NAI Pleasant Valley

AVAILABLE

PROFESSIONAL/MEDICAL OFFICE RIGHT OFF I-77



755 White Pond Dr.

Akron, OH 44308

Property Details

- Call for Pricing
- Available Space: Up to 11,590 SF
- Minimum Divisible: 2,000 SF
- Maximum Contiguous: 11,590 SF
- Year Built: 2005
- Floors: 4
- Elevators: 1
- Meticulously Maintained

For more information:

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com

NAI Pleasant Valley

AVAILABLE

755 White Pond Dr.

Akron, OH 44308



Prime Location

Excellent location on White Pond Dr. with plentiful parking on 3 sides of the building (310 spaces)

Signage Opportunity

Outstanding visibility from I-77 provides a wonderful signage opportunity

Join Premier Businesses

Including Akron Children's Hospital, Hondros College of Nursing, First Energy, Ohio Hearing Health, White Pond Crossing Business Park

For more information:

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com

NAI Pleasant Valley

AVAILABLE

755 White Pond Dr.
Akron, OH 44308

1ST FLOOR



For more information:

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com

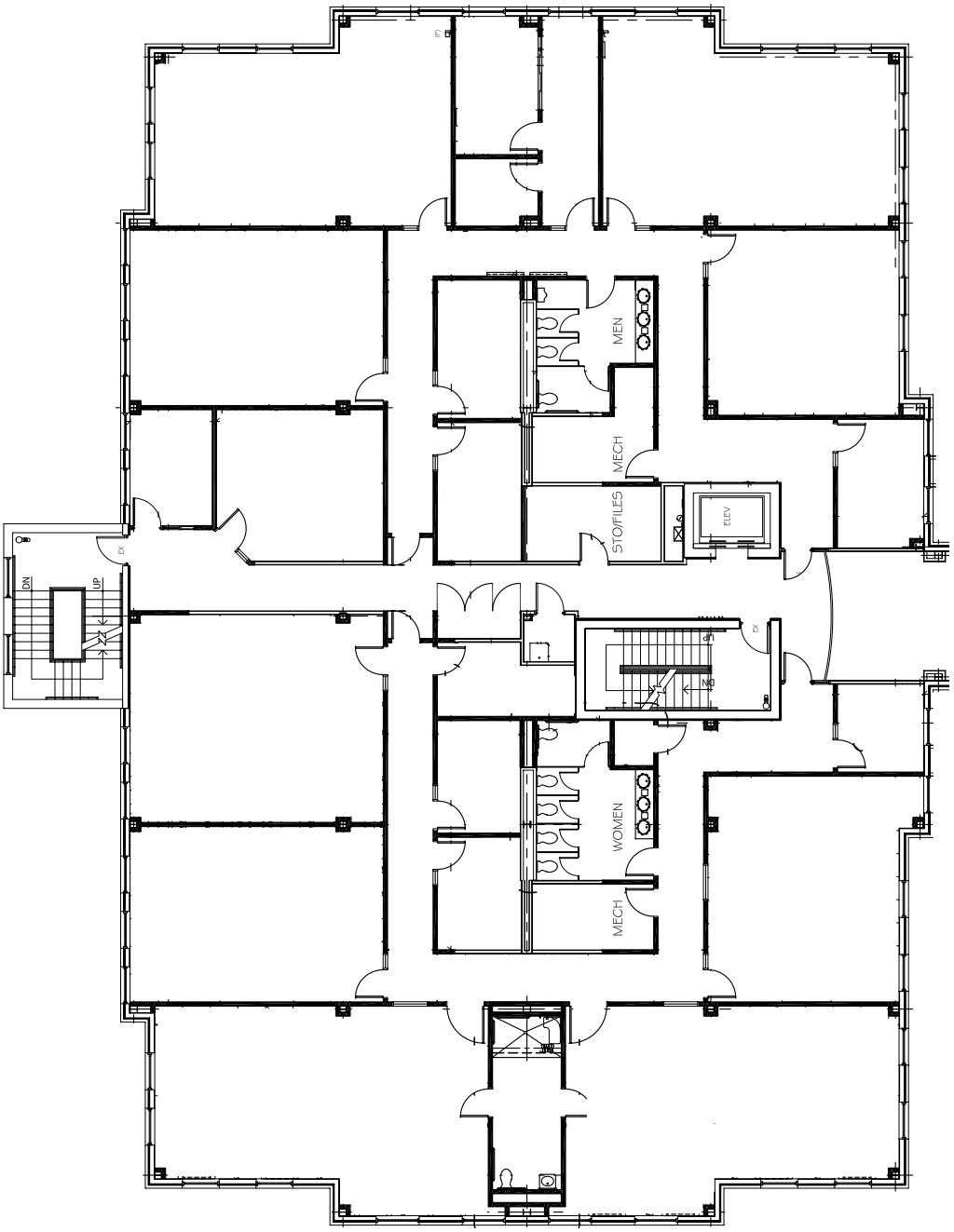
NAI Pleasant Valley

AVAILABLE

755 White Pond Dr.
Akron, OH 44308

2,000 - 11,590 SF

2ND FLOOR



For more information:

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

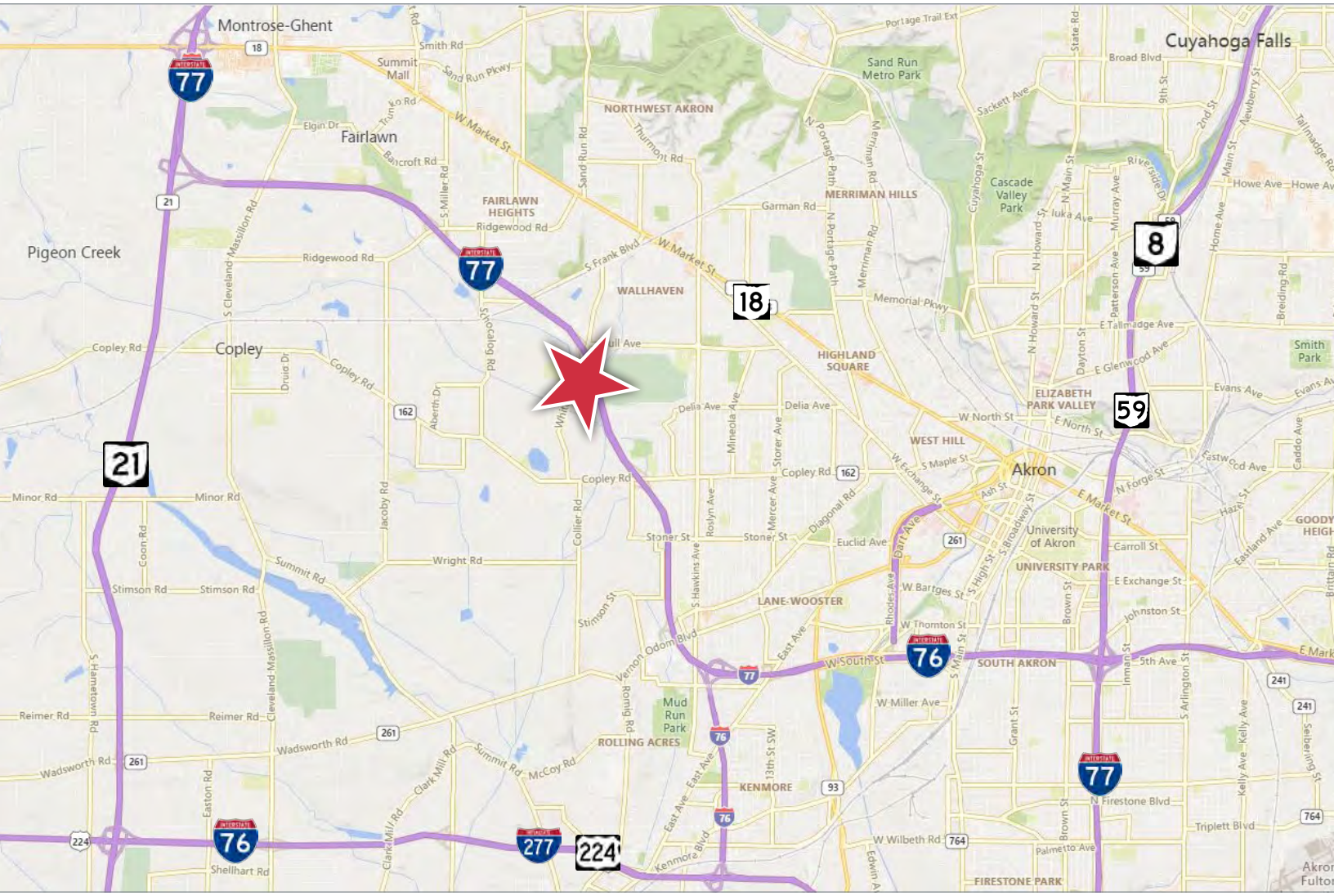
540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com

