



FOR LEASE

720 Illinois Avenue - Units A, F, & H, Maumee, OH 43537

43,960 SF INDUSTRIAL BUILDING

rkgcommercial.com

Reichle | Klein Group 
Commercial Property Brokers, Managers & Investment Advisors



720 ILLINOIS AVENUE - UNITS A, F, & H

OFFERING SUMMARY

Lease Rate:

**\$7.00 - 8.00 SF/YR
(MG)**

Available SF:

**Unit A - 3,000 SF
Unit F - 4,400 SF
Unit H - 5,306 SF**

Building Size:

43,960 SF

Year Built:

1968

Lot Size:

2.93 Acres

Zoning:

M-X Mixed

Property Overview:

- Flexible floor plan
- Grade-level doors (10' x 12')
- Ample parking
- Many amenities nearby
- 15' clear

Contact us for additional information!
<https://www.rkgcommercial.com/>

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LEASE RATE \$7.00 - 8.00 SF/YR (MG)

LOCATION INFORMATION

STREET ADDRESS 720 Illinois Avenue
CITY, STATE, ZIP Maumee, OH, 43537
COUNTY Lucas
SUBMARKET South/Southwest
CROSS STREETS Ford St

PROPERTY INFORMATION

PROPERTY TYPE Industrial
PROPERTY SUBTYPE Manufacturing
ZONING MX - Mixed
LOT SIZE 2.93 Acres
APN # 36-00675

