

85 EXCLUSIVE AND RARE DEVELOPABLE ACRES*

*85 acres of Summit County parcel #1100539 will be split off for sale.



6050 Riverview Rd. Peninsula, OH 44264

Price Reduction!!

Property Details

- REDUCED PRICE: \$3,175,000 \$2,975,000
- \$35,000 per acre
- 85 Acres (portion of a larger 115 acre parcel)
- 920 Feet Frontage on Rt. 303
- Zoned R-1 Rural Residential District
- Oil and Gas Well on Property
- Family Owned for 175 Years
- Small Lake and Quarry on the Property
- Large Mature Forest with Valued Timber
- Property includes Peninsula Stone Quarry Swimming Park and borders Cuyahoga Valley National Park on two sides (over 3,200 feet).
- Also available are the 25-Acre Farm and Farmhouse (contact us for further details).



For more information:

Jim Pickard

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Chuck Heimbaugh

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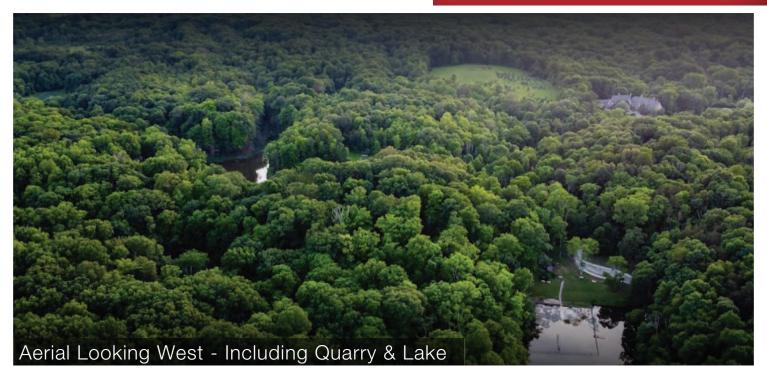
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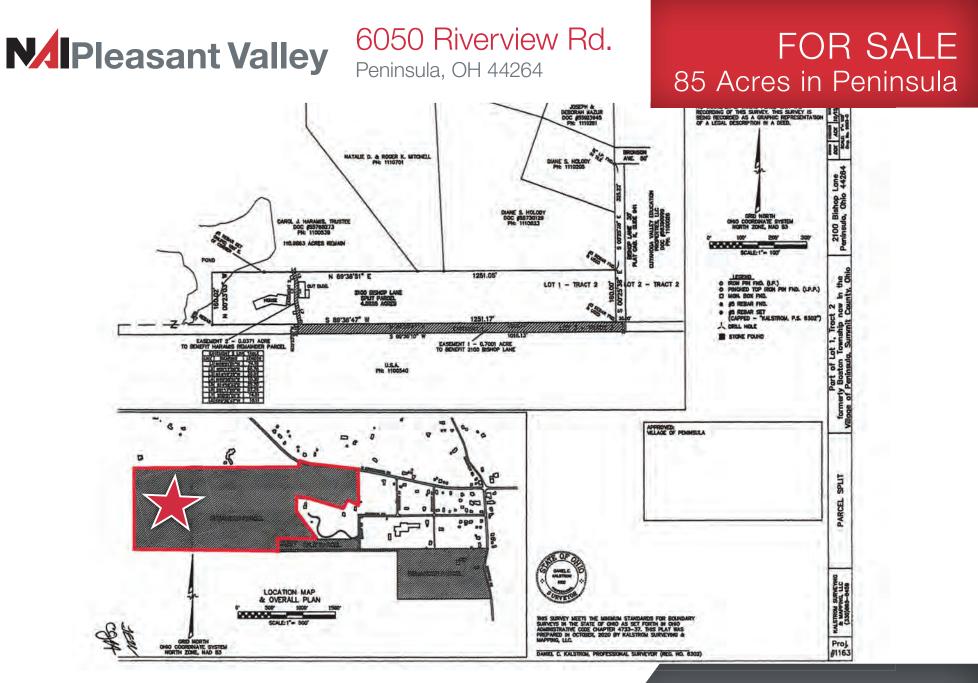
6050 Riverview Rd. FOR SALE **N**IPleasant Valley Peninsula, OH 44264 85 Acres in Peninsula .umpike (Toll,road) Cuyahoga Ohio Tumpike (Toll road) Buckeye Tr hio Turnpike (Toll.road) Woodland Dr Morris Dr Ralph Reinhart 🖨 Stine Rd Stine Rd Stine Rd Stine Rd 271 The Spicy Lamb Farn General Die Casters 303 Terry Lumber & Supply Rd le Hardscape Cente anal Lock 29 Trailhead e Peninsula Quarry Temporarily alone G.A.R. Hal Winking Lizard Slipper Peninsula SITE 85 ACRES Peninsula Rd assical 🕤 FOR SALE Peninsula Library & Historical Societ Bronson St Academy Lane Trailhead 🕼 5 Acres Available Not For Sale 25-Acre Farm & Farmhouse Major Ro Tree Farm Trail The Greenfield Major Rd Major Rd Major Rd Major Rd Major Rd Major Rd

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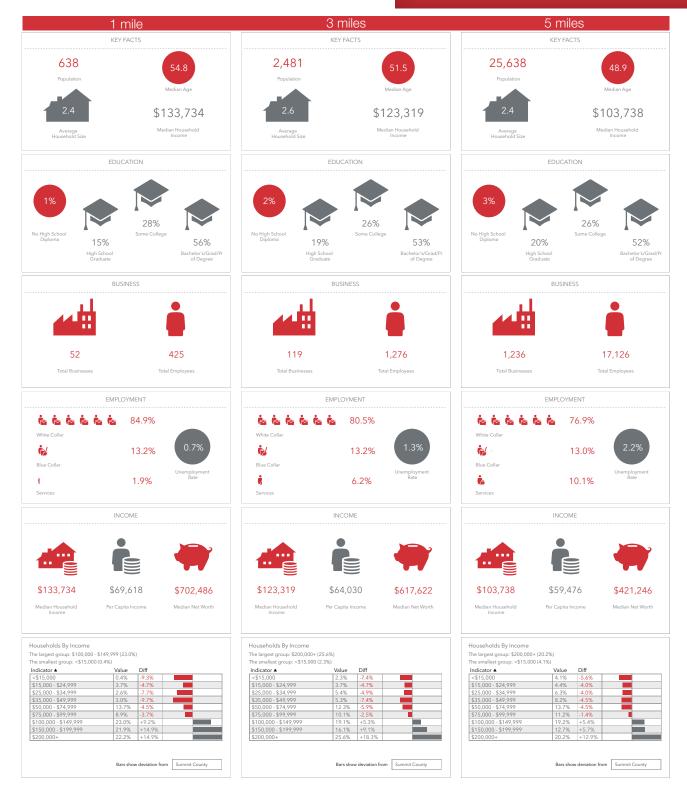
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NPleasant Valley

FOR SALE 85 Acres in Peninsula



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Property Details	Acreage:	85 Acres
	Frontage:	920 ft (SR-303)
	Depth:	Varies
	Zoning:	R-1 Rural Residential District
	Gas:	On Property
	Sewer:	No
	Water:	Well
	Electric:	Ohio Edison
	Interchange:	I-271 & SR 303
	Distance:	1.5 Miles

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REDUCED PRICE:	\$2,975,000
Price Per Acre:	\$35,000 / acre

Notes

This parcel is part of a larger parcel of 115 Acres. (Summit County Parcel # 1100539)

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