OUTLOTS AVAILABLE

OUTLOTS AT KYLES STATION | SR 4 and Kyles Station Rd, Liberty Twp, OH



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WELCOME TO THE REGION WE KNOW

OBERER REALTY SERVICES, LTD.
937-910-0851 | 3445 Newmark Drive, Miamisburg, Ohio 45342 | obererrealty.com

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OUTLOTS AT KYLES STATION

20,000 (25) VPD

CONCEPT PLAN



PROPERTY HIGHLIGHTS

- ±1.22 & 2. 5 acre outparcels available 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
- 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 MILES	7 MILES
Population	33,060	110,357	218,189
Total Employees	24,440	83,291	204,894
Total HH Income	$151,306	$137,763	$116,273

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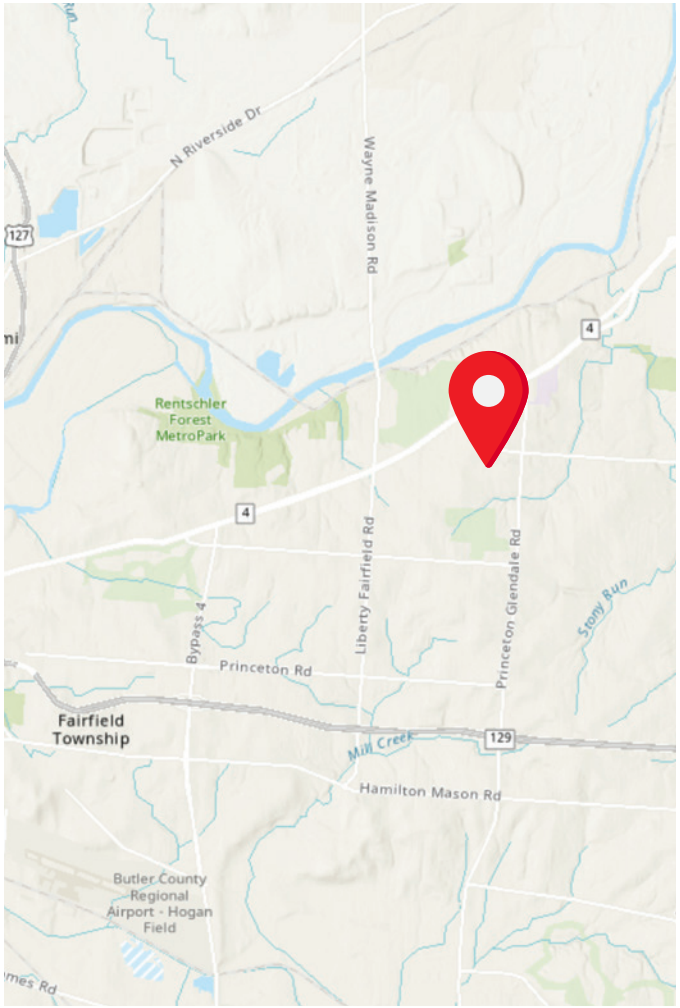
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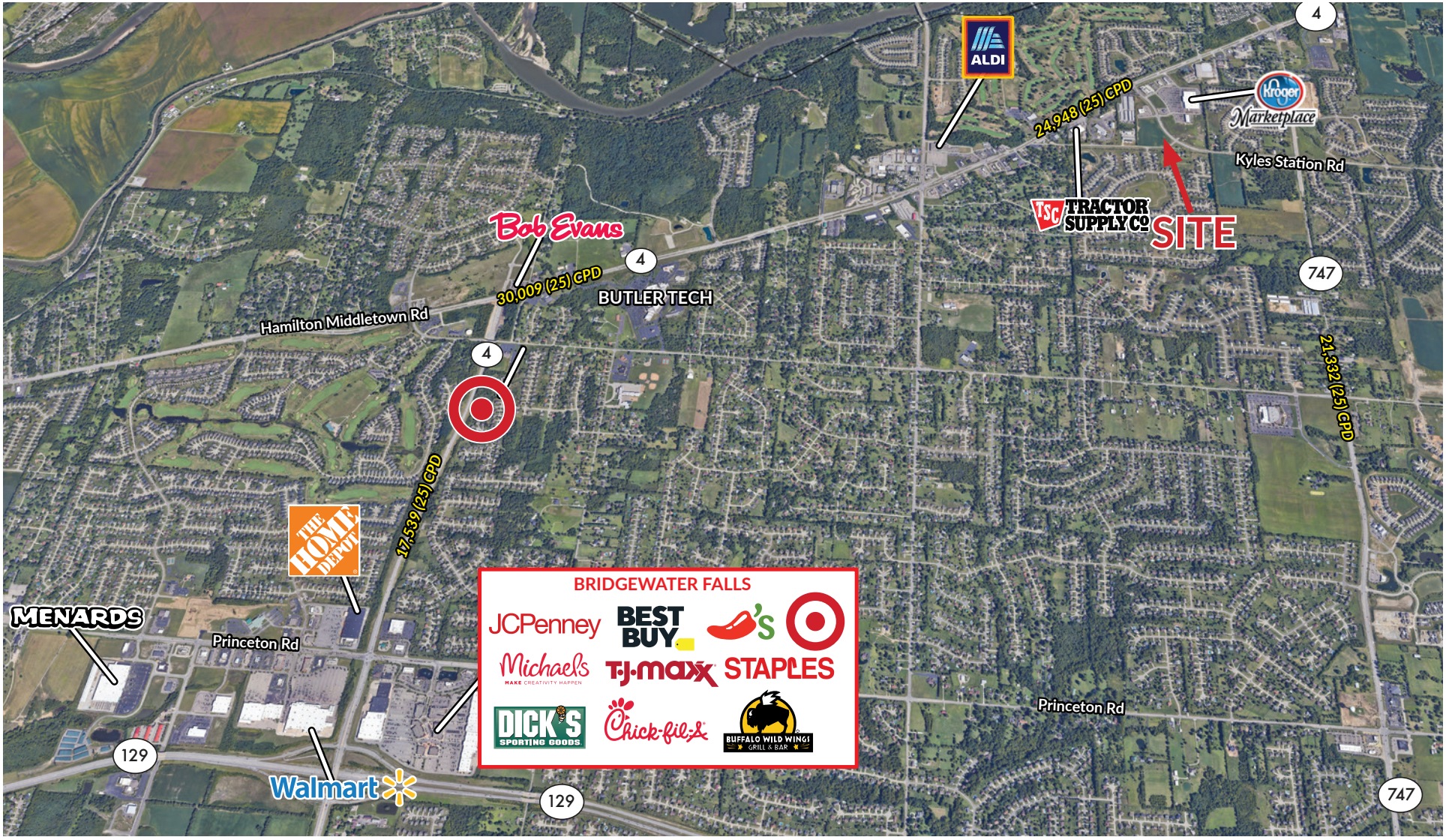
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