

Price Reduction!

~~\$269,000~~ **\$229,000**



2080 Romig Road
Akron, OH 44320

Motivated Seller!

Property Details

- DO NOT DISTURB TENANT
- 2,400 SF pole building situated on 0.76 acres
- Two private offices with bathroom
- 14' clear height (higher at roof peaks)
- Two overhead doors plus sliding side doors
- Upper-level storage loft

Ideal Uses

- Flooring, roofing, siding, or landscaping contractors
- Trade or service businesses requiring both yard space and building
- Small general contractors or small auto-related operations



Margaret Slesnick

Senior Associate

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NAIPleasant Valley

2080 Romig Road

Akron, OH 44320

FOR SALE



Upper Level Storage

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FOR SALE



Demographics	1 Mile	3 Miles	5 Miles
Population:	2,136	28,947	63,161
Households:	1,041	26,335	74,866
Median Age:	45.9	40.5	39.8
Average HH Income:	\$43,182	\$44,004	\$52,561
Traffic Count:	10,347 VPD @ Romig Road		

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FOR SALE

1 MILE

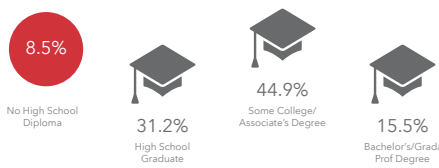
3 MILES

5 MILES

KEY FACTS



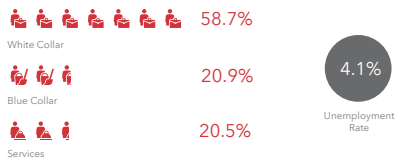
EDUCATION



BUSINESS



EMPLOYMENT



INCOME



2025 Households by income (Esri)

The largest group: \$35,000 - \$49,999 (26.9%)
The smallest group: \$200,000+ (2.1%)

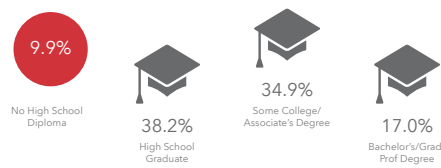
Indicator ¹	Value	Diff	
<\$15,000	13.3%	+5.1%	
\$15,000 - \$24,999	9.5%	+2.9%	
\$25,000 - \$34,999	11.3%	+2.9%	
\$35,000 - \$49,999	26.9%	+15.8%	
\$50,000 - \$74,999	14.0%	-3.1%	
\$75,000 - \$99,999	6.5%	-4.3%	
\$100,000 - \$149,999	13.4%	-3.5%	
\$150,000 - \$199,999	2.8%	-5.8%	
\$200,000+	2.1%	-10.2%	

Bars show deviation from

KEY FACTS



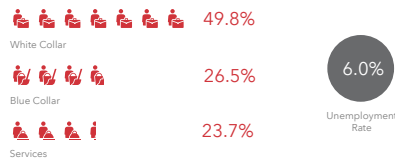
EDUCATION



BUSINESS



EMPLOYMENT



INCOME



2025 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (17.9%)
The smallest group: \$200,000+ (2.6%)

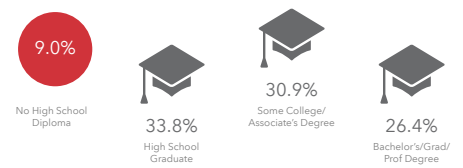
Indicator ¹	Value	Diff	
<\$15,000	16.7%	+8.5%	
\$15,000 - \$24,999	11.0%	+4.4%	
\$25,000 - \$34,999	12.7%	+4.3%	
\$35,000 - \$49,999	15.2%	+4.1%	
\$50,000 - \$74,999	17.9%	+0.8%	
\$75,000 - \$99,999	9.1%	-1.7%	
\$100,000 - \$149,999	11.1%	-5.8%	
\$150,000 - \$199,999	3.7%	-4.9%	
\$200,000+	2.6%	-9.7%	

Bars show deviation from

KEY FACTS



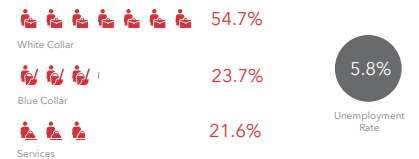
EDUCATION



BUSINESS



EMPLOYMENT



INCOME



2025 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (18.1%)
The smallest group: \$150,000 - \$199,999 (5.1%)

Indicator ¹	Value	Diff	
<\$15,000	13.4%	+5.2%	
\$15,000 - \$24,999	9.6%	+3.0%	
\$25,000 - \$34,999	11.0%	+2.6%	
\$35,000 - \$49,999	13.6%	+2.5%	
\$50,000 - \$74,999	18.1%	+1.0%	
\$75,000 - \$99,999	10.2%	-0.6%	
\$100,000 - \$149,999	13.5%	-3.4%	
\$150,000 - \$199,999	5.1%	-3.5%	
\$200,000+	5.4%	-6.9%	

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Property Details

TOTAL BUILDING:	2,400 SF
WAREHOUSE SPACE:	2,400 SF
PROPERTY TYPE:	Light industrial/general business
BUILDING TYPE:	Freestanding
YEAR BUILT:	2002
HEAT TYPE:	Electric
LAND AREA:	0.76 Acres
CLEAR HEIGHT:	14' <i>(peaked ceilings higher in some places)</i>
DRIVE-IN DOORS:	2
PPN:	6844956

Sale Details

REDUCED PRICE:	\$269,000 \$229,000	Reduced Price
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