

For Sale: 80 Acres - Rock Springs Reserve

601 East Main Street, Gleneagle Court & Everett Hull Road, Cortland, Ohio 44410

PPN:
34 - 106999
UNDER CONTRACT

NOT
INCLUDED

PPN:
11 - 140283

PPN:
11 - 140323

PPN:
11 - 140032



EVERETT HULL RD

| PARCEL NUMBER | ZONING |
|---------------------------------|--|
| 34-106999 9 Acres | R-M Residential Multi-Family District |
| 11-140283 23.59 Acres | R-12 - Residential District |
| 11-140032 3 Acres | S-1 - Service District |
| 11-140323 44.41 Acres | S-1 - Service District |

Parcel 34-106999 - 9 Acres
Under Contract



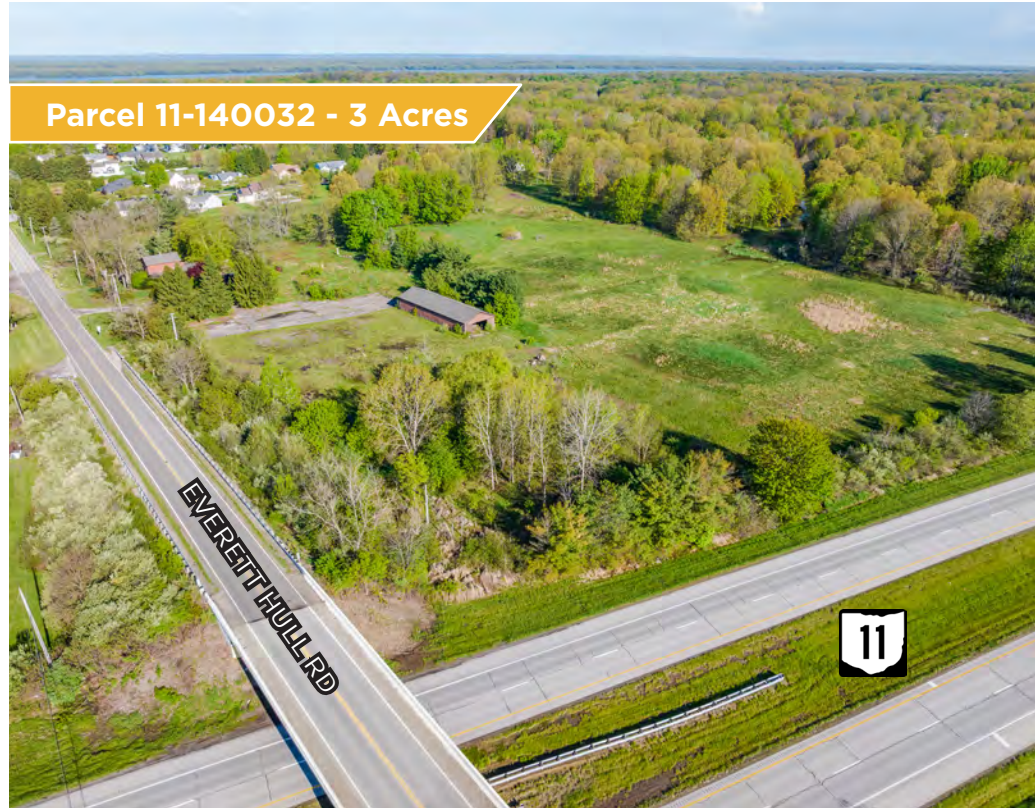
Parcel 11-140283 - 23.59 Acres



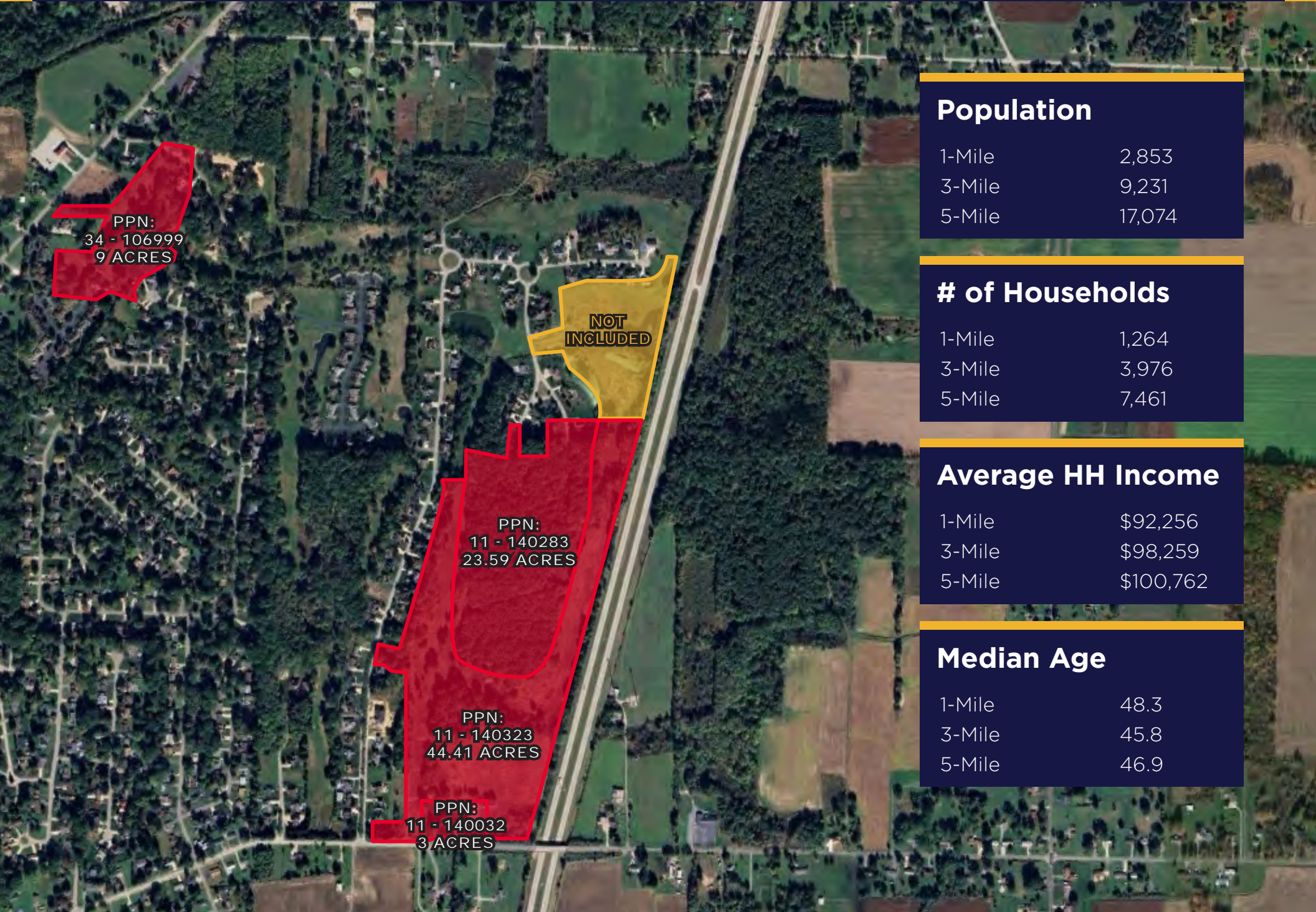
Parcel 11-140323 - 44.41 Acres



Parcel 11-140032 - 3 Acres



Parcel Map



PPN:
34 - 106999
9 ACRES

NOT
INCLUDED

PPN:
11 - 140283
23.59 ACRES

PPN:
11 - 140323
44.41 ACRES

PPN:
11 - 140032
3 ACRES

Population

| | |
|--------|--------|
| 1-Mile | 2,853 |
| 3-Mile | 9,231 |
| 5-Mile | 17,074 |

