



# IOR city guides

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## **WELCOME & OVERVIEW**

Bowling Green, Ohio is a vibrant and welcoming city located in Wood County, in the northwestern part of the state. The city of Bowling Green embraces diversity and promotes inclusivity. It's known for its friendly residents, welcoming atmosphere, and strong community spirit. Bowling Green public schools are ranked in the top 53% of Ohio school districts. From a variety of entertainment options, great public and private schooling options, a wide range of housing to choose from, and plenty of green spaces, Bowling Green really does have it all!



## City of Bowling Green Overview:

- Population (2023): 30,783
- Eastern Daylight Time
- Summers are mild and warm, winters are freezing and windy, and it is partly cloudy all year.

### 3 Must-Do's:

- **Historic Downtown and Black Swamp Art's Festival:** Explore Bowling Green's charming historic downtown area, filled with boutique shops, restaurants, and beautiful architecture. The annual Black Swamp Arts Festival, which typically takes place in September. This festival celebrates art, music, and food, attracting artists from across the country and offering a vibrant atmosphere with live performances and unique art exhibits.
- **Simpson Garden Park and Wintergarden/St. John's nature:** If you want to enjoy the natural beauty of Bowling Green you can visit Simpson Garden Park, a beautiful botanical garden with various plant collections and scenic walking trails. For a more immersive nature experience, head to Wintergarden/St. John's Nature Preserve, which offers well-maintained walking trails through natural areas, wetlands, and woodlands. These parks provide a peaceful escape and excellent opportunities for outdoor activities and relaxation.
- **Bowling Green Community Center:** Stay active and enjoy recreational facilities at the Bowling Green Community Center. It offers fitness classes, a swimming pool, sports courts, and other activities for residents and visitors.



## HOUSING

Bowling Green offers a variety of housing options to accommodate its residents and visitors. The city's housing market is influenced by factors such as location, housing types, amenities, and demand.

### Living In & Around Bowling Green

Below is a sample list of some of the top-rated neighborhoods in Bowling Green:

- **Bowling Green:** Offers residents a dense suburban feel and most residents rent their homes. There are lots of restaurants and parks. The public schools in Bowling Green are above average.
- **Findlay:** Findlay is the second largest city in Northwest Ohio with a population of over 40,000. Many families and young professionals live in Findlay. Findlay's downtown area is a focal part of the city. Findlay's public school district is ranked in the top 50% of Ohio school districts. It also boasts extensive options for higher education with an Owens Community College campus and the University of Findlay.

- **Holland:** The village of Holland, Ohio is situated about halfway between the Maumee River and the Ohio-Michigan border, making it easily accessible to all that the surrounding areas have to offer. Holland is in the Springfield School District, which ranks in the top 50% of all Ohio school districts. Its residential focus, strong community spirit, and convenient location make it an appealing place to live for those seeking a suburban lifestyle near the amenities of a larger city.
- **Maumee:** Balance between historic charm and modern amenities. The scenic riverfront, community engagement, and family-friendly atmosphere make it a desirable place to live for individuals and families. The Maumee School District is ranked in the top 33% of all Ohio school districts. The high school boasts a state-of-the-art Performing Arts Center that seats nearly 800 as well as a brand-new football stadium. Uptown Maumee is lined with long-standing small businesses. Some local favorites include Dale's Bar and Grill, The Village Idiot, Jacky's Depot, Georgette's Grounds and Gifts, and the iconic Maumee Indoor Theatre.
- **Oregon:** Pleasant and family-oriented community that offers a mix of natural beauty, recreational opportunities, and convenient access to nearby urban amenities. Its riverfront setting, community engagement, and commitment to education make it an attractive place to call home for residents of all ages. Oregon's public schools are ranked in the top 40% of all Ohio school districts and its private high school, Cardinal Stritch, was previously named one of the Top 50 Catholic High Schools by the Catholic High School Honor Roll.

