

## 3,415 SQ.FT. RESTAURANT WITH DRIVE THRU

2929 Cleveland Avenue S  
Canton, Ohio 44707

**Directions:** Take I-77 South, Exit 103 towards OH-800 S/Cleveland Ave S. Turn right onto Cleveland Ave S. Building on right.

**For More Information:**

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### BUILDING DATA

Previous Use: *Burger King*  
**Total Sq.Ft.:** **3,415**  
 Units: 1  
 Floor(s): 1  
 Year Built: 1982  
 Roof: *Flat*  
 Ceiling Height:  
 Sprinklers: *No*  
 Elevator: *No*  
 Heat: *Gas*  
 Air: *Central*

### SITE DATA

Acres: 0.57  
 Frontage: 151.59'  
 Depth: 150'  
 County: *Stark*  
 Township: *Canton*  
 Zoning: *B-2 Neighborhood Business*  
 Topo: *Level*  
 Close Interchange: *I-77*  
 Distance: *½ Mile*  
 Traffic Count: 13,447  
 Bus Lines: *Sarta*  
 Miscellaneous:

*Canton South location between Faircrest and I-77. Plenty of on-site asphalt parking.*

### SALE DATA

**Sale Price:** **\$750,000.00**  
 Terms/Finance: *Cash*  
 Gross Income: \$0.00  
 RE Taxes/Year: \$5,832.18  
 Expenses: \$0.00  
 Net Oper Income: \$0.00  
 Occupied By: *Vacant*

### LEASE DATA

Lease Rate: \$4,000.00 / Month  
 Leasehold Improvements:  
 \$250,000.00 at 10%

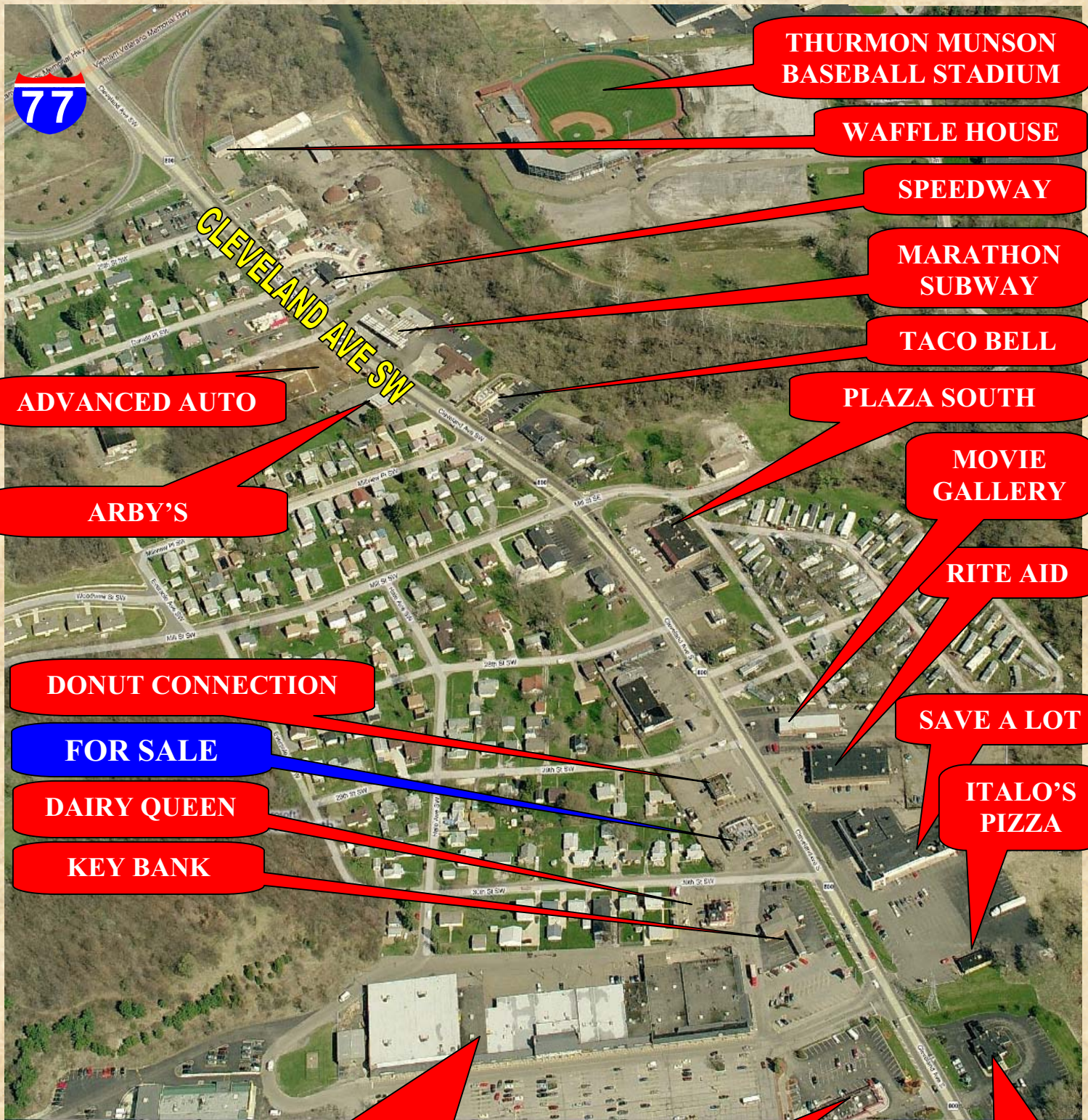
### OTHER

Unit/Bay Size: -  
 Construction: *Brick*  
 Docks: -  
 OH Doors: -  
 Miscellaneous:  
 - ½ Mile from I-77  
 - Previous tenant was Burger King  
 - Traffic Volume 13,447 cars per day  
 - See additional available parking behind Donut Connection.





**2929 CLEVELAND AVE SW, CANTON, OHIO 44707**



**THURMON MUNSON  
BASEBALL STADIUM**

**WAFFLE HOUSE**

**SPEEDWAY**

**MARATHON  
SUBWAY**

**TACO BELL**

**PLAZA SOUTH**

**MOVIE  
GALLERY**

**RITE AID**

**SAVE A LOT**

**ITALO'S  
PIZZA**

**SOUTHGATE SHOPPING CENTER**

**MCDONALDS**

**CHARTER ONE**

**ADVANCED AUTO**

**ARBY'S**

**DONUT CONNECTION**

**FOR SALE**

**DAIRY QUEEN**

**KEY BANK**

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