

Historic Building
*Fire Station No. 1 in Akron Ohio,
circa 1914, owned by the Akron Bar
Association and Akron Bar Foundation.*

57 S. Broadway St.
Akron, OH 44308

Available Space Details

SECOND FLOOR: 6,300 SF

Ten offices. (one is large enough to convert to an 8-person conference room), One small 4-person meeting room, Space to build 1-2 more offices or additional board room for 10-12, Copy/supply room, Break room with refrigerator and coffee station, counter with upper and lower cupboards, Balcony patio for up to 12 people

THIRD FLOOR: 3,000 SF

Six offices; seven if the existing copy/supply room becomes an office, Board room for 12, Reception area with built-in desk, Copy/supply room, Break room with refrigerator and coffee station, counter and cupboards

Located near the heart of downtown Akron, this distinctive building offers a unique blend of character, visibility, and functionality. The office space is well suited for a business or practice seeking a professional setting with historic charm, or a nonprofit organization in need of flexible offices, meeting rooms, and seminar space.

Margaret Slesnick

Senior Associate

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Akron, Ohio 44320

330 535 2661

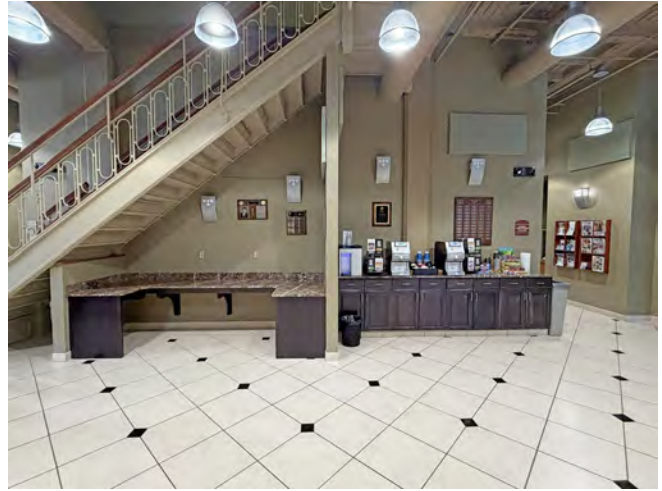
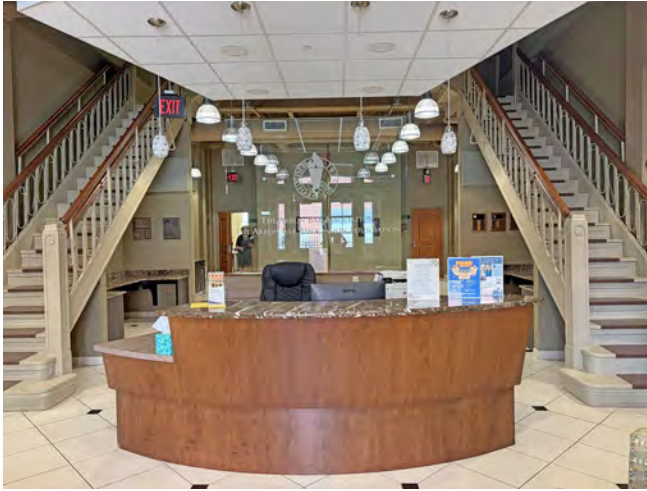
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NAIPleasant Valley

57 S. Broadway St.

Akron, OH 44308

FOR LEASE



FIRST FLOOR: SHARED SPACE

Grand Lobby / Reception
Board Room (seats up to 20)
Seminar Room (up to 75)
Executive Office
Caterer's Kitchen
Multi-stall M&W Restrooms
Three Coffee Stations

