



FOR LEASE

Chapel Hill Crossing

1850-1890 Buchholzer Boulevard
Akron, OH 44310

12,942 SF
AVAILABLE

3
SPACES

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Spigel Properties
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**SPIGEL
PROPERTIES**

INVESTMENTS • REAL ESTATE

Property Overview

12,942 SF
AVAILABLE SF

Negotiable
ASKING RATE

3
SPACES AVAILABLE

9,9915
LOT SIZE

116,574
BUILDING SQFT

6860395
PARCEL ID

U-3
ZONING TYPE

Summit
COUNTY

0
FRONTAGE

41.113505-81.472626
COORDINATES

— EXECUTIVE SUMMARY

Chapel Hill Crossing is a 116,574-square-foot community shopping center strategically positioned along Buchholzer Boulevard, offering exceptional visibility and convenient accessibility for retailers and customers alike. With flexible leasing opportunities and customizable floor plans, tenants can create the ideal space to showcase their products and services in a highly active retail environment.

The center is surrounded by a strong lineup of national retailers, including Target, Sam's Club, The Home Depot, Ross Dress for Less, Burlington, and many others, creating a vibrant shopping destination that attracts consistent consumer traffic throughout the day.

Whether you are an established retailer seeking expansion opportunities or an emerging entrepreneur launching a new concept, Chapel Hill Crossing provides the ideal platform to grow your business and thrive in a dynamic commercial corridor.

— PROPERTY HIGHLIGHTS

- Located along the thriving retail corridor at Buchholzer Blvd. & Howe St. with combined traffic totals of over 33,000 VPD
- Positioned directly across from the newly redeveloped 600,000 SF Chapel Hill Business Park
- Ceiling heights over 18 feet
- Double-sided, Recessed Loading Docks
- Offers ample parking and multiple points of ingress and egress for convenient customer and tenant access.
- Located in an Opportunity Zone

ACCESSIBILITY

TRANSIT

Brittain Rd & Yorkshire Dr	0.5 mi
Buchholzer Blvd & Clyde Ave	0.5 mi
449 Howe Ave	0.5 mi

AIRPORTS

Akron-Canton Airport	13.8 mi
Cleveland Hopkins International Airport	28.3 mi
Akron Fulton Airport	5.1 mi

HIGHWAYS

Akron Expressway	1.0 mi
I 76	3.5 mi
Innerbelt	3.7 mi
I 77	3.9 mi

Space Available

#1850

NEGOTIABLE

SF AVAILABLE

12,942 SF

TYPE

NNN

TERM

Negotiable

USE

Retail

Pad

NEGOTIABLE

SF AVAILABLE

—

TYPE

Ground

TERM

Negotiable

USE

Retail

0.3 AC

Pad

NEGOTIABLE

SF AVAILABLE

—

TYPE

Ground

TERM

Negotiable

USE

Retail

0.3 AC

Market Overview



POPULATION 199,110	AREA 62.4 sq mi
ELEVATION 1,004 ft	COUNTY Summit County
INCORPORATED 1825	STATE Ohio

Market Overview: Akron, OH

Akron () is a city in Summit County, Ohio, United States, and its county seat. It is located in Northeast Ohio along the Little Cuyahoga River, approximately 40 miles (64 km) south of Cleveland. Akron had a population of 190,469 at the 2020 census, making it the fifth-most populous city in Ohio. The Akron metropolitan area has an estimated 702,000 residents.

Akron was founded in 1825 by Simon Perkins and Paul Williams at the summit of the Ohio and Erie Canal. Its name is derived from the Greek word ἄκρον (ákrōn), meaning summit. The canal facilitated early growth by connecting the city to regional and national markets. During the late 19th and early 20th centuries, Akron became a center of rubber and tire manufacturing; it was the headquarters of B.F. Goodrich, Firestone, General Tire, and Goodyear (which is still based in the city) and was nicknamed the "Rubber Capital of the World".

DEMOGRAPHIC SNAPSHOT

1-MILE RADIUS		3-MILE RADIUS		5-MILE RADIUS	
Population	9,739	Population	87,807	Population	209,618
Median HH Income	\$45,212	Median HH Income	\$60,010	Median HH Income	\$59,909
Households	4,665	Households	39,011	Households	94,320

