

± 2.2 Acre Redevelopment Opportunity

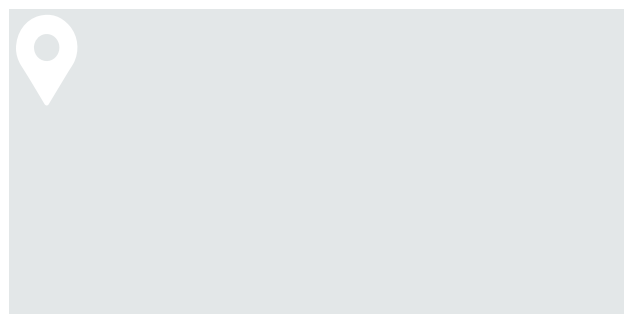
Tiffin Avenue & Londonberry Drive | Findlay, Ohio



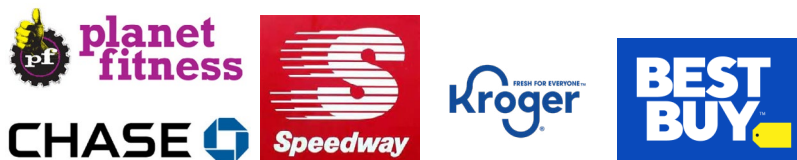
- ± 2.2 acres available for a redevelopment opportunity.
- Ideally located on US 224/Tiffin Road with access to a signalized intersection, among a strong mix of retailers.
- Limited outlot opportunities remain on Tiffin Avenue.
- Located less than 10 minutes away from the University of Findlay.

Property Contact

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Neighboring Retailers



Key Demographics

5-Mile Radius

Current Estimated Population	52,612
Projected Population (5 Years)	52,989
Current Estimated Households	23,053
Average Household Income	\$76,953
Median Age	38 years
Daytime Population	60,408
Total Retail Expenditure	\$636.6 M
Total Retail Expenditure per Household per Month	\$2,301

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