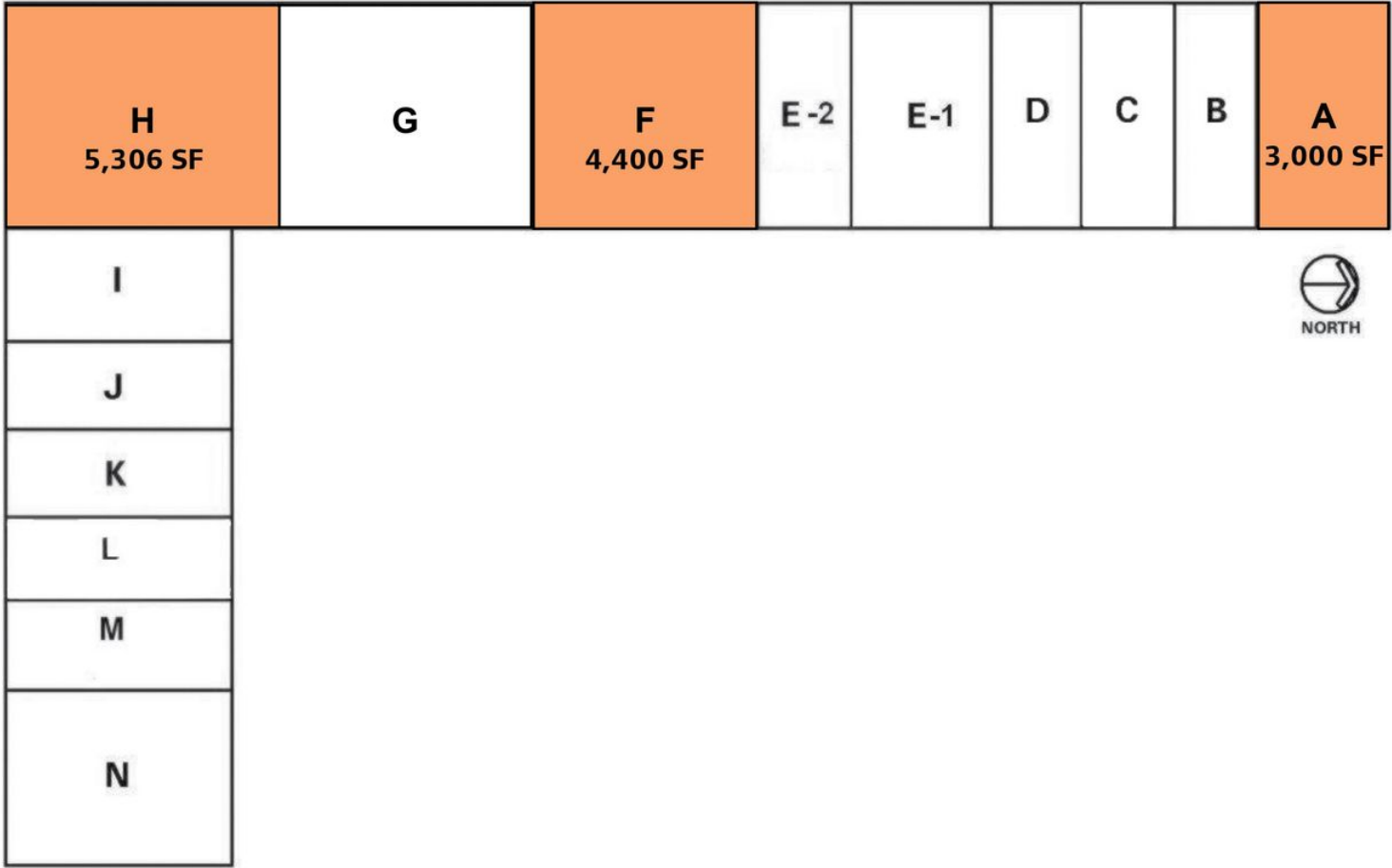
BUILDING INFORMATION

BUILDING SIZE 43,960 SF
AVAILABLE Unit A - 3,000 SF
Unit F - 4,400 SF
Unit H - 5,306 SF
OFFICE SIZE +/-400 SF - Unit A
+/-800 SF - Unit F
+/-1,250 SF - Unit H
OF FLOORS 1
TENANCY Multiple
CEILING HEIGHT 15 ft
OF GRADE LEVEL DOORS (1) 10'x12' - Unit F
(1) 10'x12' - Unit H

