

AVAILABLE

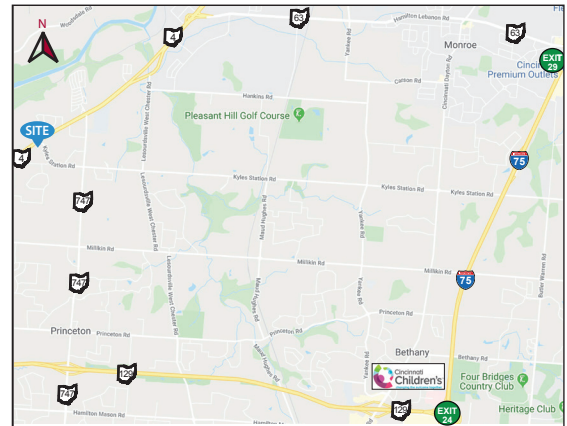


OUTLOTS AT KYLES STATION

SR 4 & Kyles Station Rd.
Liberty Township, OH 45011



- **OUTLOTS FROM 1 - 2.5 +/- AC IN NEW KROGER MARKETPLACE-ANCHORED MIXED-USE DEVELOPMENT** located in Liberty Township at the intersection of Kyles Station Road and SR 4 (Hamilton Middletown Rd.)
- **ZONED B-2 AND WELL SUITED FOR MOST RESTAURANT, RETAIL & OFFICE USES**
- **STRONG DEMOGRAPHICS** and drive-by traffic of over 25,460 vehicles per day
- **CONVENIENT TO/FROM** West Chester/Liberty Township, Fairfield/Fairfield Township, Hamilton and Monroe Legacy Field at Alumni Stadium
- **SIGNALIZED SR 4 ACCESS**
- **STRATEGICALLY SITUATED** amid numerous new, upscale residential communities that have led Greater Cincinnati in single family housing permits over the last several years
- **HIGH GROWTH POTENTIAL** with 1,264 new or soon-to-be-built homes within the trade area



DEMOGRAPHICS

	3 mile	5 mile	7 mile
Population	30,813	106,807	215,421
TOTAL EMPLOYEES	5,660	24,352	91,197
HH Income	\$123,279	\$112,158	\$96,641