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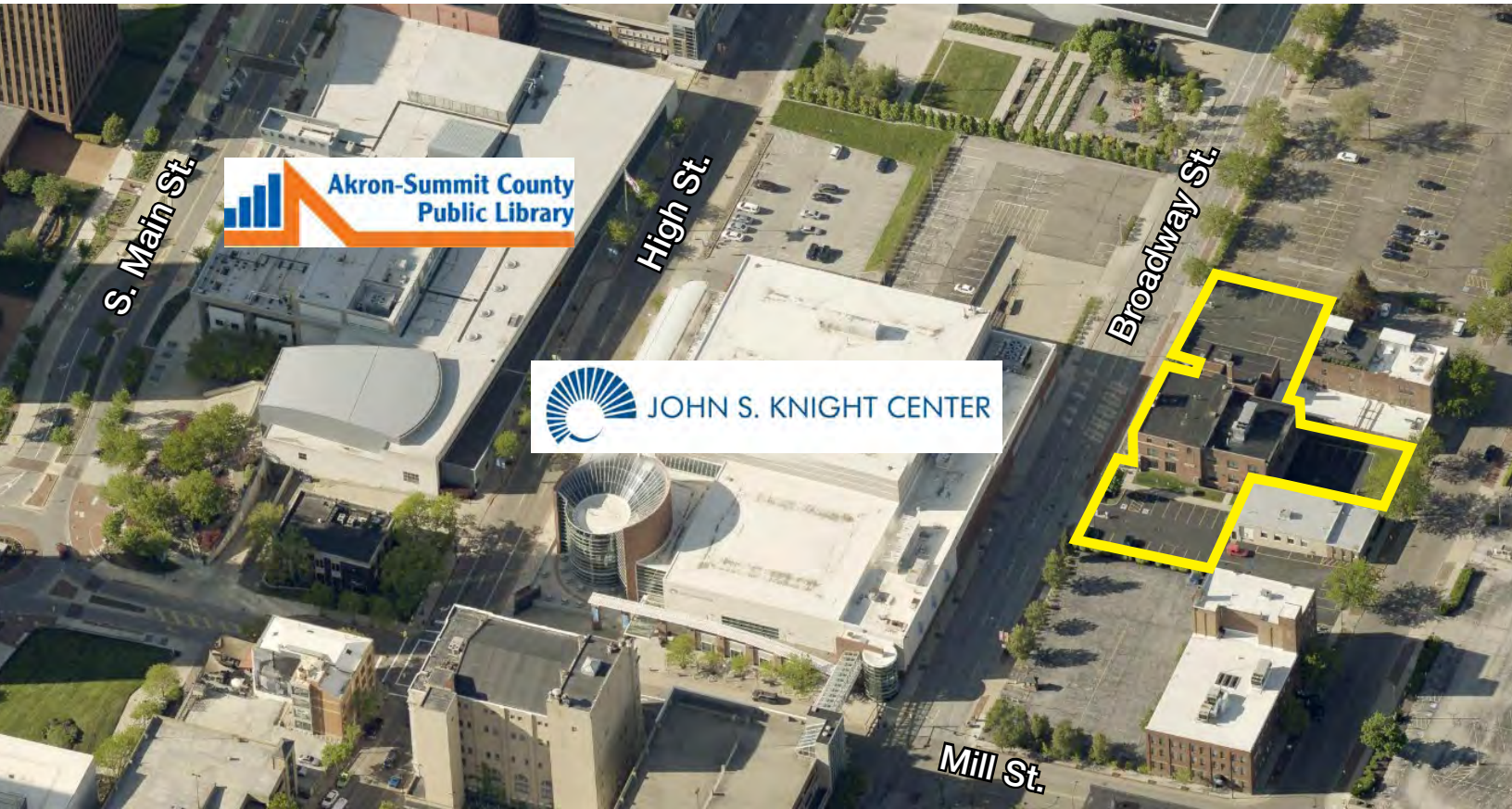
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FOR LEASE



Two small free parking lots are owned by the association: 40 total parking spaces (3 handicapped); shared, plus employee parking lot with 12 spaces (7 currently in use). A limited number of spaces may be reserved specifically for tenant use.