720 Illinois Avenue - Units A, F, & H

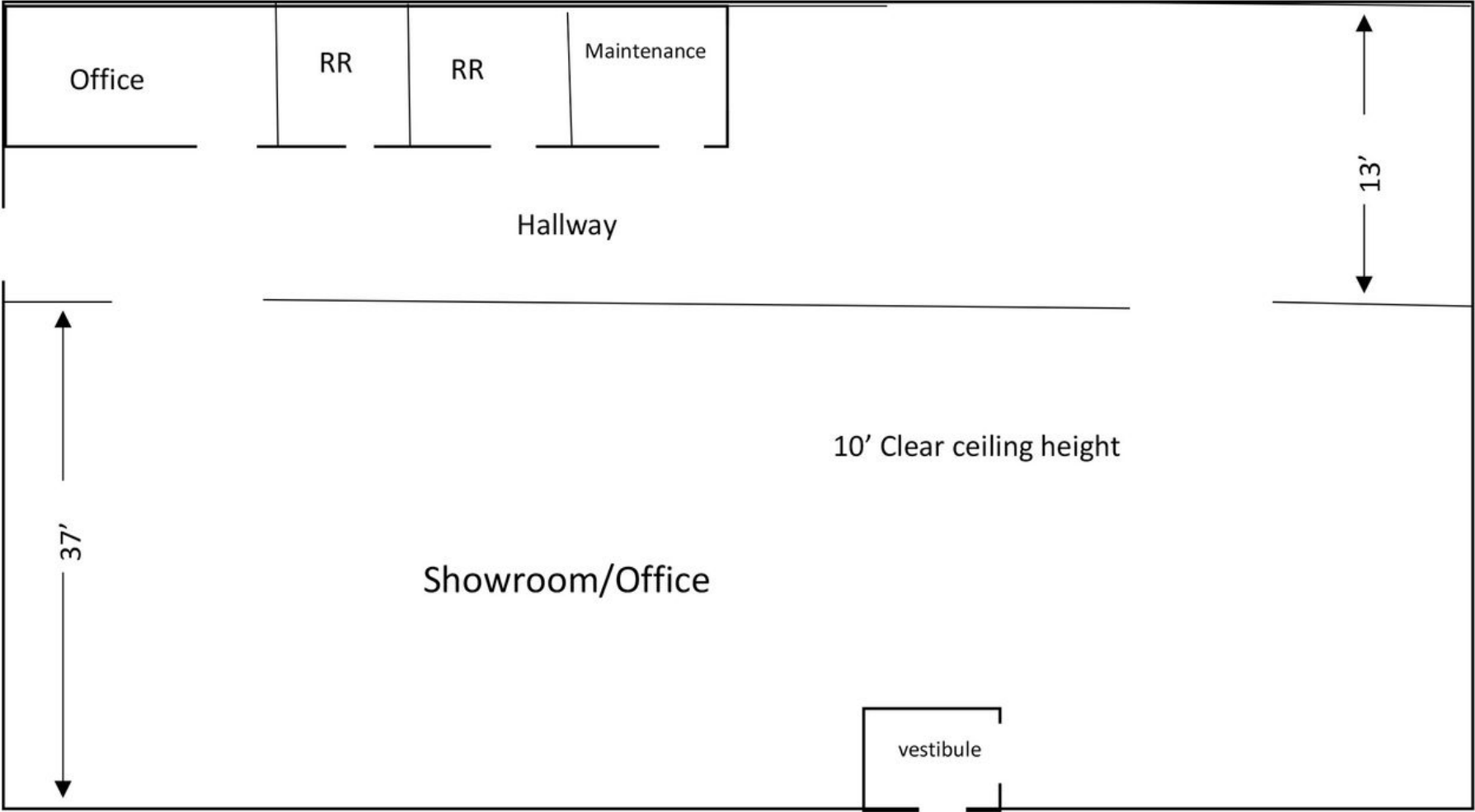


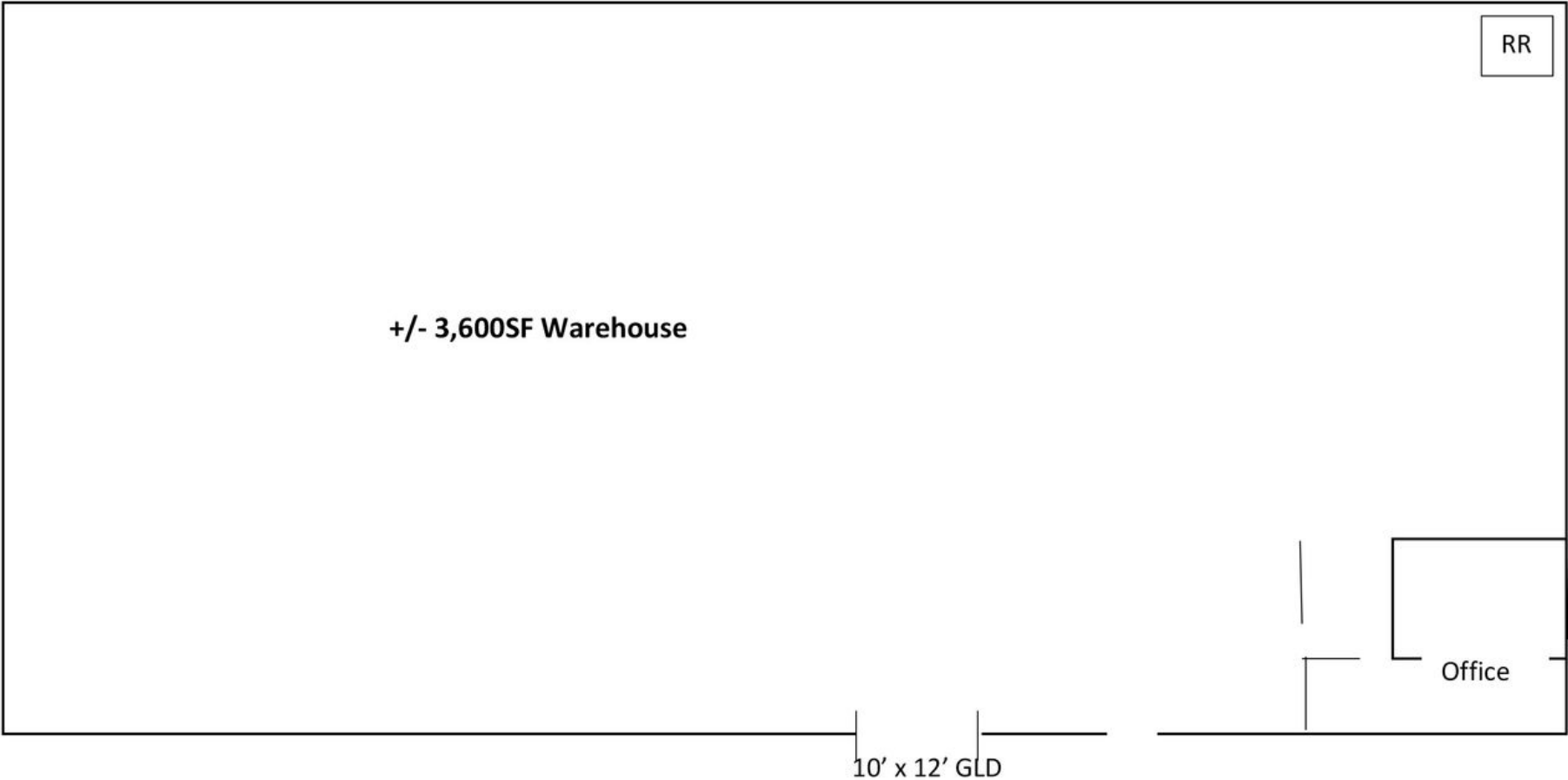
