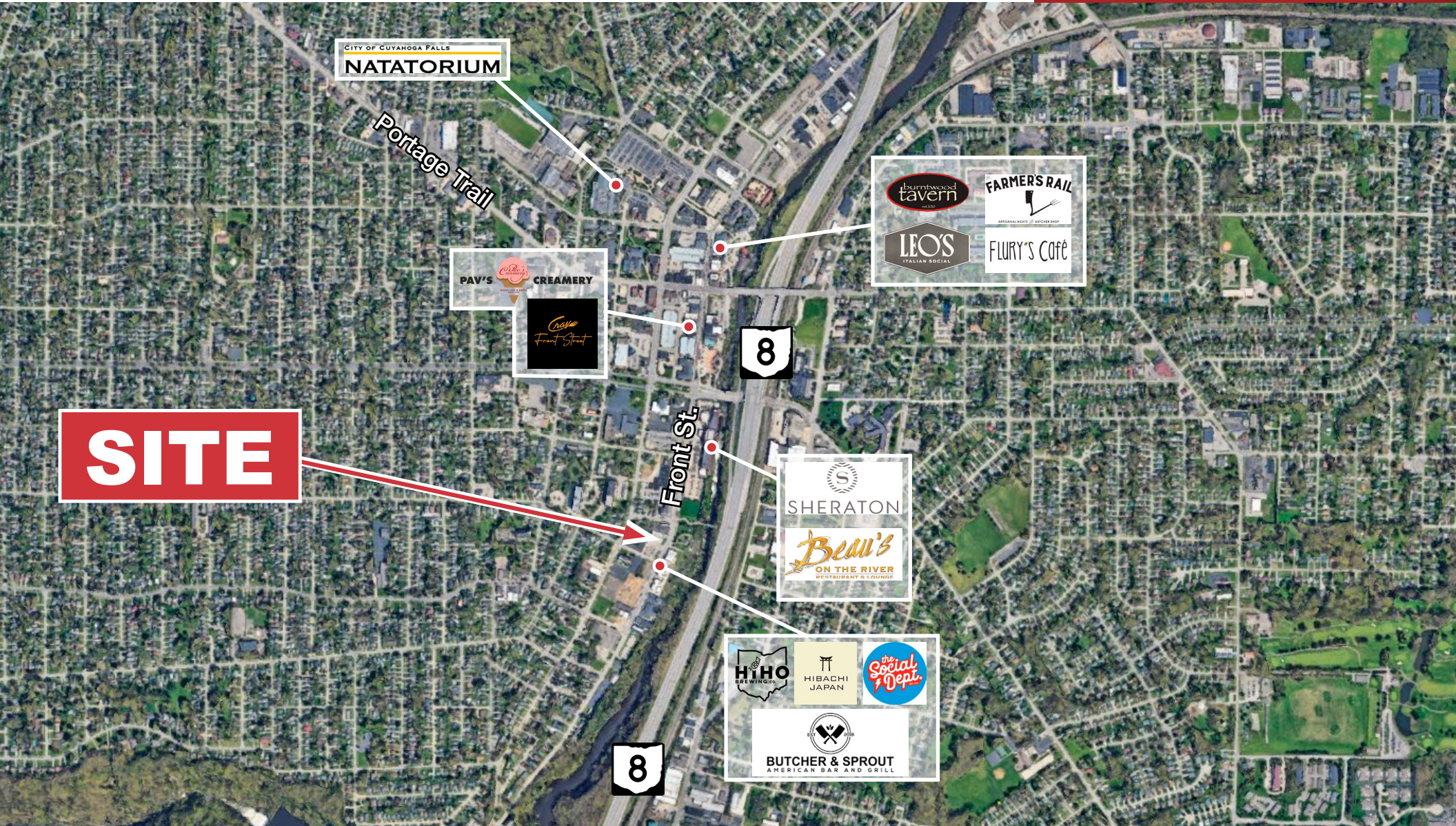
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1 MILE