of Households

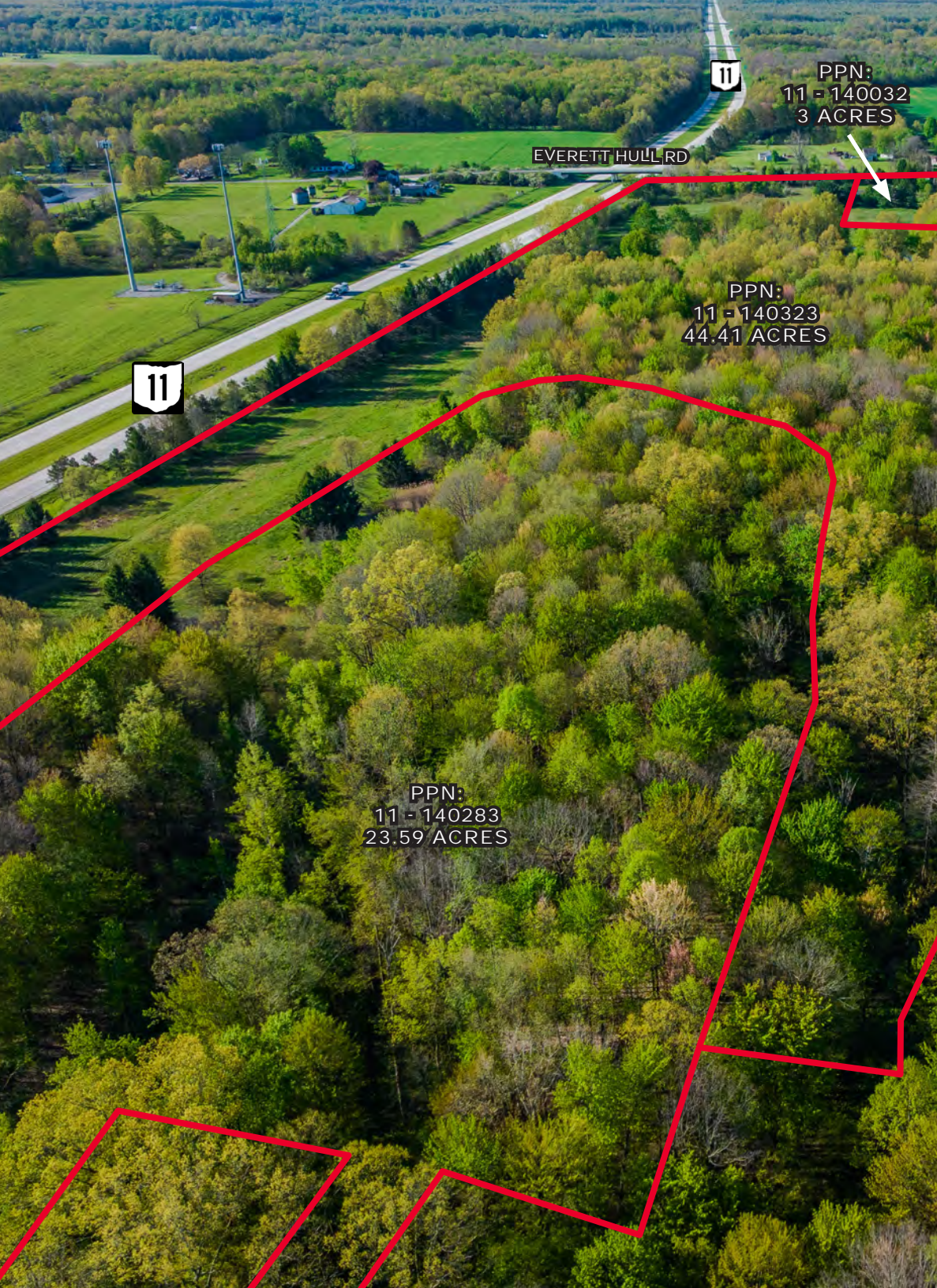
| | |
|--------|-------|
| 1-Mile | 1,264 |
| 3-Mile | 3,976 |
| 5-Mile | 7,461 |

Average HH Income

| | |
|--------|-----------|
| 1-Mile | \$92,256 |
| 3-Mile | \$98,259 |
| 5-Mile | \$100,762 |

Median Age

| | |
|--------|------|
| 1-Mile | 48.3 |
| 3-Mile | 45.8 |
| 5-Mile | 46.9 |



PPN:
11 - 140032
3 ACRES

EVERETT HULL RD

PPN:
11 - 140323
44.41 ACRES

PPN:
11 - 140283
23.59 ACRES

ROCK SPRINGS RESERVE

601 EAST MAIN STREET
GLENEAGLE COURT
& EVERETT HULL ROAD
CORTLAND, OHIO 44410

NANCI V. FERRANTE
Senior Vice President
+1 216 525 1496
nferrante@crescorealestate.com



Cushman & Wakefield | CRESCO
6100 Rockside Woods Blvd, Suite 200
Cleveland, Ohio 44131

crescorealestate.com

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.