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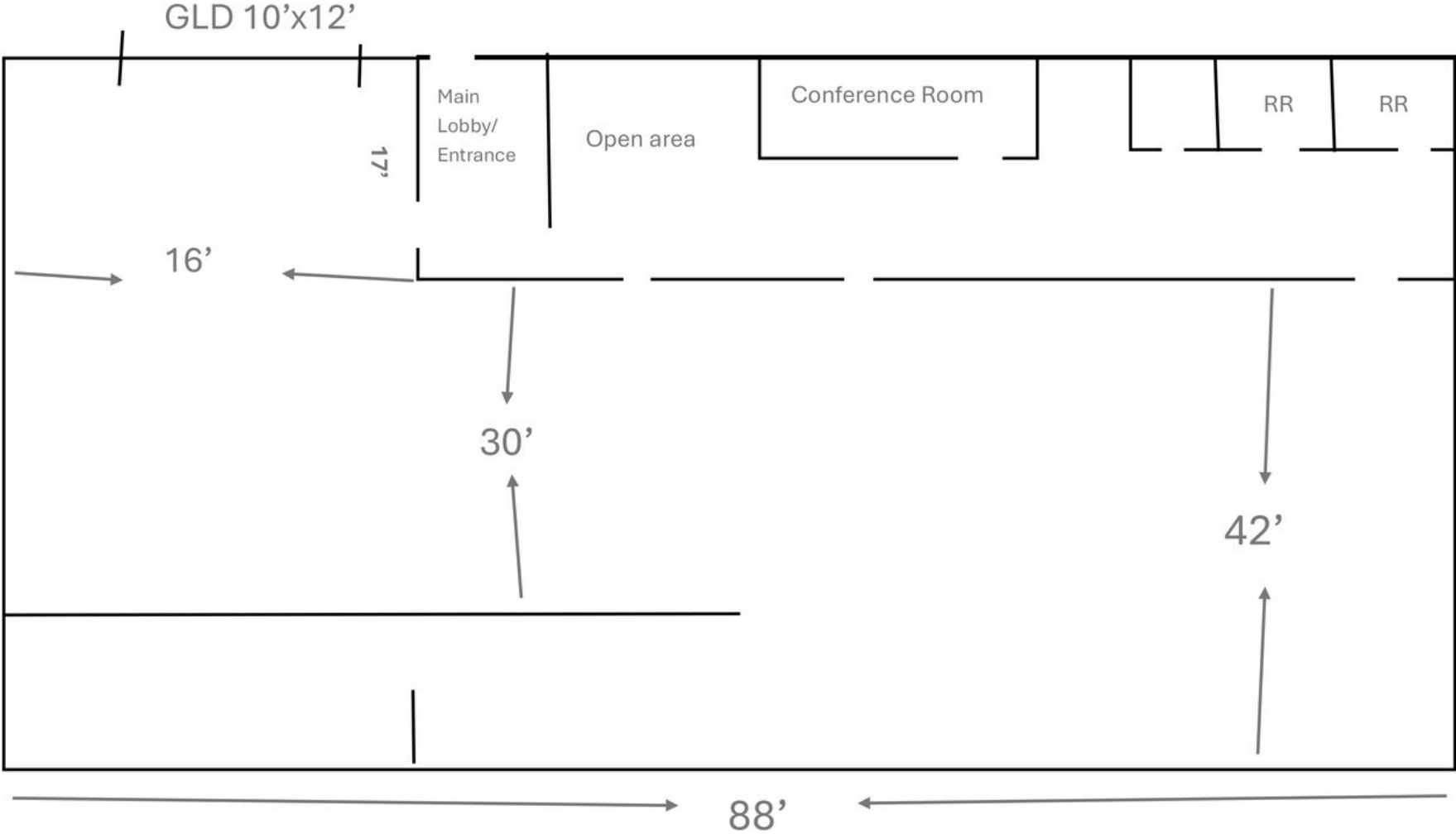