- **Toledo:** The Toledo area, including Northwest Ohio and Southeast Michigan, offers the amenities of larger cities without sacrificing the advantages of a small-town atmosphere. Located on the banks of the Maumee River at the western end of Lake Erie, Toledo is the crossroads of the nation. Two of the nation's largest highways meet in northwestern Ohio (I-75 and I-80/90) and Toledo is also one of the busiest ports on the Great Lakes. In addition, Toledo has its own Toledo Express Airport and is located less than 1.5 hours from Detroit Airport, making it an excellent place to call home base for those that like to travel. Best of all, the Toledo area is a great place to raise a family! The real estate market is very affordable relative to other metro areas, yet the area boasts excellent school systems, health care, entertainment, recreation, and cultural diversity. In addition, there is plenty to do here, no matter what your interests or hobbies.
- **Waterville:** Offers a serene and welcoming living environment with a mix of natural beauty, community engagement, and historic charm. It is a great neighborhood for those seeking a quieter lifestyle while still enjoying the convenience of nearby amenities. Waterville is within the Anthony Wayne school district. AW High School has an A grade on the Ohio School Report Card and the district is rated #47 out of Ohio's 608 school districts.

- **Whitehouse:** Whitehouse, Ohio is quickly becoming one of the most desirable and fastest-growing communities in NW Ohio. New developments have been popping up in recent years, but the village remains tranquil as it's nestled between rural communities with long stretches of scenic routes. Its quaint downtown is lined with small businesses and dining. Whitehouse is within the Anthony Wayne school district. AW High School has an A grade on the Ohio School Report Card and the district is rated #47 out of Ohio's 608 school districts. The blend of small-town charm, top-rated schools, and proximity to urban amenities. Great neighborhood for those seeking a close-knit community with access to nature and recreational opportunities.
- **Perrysburg:** Perrysburg, Ohio is a charming and historic community. Situated along the Maumee River, offering waterfront views with parks, trails, and green spaces. Offers a mix of small-town charm and modern amenities. Boasts a variety of residential neighborhoods, ranging from historic districts with well-maintained older homes to newer developments with modern amenities. The Perrysburg Exempted Village School District is known for its commitment to student success.

## **Market Snapshot**

- **Market Pace:** Limited availability of houses in suburban areas
- **Typical lease term:** 12 months
- **Typical Security Deposit:** 1 – 2 months' rent
- **Typical Real Estate Agent Fee:** Fee paid by landlord.
- **Diplomatic Clause Available:** Rarely, typically only after the first 12 months

- **Lease Negotiation:** Not typically possible due to the tight rental market and high demand



## Sample Apartment Rental Ranges in Select Areas\*

Location	Studio	1 BR	2 BR
Bowling Green	N/A	\$1,300-2,000+	\$1,600-2,500+
Findlay	N/A	\$1,200-1,900+	\$1,625-2,200+
Holland	\$1,650-1,750+	\$1,050-1,950+	\$1,350-2,100+
Oregon	N/A	\$950-1,350+	\$1,100-2,000+
Toledo	\$800-1,250+	\$950-1,500+	\$1,050-1,900+
Wooster	N/A	\$850-1,100+	\$1,000-1,450+
Perrysburg	N/A	N/A	\$1,100-1,700+

## Sample Single Family Home Rental Ranges in Select Areas\*

Location	2 BR	3 BR	4+ BR
Bowling Green	\$1,750+	\$1,300-3,750	\$2,400+
Findlay	\$1,200-1,700+	N/A	N/A
Toledo	\$850-1,200+	\$1,500-1,800+	\$1,750-2,300+
Perrysburg	N/A	N/A	\$3,000-3,400+

*\*The quality of the property and its location are two of the biggest factors in the rental price. Although you might find options at lower prices than those listed above, you should be prepared to compromise on the unit quality or location at these lower prices. Because of the above variables and fluctuations within the rental market and the fast pace of real estate, it is difficult to provide exact ranges for all neighborhoods. Furniture may be rented for an additional cost, as most US properties are not typically furnished. Your IOR Consultant will be the very best source for up-to-the-minute information.*



## **SCHOOLS IN YOUR AREA**

### **Public Schools**

Bowling Green City School District is focused on providing a well-rounded education, fostering a positive and inclusive environment, and preparing students for future success. The district's commitment to excellence and community support contribute to a strong public school system in Bowling Green.

### **Other Top School Districts in the Area:**

- Perrysburg School District: 8 schools, PreK-12<sup>th</sup> grade.
- Ostego Local School District: 3 schools, PreK- 12<sup>th</sup> grade.
- Eastwood Local School District: 3 schools, PreK-12<sup>th</sup> grade.

### **Private Schools**

### **A sample of private schools in the Bowling Green Area:**

- St. Johns Jesuit High School and Academy, 6-12<sup>th</sup> grade.
- Bowling Green Christian Academy, PreK-12<sup>th</sup> grade.
- Monclova Christian Academy, K-12<sup>th</sup> grade.
- Lial Catholic School, PreK-8<sup>th</sup> grade.