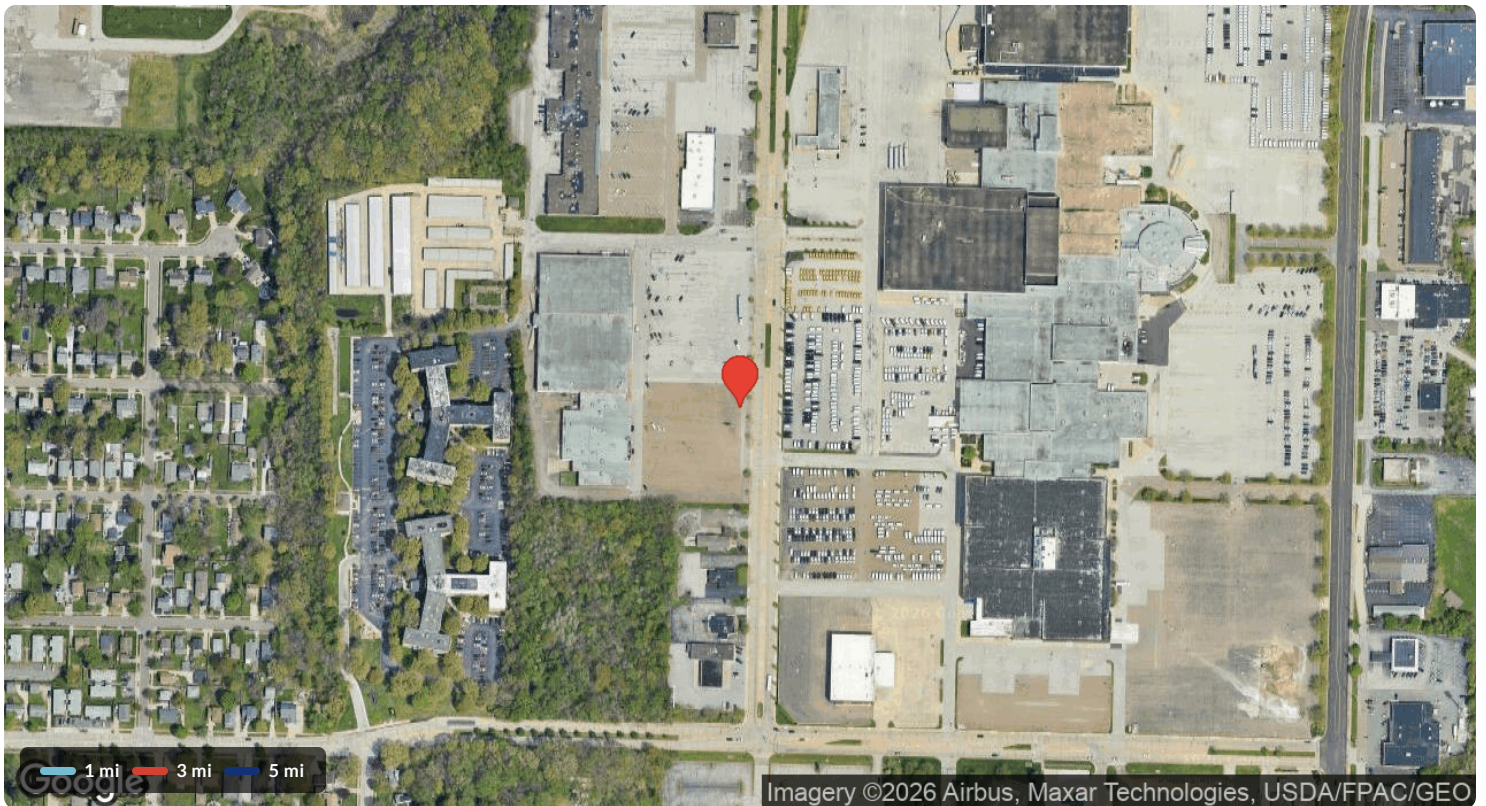
Source: ESRI / ArcGIS Business Analyst



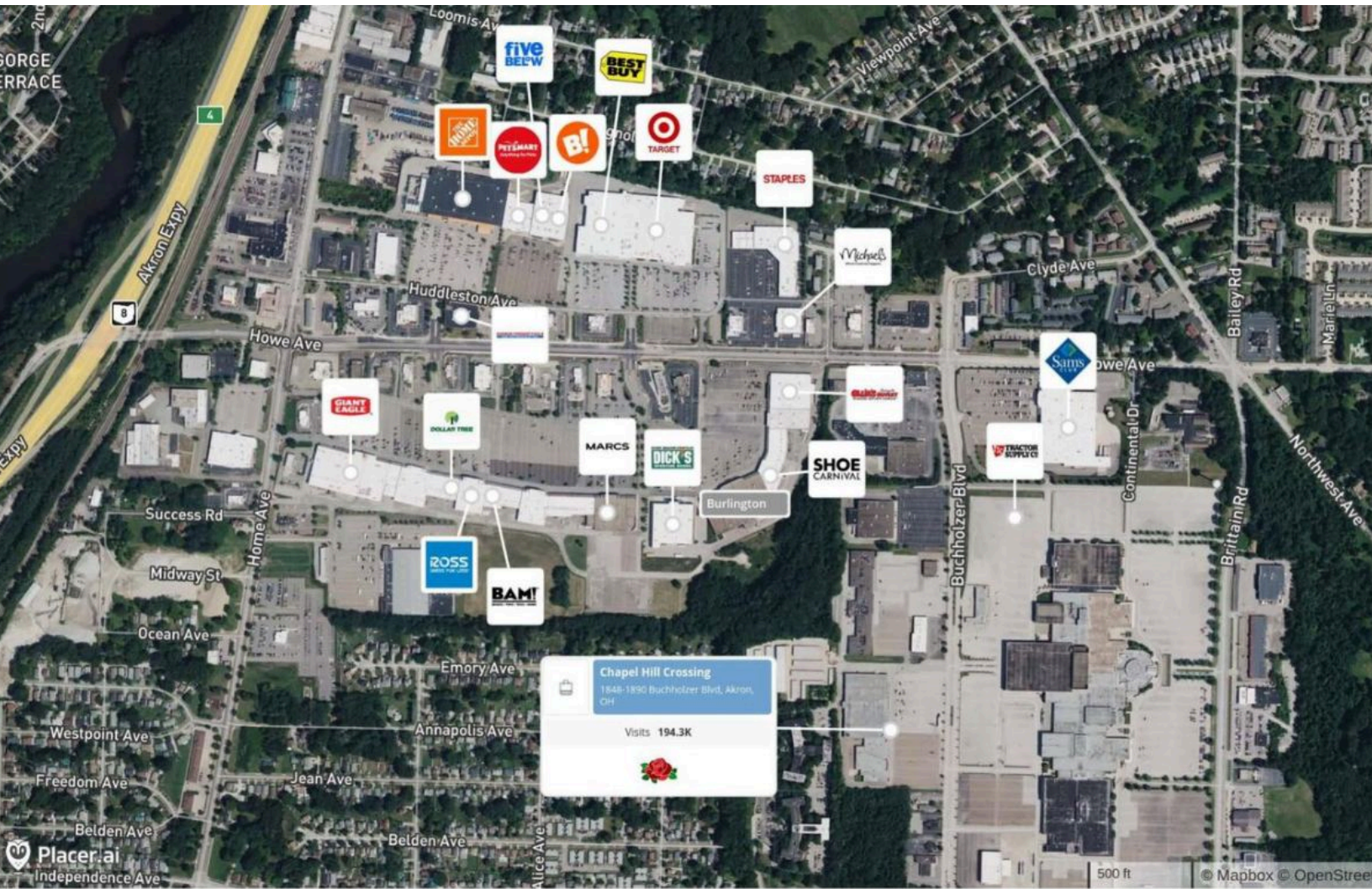
Demographics (Detail)

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	9,042	93,026	228,508
2010 Population	8,937	88,531	217,347
2025 Population	9,739	87,807	209,618
2030 Population	9,571	86,206	206,687
2025-2030 Growth Rate	-0.35 %	-0.37 %	-0.28 %
2025 Daytime Population	11,674	85,222	229,435

HOUSEHOLDS	1 MILE	3 MILE	5 MILE	2025 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
2000 Total Households	4,541	39,456	94,819	less than \$15,000	675	3,645	9,816
2010 Total Households	4,628	38,357	92,095	\$15,000-\$24,999	561	3,230	7,685
2025 Total Households	4,665	39,011	94,320	\$25,000-\$34,999	615	4,114	9,419
2030 Total Households	4,635	38,816	94,454	\$35,000-\$49,999	647	5,019	12,082
2025 Avg. Household Size	2.08	2.22	2.17	\$50,000-\$74,999	980	7,645	17,770
2025 Owner Occupied Housing	1,985	22,311	53,553	\$75,000-\$99,999	531	4,967	10,690
2030 Owner Occupied Housing	2,019	22,474	54,220	\$100,000-\$149,999	520	6,615	14,976
2025 Renter Occupied Housing	2,680	16,700	40,767	\$150,000-\$199,999	67	2,146	6,220
2030 Renter Occupied Housing	2,617	16,342	40,233	\$200,000 or greater	69	1,631	5,661
2025 Vacant Housing	410	2,868	8,130	Median HH Income	\$45,212	\$60,010	\$59,909
2025 Total Housing	5,075	41,879	102,450	Average HH Income	\$57,332	\$78,040	\$82,748



Source: ESRI / ArcGIS Business Analyst



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Akron, OH, 44310

PRESENTED BY



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DISCLAIMER