KEY FACTS

14,499

Population



Average Household Size

40.2

Median Age

\$61,410

Median Household Income

EDUCATION



No High School Diploma



30.8%
High School Graduate



31.5%
Some College/
Associate's Degree



32.1%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



White Collar



Blue Collar



Services

60.2%

21.2%

18.6%

2.1%

Unemployment Rate

INCOME



\$61,410

Median Household Income



\$37,074

Per Capita Income



\$126,073

Median Net Worth

2026 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (20.6%)

The smallest group: \$200,000+ (2.7%)

Indicator	Value	Diff	
<\$15,000	7.8%	-0.5%	
\$15,000 - \$24,999	7.5%	+2.0%	
\$25,000 - \$34,999	9.6%	+2.7%	
\$35,000 - \$49,999	13.8%	+2.0%	
\$50,000 - \$74,999	20.6%	+3.4%	
\$75,000 - \$99,999	15.5%	+1.8%	
\$100,000 - \$149,999	15.8%	-1.8%	
\$150,000 - \$199,999	6.7%	-2.5%	
\$200,000+	2.7%	-7.1%	

Bars show deviation from Summit County

3 MILES

KEY FACTS

88,029

Population



Average Household Size

40.1

Median Age

\$66,666

Median Household Income

EDUCATION



No High School Diploma



28.5%
High School Graduate



29.6%
Some College/
Associate's Degree



33.6%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



White Collar



Blue Collar



Services

59.1%

24.1%

16.9%

4.3%

Unemployment Rate

INCOME



\$66,666

Median Household Income



\$38,703

Per Capita Income



\$161,821

Median Net Worth

2026 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (19.4%)

The smallest group: \$200,000+ (4.9%)

Indicator	Value	Diff	
<\$15,000	8.3%	0	
\$15,000 - \$24,999	6.2%	+0.7%	
\$25,000 - \$34,999	8.0%	+1.1%	
\$35,000 - \$49,999	13.4%	+1.6%	
\$50,000 - \$74,999	19.4%	+2.2%	
\$75,000 - \$99,999	15.3%	+1.6%	
\$100,000 - \$149,999	17.6%	0	
\$150,000 - \$199,999	7.0%	-2.2%	
\$200,000+	4.9%	-4.9%	

Bars show deviation from Summit County

5 MILES

KEY FACTS

193,880

Population



Average Household Size

39.9

Median Age

\$65,938

Median Household Income

EDUCATION



No High School Diploma



27.1%
High School Graduate



29.7%
Some College/
Associate's Degree



35.9%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



White Collar



Blue Collar



Services

61.2%

21.0%

17.8%

4.5%

Unemployment Rate

INCOME



\$65,938

Median Household Income



\$39,442

Per Capita Income



\$158,732

Median Net Worth

2026 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (18.6%)

The smallest group: \$200,000+ (5.6%)

Indicator	Value	Diff	
<\$15,000	10.3%	+2.0%	
\$15,000 - \$24,999	6.1%	+0.6%	
\$25,000 - \$34,999	7.8%	+0.9%	
\$35,000 - \$49,999	12.9%	+1.1%	
\$50,000 - \$74,999	18.6%	+1.4%	
\$75,000 - \$99,999	14.4%	+0.7%	
\$100,000 - \$149,999	17.0%	-0.6%	
\$150,000 - \$199,999	7.4%	-1.8%	
\$200,000+	5.6%	-4.2%	

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Property Details

SALE PRICE:	\$695,000
SPACE AVAILABLE:	5,360 SF
PROPERTY TYPE:	Freestanding
LAND AREA:	.4477 acres
PARKING:	Ample
PARCELS:	0215075 & 02115076
ZONING:	MU-5

Investment Opportunity

Located in the heart of Cuyahoga Falls thriving Front Street entertainment district, 1824 Front Street is surrounded by newly developed shops, restaurants, breweries, and mixed-use projects that have transformed the area into a premier destination. Just steps south of the Sheraton Hotel, the property offers an outstanding opportunity to capitalize on the area's strong momentum, pedestrian traffic, and continued growth.

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