Demographics	1 Mile	3 Miles	5 Miles
Population:	9,535	108,702	229,717
Households:	3,417	46,996	104,123
Median Age:	24.5	36.5	39
Average HH Income:	\$54,649	\$68,045	\$81,707

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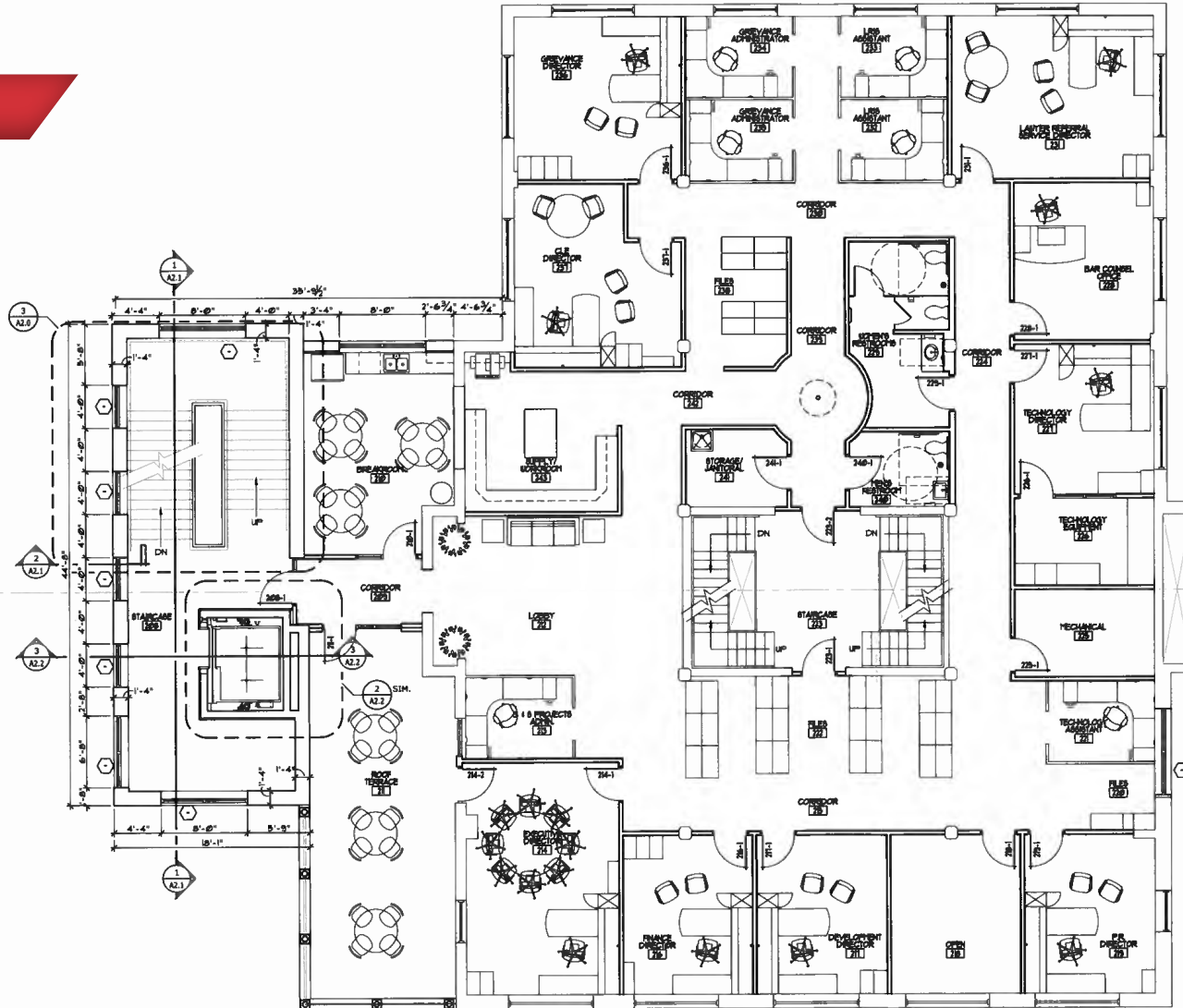
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Second Floor