NAI Pleasant Valley

755 White Pond Dr.

Akron, OH 44308

AVAILABLE





Demographics	1 Mile	3 Miles	5 Miles
Population:	3,785	62,080	155,739
Households:	2,038	28,695	67,829
Median Age:	45.8	43.6	39.8
Average HH Income:	$89,267	$94,222	$90,942

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com

NAI Pleasant Valley

755 White Pond Dr.

Akron, OH 44308

AVAILABLE

	1 mile	3 miles	5 miles
Population	3,785	62,080	155,739
Median Age	45.8	43.6	39.8
Average Household Size	1.9	2.1	2.2
Median Household Income	$44,252	$55,312	$51,115

EDUCATION

	1 mile	3 miles	5 miles
No High School Diploma	8%	5%	8%
High School Graduate	26%	26%	30%
Some College	31%	31%	29%
Bachelor's/Grad/Pr of Degree	35%	38%	33%

BUSINESS

	1 mile	3 miles	5 miles
Total Businesses	184	2,045	6,294
Total Employees	2,227	24,056	124,995

EMPLOYMENT

	1 mile	3 miles	5 miles
White Collar	65.0%	63.4%	58.8%
Blue Collar	14.7%	17.5%	21.3%
Services	20.4%	19.1%	19.9%
Unemployment Rate	2.8%	4.2%	5.4%

INCOME

	1 mile	3 miles	5 miles
Median Household Income	$44,252	$55,312	$51,115
Per Capita Income	$37,736	$38,043	$34,365
Median Net Worth	$28,544	$87,114	$61,629

2023 Households by income (Esri)

The largest group: <$15,000 (21.3%)
The smallest group: $150,000 - $199,999 (4.5%)

Indicator ▲	Value	Diff
<$15,000	21.3%	+10.4%
$15,000 - $24,999	14.3%	+6.8%
$25,000 - $34,999	6.2%	-2.3%
$35,000 - $49,999	11.9%	+0.2%
$50,000 - $74,999	13.4%	-4.2%
$75,000 - $99,999	12.6%	+0.1%
$100,000 - $149,999	9.8%	-6.1%
$150,000 - $199,999	4.5%	-2.7%
$200,000+	6.0%	-2.2%

Bars show deviation from 39153 (Summit County)

2023 Households by income (Esri)

The largest group: $50,000 - $74,999 (17.7%)
The smallest group: $150,000 - $199,999 (5.3%)

Indicator ▲	Value	Diff
<$15,000	16.0%	+5.1%
$15,000 - $24,999	9.7%	+2.2%
$25,000 - $34,999	9.2%	+0.7%
$35,000 - $49,999	10.1%	-1.6%
$50,000 - $74,999	17.7%	+0.1%
$75,000 - $99,999	12.8%	+0.3%
$100,000 - $149,999	13.3%	-2.6%
$150,000 - $199,999	5.3%	-1.9%
$200,000+	6.0%	-2.2%

Bars show deviation from 39153 (Summit County)

2023 Households by income (Esri)

The largest group: $50,000 - $74,999 (17.0%)
The smallest group: $150,000 - $199,999 (4.8%)

Indicator ▲	Value	Diff
<$15,000	16.7%	+5.8%
$15,000 - $24,999	9.1%	+1.6%
$25,000 - $34,999	10.4%	+1.9%
$35,000 - $49,999	12.6%	+0.9%
$50,000 - $74,999	17.0%	-0.6%
$75,000 - $99,999	11.3%	-1.2%
$100,000 - $149,999	12.1%	-3.8%
$150,000 - $199,999	4.8%	-2.4%
$200,000+	6.0%	-2.2%

Bars show deviation from 39153 (Summit County)

G.F. "Geoff" Coyle, III, SIOR
330.328.8150
gcoyle@naipvc.com

540 White Pond Drive | Suite A
Akron, Ohio 44320
330 535 2661
naipvc.com