Available Spaces:

Suite	Size	Lease Type	Lease Rate	Description
A	3,000 SF	MG	\$8.00/SF	Retail/Showroom w/ (2) RR, 10' Clear, +/-2,200 SF Office, & +/-400 SF Office/Storage Area
F	4,400 SF	MG	\$7.00/SF	(1) 10'x12' GLD, (1) RR, Single Phase, 200 AMP, 16' Clear, +/-800 SF Office
H	5,306 SF	MG	\$7.00/SF	4,056 SF Warehouse, 1,250 SF Office, (1) 10'x12' GLD, 400 AMP, 3-Phase, 240 Volt, 15' Clear







Pop-Facts® Demographic Snapshot | Summary



Trade Area: 720 Illinois Avenue - 1 mi., 720 Illinois Avenue - 3 mi., 720 Illinois Avenue - 5 mi.

	720 Illinois Avenue - 1 mi.	720 Illinois Avenue - 3 mi.	720 Illinois Avenue - 5 mi.
Population			
2010 Census	2,703	46,953	115,271
2020 Census	2,326	50,272	124,876
2026 Estimate	2,253	50,328	126,360
2031 Projection	2,198	50,225	127,070
Population Growth			
Percent Change: 2010 to 2020	-13.95	7.07	8.33
Percent Change: 2020 to 2026	-3.14	0.11	1.19
Percent Change: 2026 to 2031	-2.44	-0.20	0.56
	720 Illinois Avenue - 1 mi.	720 Illinois Avenue - 3 mi.	720 Illinois Avenue - 5 mi.
Households			
2010 Census	1,258	20,061	48,992
2020 Census	1,099	21,916	53,673
2026 Estimate	1,095	22,119	54,602
2031 Projection	1,084	22,139	55,002
Household Growth			
Percent Change: 2010 to 2020	-12.64	9.25	9.55
Percent Change: 2020 to 2026	-0.36	0.93	1.73
Percent Change: 2026 to 2031	-1.00	0.09	0.73
	720 Illinois Avenue - 1 mi.	720 Illinois Avenue - 3 mi.	720 Illinois Avenue - 5 mi.
Family Households			
2010 Census	685	12,469	30,420
2020 Census	586	13,335	32,382
2026 Estimate	589	13,452	32,987
2031 Projection	585	13,468	33,267
Family Household Growth			
Percent Change: 2010 to 2020	-14.45	6.95	6.45
Percent Change: 2020 to 2026	0.51	0.88	1.87
Percent Change: 2026 to 2031	-0.68	0.12	0.85

Benchmark: USA

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Pop-Facts® Demographic Snapshot | Affluence & Education