6,300 SF



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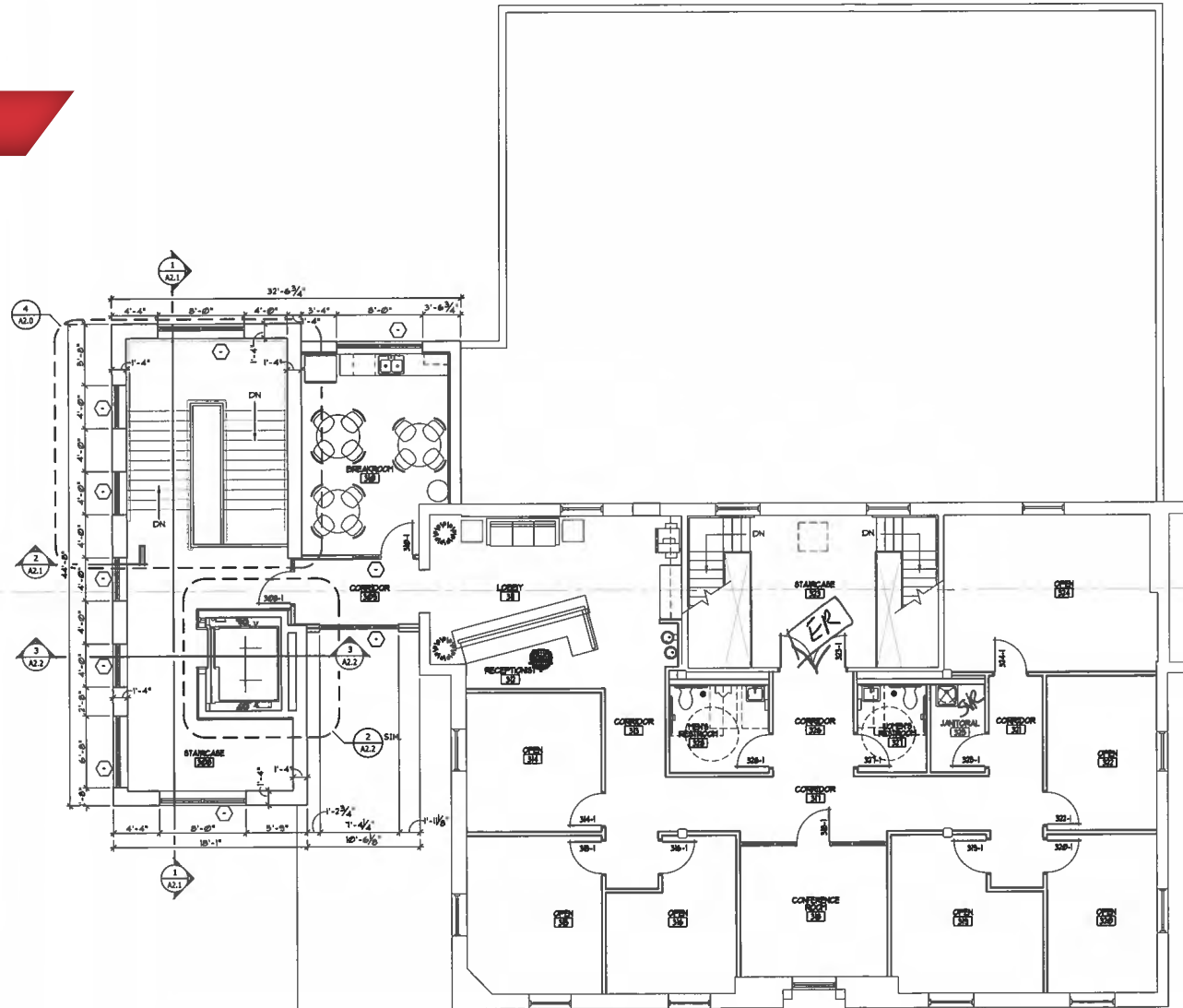
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Third Floor

3,000 SF



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FOR LEASE

1 MILE

3 MILES

5 MILES

KEY FACTS

9,535

Population



1.9

Average Household Size

24.5

Median Age

\$35,575

Median Household Income

EDUCATION

11.2%

No High School Diploma



32.2%
High School Graduate



32.0%
Some College/
Associate's Degree



24.6%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



50.8%

White Collar



21.0%

Blue Collar



28.2%

Services



9.4%
Unemployment Rate

INCOME



\$35,575

Median Household Income



\$18,685

Per Capita Income



\$11,619

Median Net Worth

2026 Households by income (Esri)

The largest group: <\$15,000 (27.2%)
The smallest group: \$200,000+ (1.8%)