**Contact your IOR Destination Services Consultant for more assistance with schooling questions.**



**Bicycle:** Several different biking paths, trails, and roads in Bowling Green to explore.

**Air:** Two airports near Bowling Green, the closest being Toledo Express Airport (TOL): Located approximately 20 miles north of Bowling Green, Toledo Express Airport is the closest commercial airport to Bowling Green. It offers flights to various domestic destinations, making it a convenient option for travelers in the area. A bit further from Bowling Green is Detroit Metropolitan Wayne County Airport (DTW): Situated about 70 miles northeast of Bowling Green, a major international airport serving the Detroit, Michigan, metropolitan area. DTW offers a wide range of domestic and international flights and is a common choice for travelers looking for more flight options and connections.

**Train:** The closest Amtrak station to Bowling Green is in Toledo, Ohio. Travelers can take a bus or drive to the Toledo Amtrak station from Bowling Green, which is approximately 20 miles away. The Toledo Amtrak station is part of the Capitol Limited and Lake Shore Limited routes, providing connections to cities such as Chicago, Cleveland, and Washington, D.C.



## **DRIVER'S LICENSE or STATE ID CARD**

If you are a visitor in Ohio over 18 and have a valid driver license from your home state or country, you may drive in this state without getting a driver license as long as your home state license remains valid. If you become a resident, you must get an Ohio driver license within 30 days.

For general information and instructions on how to obtain a driver's license or state ID card, visit the website of the [Ohio Bureau of Motor Vehicles](#).

**Your Destination Services Consultant will also assist you with the proper procedure.**



## Things to do in Bowling Green Ohio!

Bowling Green Ohio offers a lot of different activities and attractions to explore. Whether you're interested in cars, history, nature, or arts and culture, Bowling Green has something to offer for everyone to enjoy.

### Art and Culture:

- **Bowling Green State University (BGSU) Arts:** BGSU's College of Musical Arts and the School of Art offer a wide range of artistic programs and performances. The School of Art showcases exhibitions and events featuring the works of local and renowned artists.
- **Firefly Nights:** Firefly Nights is a summer event series in downtown Bowling Green that combines art, music, and community engagement. During these evenings, the streets come alive with live music, art demonstrations, food vendors, and family-friendly activities.
- **Historic Downtown Murals:** Bowling Green's historic downtown area is adorned with colorful murals that depict the city's history and culture. Take a walking tour to discover these beautiful murals and learn about the stories they tell.



## Museums:

- **Wood County Historical Center & Museum:** Located in Bowling Green, the Wood County Historical Center & Museum showcases the history and heritage of the region. The museum features exhibits, artifacts, and displays that provide a glimpse into the lives of early settlers, industries, and notable events in Wood County's past.
- **Doyt L. Perry Stadium Museum:** Located on the campus of Bowling Green State University, this museum celebrates the history and achievements of the university's athletics. It showcases memorabilia, trophies, and displays related to the university's sports teams.
- **National Construction Equipment Museum:** This museum, also known as the Historical Construction Equipment Association (HCEA) Museum, is dedicated to preserving and showcasing the history of construction equipment and related industries. It houses a collection of vintage and historical construction machinery.

## Local Attractions:

- **Snook's Dream Cars Museum:** Located near Bowling Green, Ohio, Snook's Dream Cars Museum features a collection of beautifully restored classic cars and automotive memorabilia.
- **Historic Downtown:** Stroll through downtown Bowling Green and experience its charming atmosphere. You'll find boutique shops, restaurants, and historic buildings that contribute to the city's character.
- **Carter Park and City Park:** Enjoy the outdoors at Carter Park and City Park. These local parks offer green spaces, playgrounds, and recreational facilities for the community to enjoy.

## Sports:

- **Golf:** Bowling Green has golf courses that cater to both experienced golfers and beginners. Spend a day on the greens and enjoy the scenic surroundings.
- **Tennis:** There are public tennis courts available in Bowling Green where you can play singles or doubles matches.
- **Swimming:** The Bowling Green Community Center has a swimming pool open to the public, providing a great opportunity to cool off and enjoy aquatic activities.
- **Running and Biking:** Bowling Green has parks and scenic trails that are perfect for running, jogging, or biking.