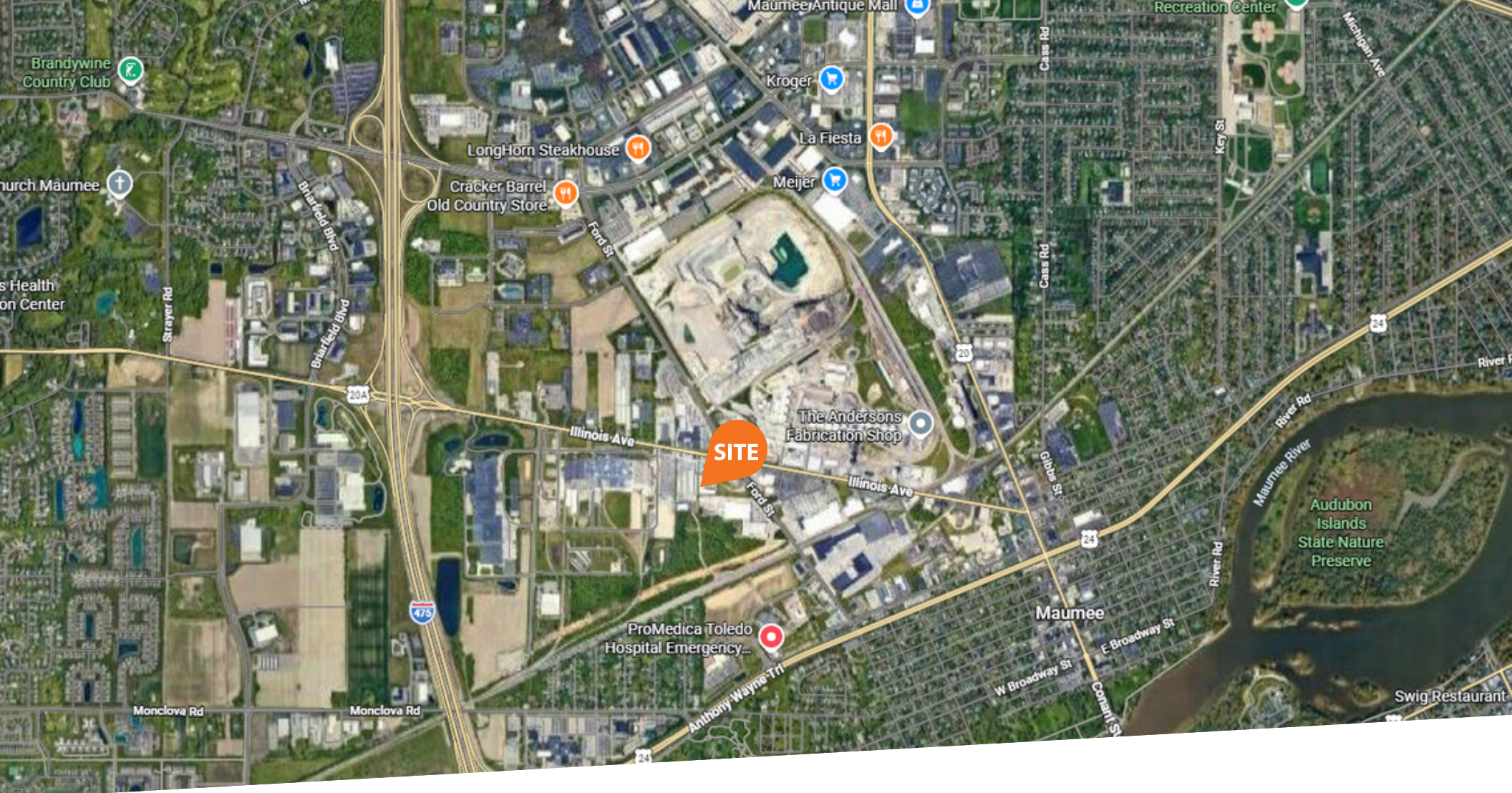
Trade Area: 720 Illinois Avenue - 1 mi., 720 Illinois Avenue - 3 mi., 720 Illinois Avenue - 5 mi.