Indicator #	Value	Diff	
<\$15,000	27.2%	+18.9%	
\$15,000 - \$24,999	10.9%	+5.4%	
\$25,000 - \$34,999	11.2%	+4.3%	
\$35,000 - \$49,999	16.6%	+4.8%	
\$50,000 - \$74,999	15.3%	-1.9%	
\$75,000 - \$99,999	7.5%	-6.2%	
\$100,000 - \$149,999	6.9%	-10.7%	
\$150,000 - \$199,999	2.7%	-6.5%	
\$200,000+	1.8%	-8.0%	

Bars show deviation from Summit County

KEY FACTS

108,702

Population



2.2

Average Household Size

36.5

Median Age

\$46,124

Median Household Income

EDUCATION

12.9%

No High School Diploma



32.7%
High School Graduate



33.6%
Some College/
Associate's Degree



20.8%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



51.1%

White Collar



26.5%

Blue Collar



22.4%

Services



8.0%
Unemployment Rate

INCOME



\$46,124

Median Household Income



\$26,106

Per Capita Income



\$38,265

Median Net Worth

2026 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (17.9%)
The smallest group: \$200,000+ (2.2%)

Indicator #	Value	Diff	
<\$15,000	17.6%	+9.3%	
\$15,000 - \$24,999	9.4%	+3.9%	
\$25,000 - \$34,999	10.6%	+3.7%	
\$35,000 - \$49,999	15.8%	+4.0%	
\$50,000 - \$74,999	17.9%	+0.7%	
\$75,000 - \$99,999	12.7%	-1.0%	
\$100,000 - \$149,999	10.4%	-7.2%	
\$150,000 - \$199,999	3.4%	-5.8%	
\$200,000+	2.2%	-7.6%	

Bars show deviation from Summit County

KEY FACTS

229,717

Population



2.2

Average Household Size

39.0

Median Age

\$56,246

Median Household Income

EDUCATION

9.3%

No High School Diploma



31.9%
High School Graduate



32.4%
Some College/
Associate's Degree



26.4%
Bachelor's/Grad/
Prof Degree

BUSINESS



N/A

Total Businesses



N/A

Total Employees

EMPLOYMENT



56.2%

White Collar



23.9%

Blue Collar



19.9%

Services



5.8%
Unemployment Rate

INCOME



\$56,246

Median Household Income



\$32,494

Per Capita Income



\$103,743

Median Net Worth

2026 Households by income (Esri)

The largest group: \$50,000 - \$74,999 (19.1%)
The smallest group: \$200,000+ (3.0%)

Indicator #	Value	Diff	
<\$15,000	12.5%	+4.2%	
\$15,000 - \$24,999	7.7%	+2.2%	
\$25,000 - \$34,999	8.9%	+2.0%	
\$35,000 - \$49,999	15.3%	+3.5%	
\$50,000 - \$74,999	19.1%	+1.9%	
\$75,000 - \$99,999	13.9%	+0.2%	
\$100,000 - \$149,999	14.5%	-3.1%	
\$150,000 - \$199,999	5.0%	-4.2%	
\$200,000+	3.0%	-6.8%	

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AVAILABLE SPACE DETAILS**SECOND FLOOR: 6,300 SF**

Ten offices. One existing office is large enough to convert to an 8-person conference room
One small 4-person meeting room
Space to build 1-2 more offices or additional board room for 10-12
Copy/supply room
Break room with refrigerator and coffee station, counter with upper and lower cupboards
Balcony patio for up to 12 people

THIRD FLOOR: 3,000 SF

One small 4-person meeting room
Six offices; seven if the existing copy/supply room becomes an office
Board room for 12
Reception area with built-in desk
Copy/supply room
Break room with refrigerator and coffee station, counter and cupboards

SHARED SPACE DETAILS**FIRST FLOOR: 7,700 SF** (shared space for meetings using a master reservation calendar)

Large reception desk.
Seminar room for up to 75, with air walls but limited AV if the air walls are pulled
Board Room, seats up to 20 – with counter space, flat screen, coat rack, and hand sink
Executive Office
Grand Lobby / Reception
Small kitchen, for caterer use
Multi-stall M&W washrooms
Three coffee stations

PARKING:

Two small free parking lots owned by the association: 40 total parking spaces (3 handicapped);
shared, plus employee parking lot with 12 spaces (7 currently in use). A limited number of spaces
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