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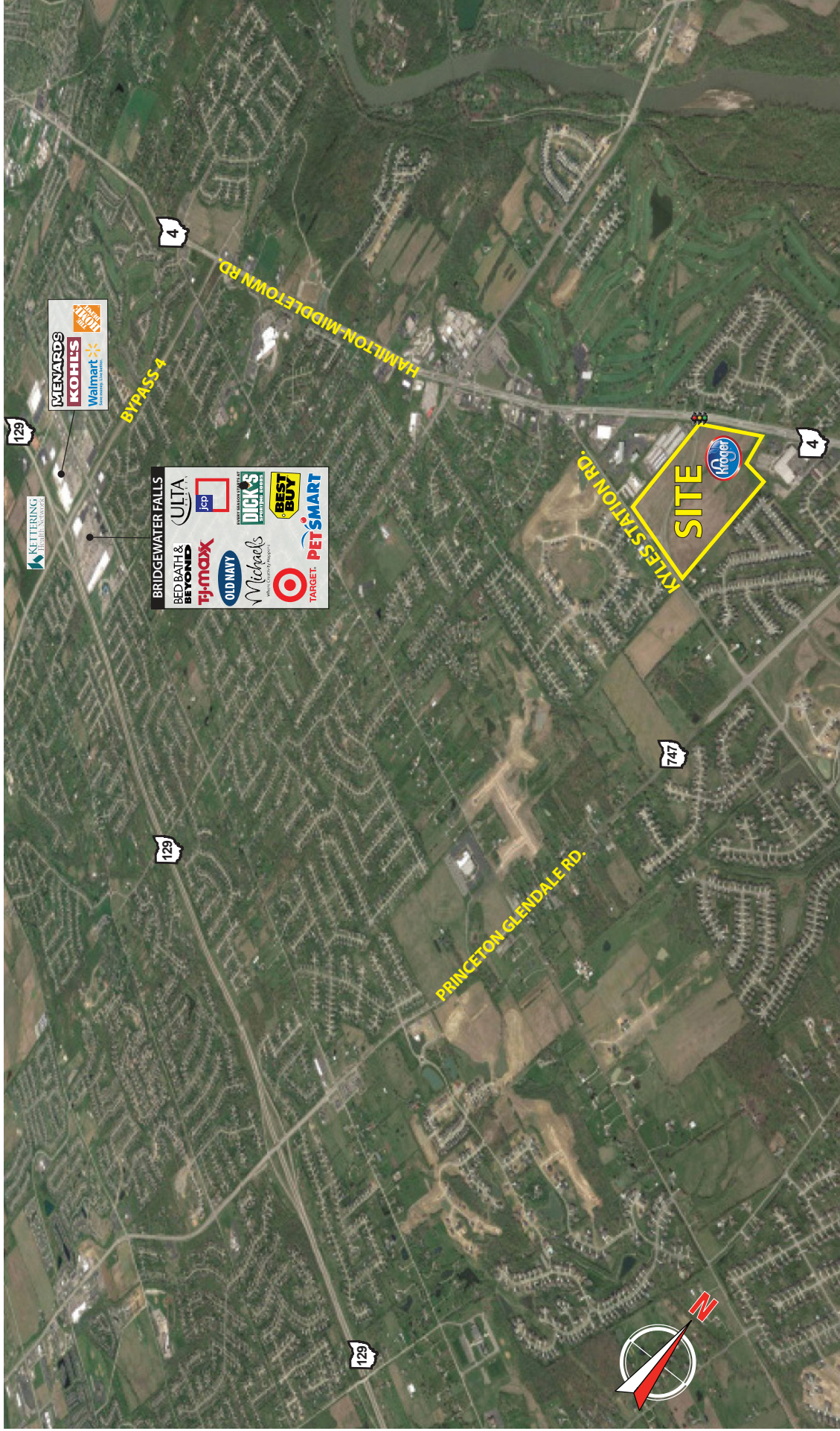
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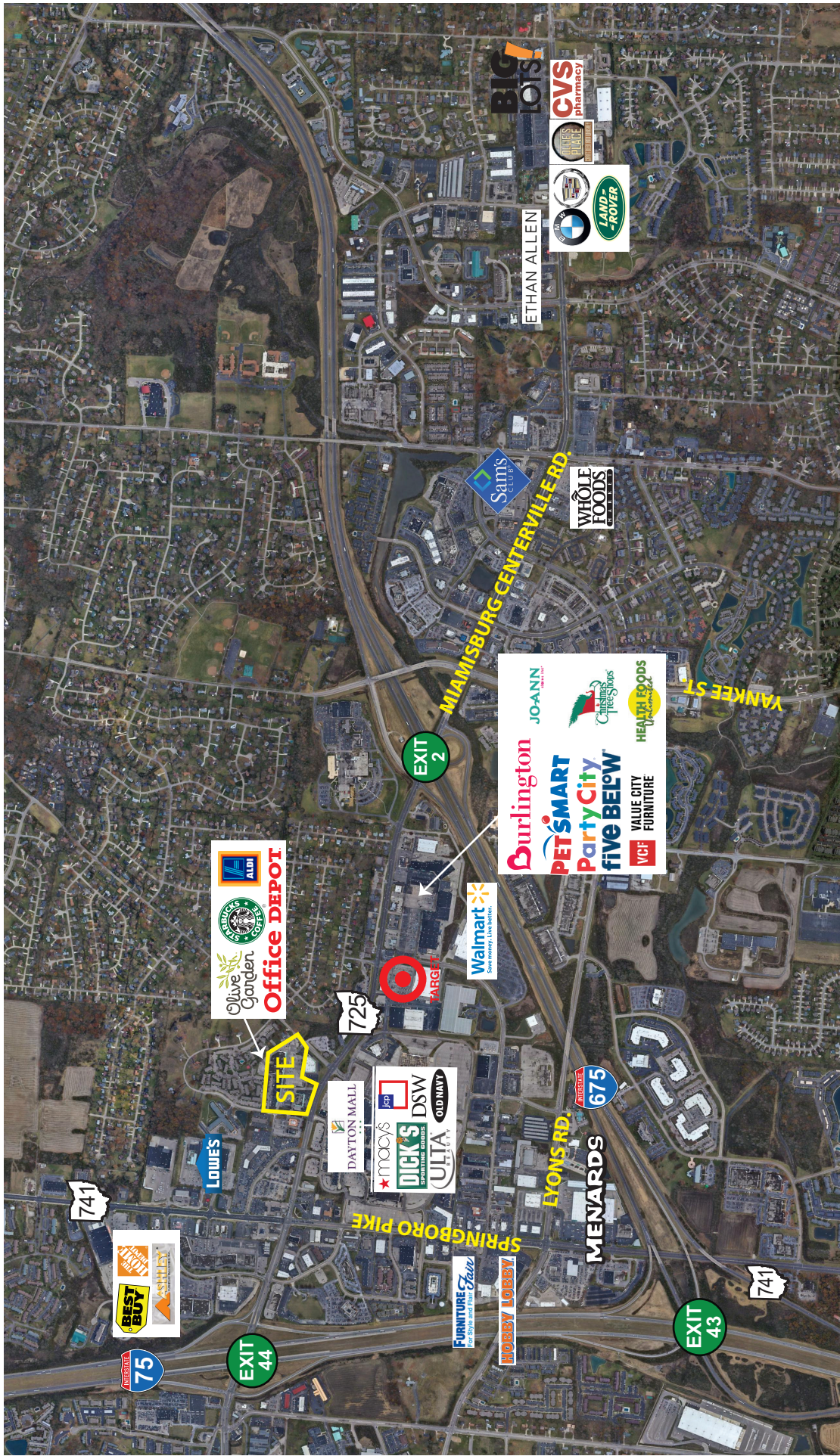
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