

Discount Drug Mart Center

Newly Remodeled 4,000 SF Available



661 Wooster St.
Lodi, OH

Property Features

- Renovated 4,000 SF Unit, Divisible to 2,000 SF
- Space next to Busy, Established Discount Drug Mart Anchored Shopping Center
- Excellent Street Visibility
- Abundant Parking
- Easy Access to I-71 (2.2 miles - 5 minutes)



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Executive Summary

661 Wooster St, Lodi, Ohio, 44254
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 41.02798
Longitude: -81.99958

	1 mile	3 miles	5 miles
Population			
2010 Population	2,485	5,189	10,516
2020 Population	2,469	5,175	10,602
2024 Population	2,510	5,278	10,817
2029 Population	2,539	5,332	10,939
2010-2020 Annual Rate	-0.06%	-0.03%	0.08%
2020-2024 Annual Rate	0.39%	0.46%	0.47%
2024-2029 Annual Rate	0.23%	0.20%	0.22%
2020 Male Population	49.1%	50.1%	50.3%
2020 Female Population	50.9%	49.9%	49.7%
2020 Median Age	45.8	45.9	46.2
2024 Male Population	50.2%	51.0%	51.1%
2024 Female Population	49.8%	49.0%	48.9%
2024 Median Age	45.0	45.4	45.9

In the identified area, the current year population is 10,817. In 2020, the Census count in the area was 10,602. The rate of change since 2020 was 0.47% annually. The five-year projection for the population in the area is 10,939 representing a change of 0.22% annually from 2024 to 2029. Currently, the population is 51.1% male and 48.9% female.

Median Age

The median age in this area is 45.9, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	93.2%	92.9%	93.4%
2024 Black Alone	0.8%	0.6%	0.5%
2024 American Indian/Alaska Native Alone	0.1%	0.2%	0.2%
2024 Asian Alone	1.0%	0.8%	0.6%
2024 Pacific Islander Alone	0.0%	0.0%	0.0%
2024 Other Race	0.3%	0.4%	0.5%
2024 Two or More Races	4.5%	5.1%	4.8%
2024 Hispanic Origin (Any Race)	1.6%	1.6%	1.6%

Persons of Hispanic origin represent 1.6% of the population in the identified area compared to 19.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 15.2 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	49	80	101
2010 Households	1,014	2,122	4,101
2020 Households	1,093	2,248	4,327
2024 Households	1,139	2,326	4,479
2029 Households	1,182	2,406	4,630
2010-2020 Annual Rate	0.75%	0.58%	0.54%
2020-2024 Annual Rate	0.97%	0.81%	0.82%
2024-2029 Annual Rate	0.74%	0.68%	0.67%
2024 Average Household Size	2.19	2.25	2.39

The household count in this area has changed from 4,327 in 2020 to 4,479 in the current year, a change of 0.82% annually. The five-year projection of households is 4,630, a change of 0.67% annually from the current year total. Average household size is currently 2.39, compared to 2.43 in the year 2020. The number of families in the current year is 2,987 in the specified area.

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Mortgage Income			
2024 Percent of Income for Mortgage	19.5%	23.3%	23.3%
Median Household Income			
2024 Median Household Income	\$52,320	\$59,472	\$71,853
2029 Median Household Income	\$59,220	\$70,513	\$85,710
2024-2029 Annual Rate	2.51%	3.46%	3.59%
Average Household Income			
2024 Average Household Income	\$66,666	\$84,890	\$99,092
2029 Average Household Income	\$80,021	\$100,797	\$116,805
2024-2029 Annual Rate	3.72%	3.49%	3.34%
Per Capita Income			
2024 Per Capita Income	\$31,408	\$37,436	\$41,232
2029 Per Capita Income	\$38,612	\$45,513	\$49,690
2024-2029 Annual Rate	4.22%	3.98%	3.80%
GINI Index			
2024 Gini Index	37.9	40.2	39.0
Households by Income			

Current median household income is \$71,853 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$85,710 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$99,092 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$116,805 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$41,232 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$49,690 in five years, compared to \$51,203 for all U.S. households.

Housing			
2024 Housing Affordability Index	120	100	100
2010 Total Housing Units	1,164	2,350	4,467
2010 Owner Occupied Housing Units	702	1,617	3,391
2010 Renter Occupied Housing Units	312	505	709
2010 Vacant Housing Units	150	228	366
2020 Total Housing Units	1,185	2,405	4,627
2020 Owner Occupied Housing Units	735	1,682	3,556
2020 Renter Occupied Housing Units	358	566	771
2020 Vacant Housing Units	94	177	306
2024 Total Housing Units	1,225	2,475	4,770
2024 Owner Occupied Housing Units	784	1,769	3,723
2024 Renter Occupied Housing Units	355	557	756
2024 Vacant Housing Units	86	149	291
2029 Total Housing Units	1,268	2,553	4,914
2029 Owner Occupied Housing Units	830	1,859	3,892
2029 Renter Occupied Housing Units	352	547	738
2029 Vacant Housing Units	86	147	284
Socioeconomic Status Index			
2024 Socioeconomic Status Index	50.1	50.9	53.5

Currently, 78.1% of the 4,770 housing units in the area are owner occupied; 15.8% are renter occupied; and 6.1% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 4,627 housing units in the area and 6.6% vacant housing units. The annual rate of change in housing units since 2020 is 0.72%. Median home value in the area is \$267,987, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 4.01% annually to \$326,275.

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