Total Population: 2,253, 50,328, 126,360 | Total Households: 1,095, 22,119, 54,602

	720 Illinois Avenue - 1 mi.		720 Illinois Avenue - 3 mi.		720 Illinois Avenue - 5 mi.	
	Count	%	Count	%	Count	%
2026 Est. Pop Age 25+ by Edu. Attainment						
Less than 9th Grade	13	0.77	372	1.03	1,642	1.84
Some High School, No Diploma	30	1.79	989	2.73	3,061	3.42
High School Graduate (or GED)	368	21.91	7,627	21.09	20,346	22.76
Some College, No Degree	401	23.87	7,555	20.90	18,272	20.44
Associate's Degree	155	9.23	4,228	11.69	10,317	11.54
Bachelor's Degree	432	25.71	9,627	26.63	21,309	23.84
Master's Degree	200	11.90	4,053	11.21	10,299	11.52
Professional Degree	39	2.32	1,128	3.12	2,575	2.88
Doctorate Degree	43	2.56	578	1.60	1,559	1.74
2026 Est. Pop Age 25+ by Edu. Attain., Hisp./Lat.						
Less than High School Diploma	13	18.57	177	11.55	407	9.73
High School Graduate	10	14.29	244	15.93	1,023	24.46
Some College or Associate's Degree	20	28.57	735	47.98	1,734	41.46
Bachelor's Degree or Higher	27	38.57	376	24.54	1,018	24.34
2026 Est. Households by HH Income						
Income < \$15,000	34	3.10	1,454	6.57	4,239	7.76
Income \$15,000 - \$24,999	72	6.58	806	3.64	3,350	6.13
Income \$25,000 - \$34,999	72	6.58	1,157	5.23	2,792	5.11
Income \$35,000 - \$49,999	130	11.87	2,544	11.50	5,836	10.69
Income \$50,000 - \$74,999	178	16.26	3,489	15.77	9,298	17.03
Income \$75,000 - \$99,999	99	9.04	2,739	12.38	6,934	12.70
Income \$100,000 - \$124,999	126	11.51	2,267	10.25	5,424	9.93
Income \$125,000 - \$149,999	123	11.23	1,822	8.24	4,229	7.75
Income \$150,000 - \$199,999	117	10.69	2,254	10.19	4,898	8.97
Income \$200,000 - \$249,999	70	6.39	1,272	5.75	2,661	4.87
Income \$250,000 - \$499,999	58	5.30	1,504	6.80	3,163	5.79
Income \$500,000+	16	1.46	810	3.66	1,779	3.26
2026 Est. Average Household Income	--	114,514.00	--	125,956.00	--	116,336.00
2026 Est. Median Household Income	--	90,078.89	--	89,024.66	--	80,782.53
2026 Median HH Inc. by Single-Class. Race or Eth.						
White Alone	--	87,924.66	--	96,613.68	--	88,824.61
Black or African American Alone	--	115,331.22	--	48,207.45	--	46,916.24
American Indian and Alaskan Native Alone	--	50,000.00	--	59,349.10	--	59,164.06
Asian Alone	--	108,228.90	--	147,694.41	--	129,411.59
Native Hawaiian and Other Pacific Islander Alone	--	--	--	42,926.42	--	9,768.31
Some Other Race Alone	--	81,694.17	--	60,767.31	--	58,669.32
Two or More Races	--	96,078.64	--	92,921.40	--	82,102.40
Hispanic or Latino	--	117,797.85	--	93,502.37	--	81,032.05
Not Hispanic or Latino	--	88,327.39	--	88,728.25	--	80,768.03
2026 Est. Families by Poverty Status						
Families at or Above Poverty	552	93.72	12,617	93.79	30,691	93.04
Families at or Above Poverty with children	212	35.99	5,483	40.76	13,638	41.34
Families Below Poverty	36	6.11	835	6.21	2,296	6.96
Families Below Poverty, with children	22	3.73	590	4.39	1,655	5.02

Benchmark: USA

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LOCATION BENEFITS

Located in Maumee with quick access to I-475/US-23 and great proximity to Arrowhead Business Park

Reichle | Klein Group

Commercial Property Brokers, Managers & Investment Advisors

RK



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OUR PURPOSE

**To make real estate work for our clients
and customers.**

OUR VALUES

Trust.

Service with a Warrior Spirit.

All in.

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RK