

# COURT HOUSE STATION

## RETAIL FOR LEASE

270-290 CROSSING DRIVE, WASHINGTON COURT HOUSE, OHIO 43160

*Conceptual rendering*



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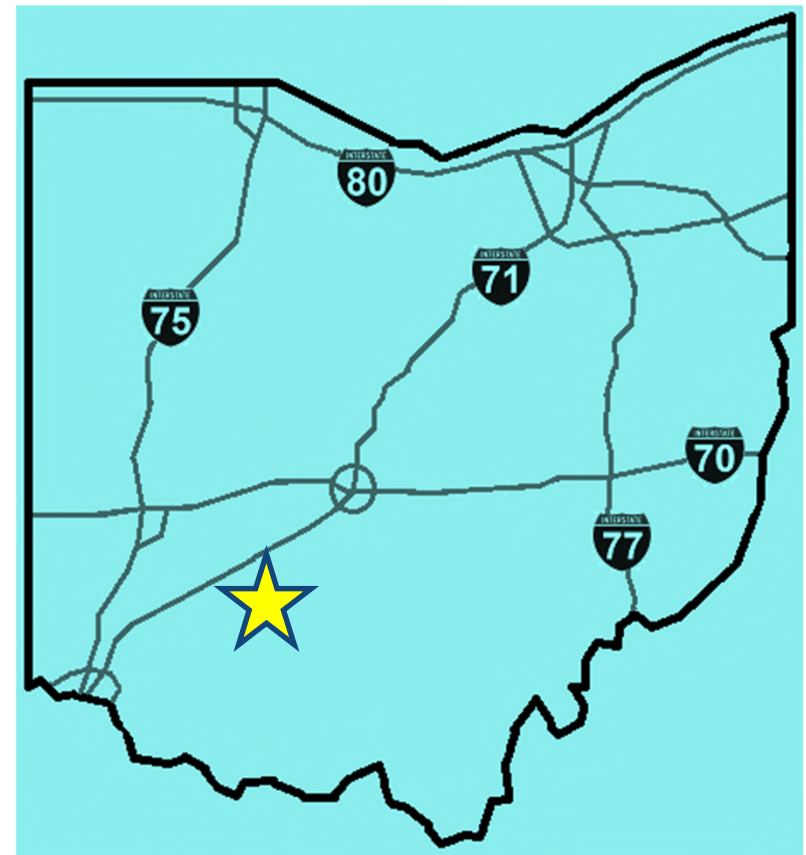
# PROPERTY HIGHLIGHTS

## COURT HOUSE STATION

RETAIL FOR LEASE

270-290 CROSSING DRIVE  
WASHINGTON COURT HOUSE, OHIO 43160

- +/- 10,000 new-build, multi-tenant retail building
- Up to 3,000 SF end cap space available
- Drive-through potential
- Ample parking
- Great co-tenancy with Washington Court House Dental
- 3,923 vehicles per day on US-62
- One-quarter mile from US-35 (16,439 VPD)

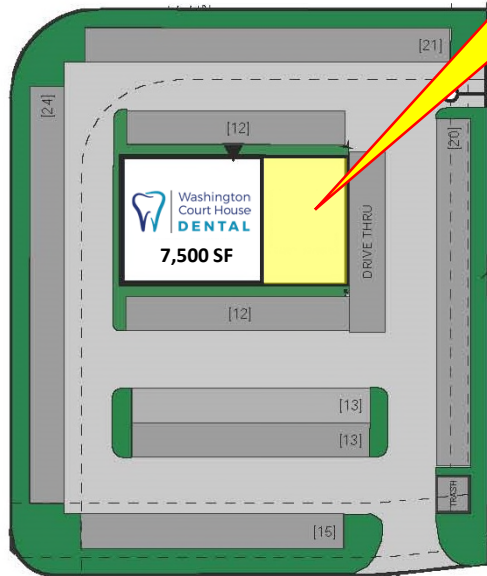


# SITE PLAN

**Up to 3,000 SF AVAILABLE**



COURTHOUSE PARKWAY



Washington Court House  
**DENTAL**  
7,500 SF

DRIVE THRU

Future Development

Future Gas Station

Future Road Crossings Drive

COMMERCE BOULEVARD





# CORRIDOR AERIAL





# NEW HOUSING PROJECT (2025)

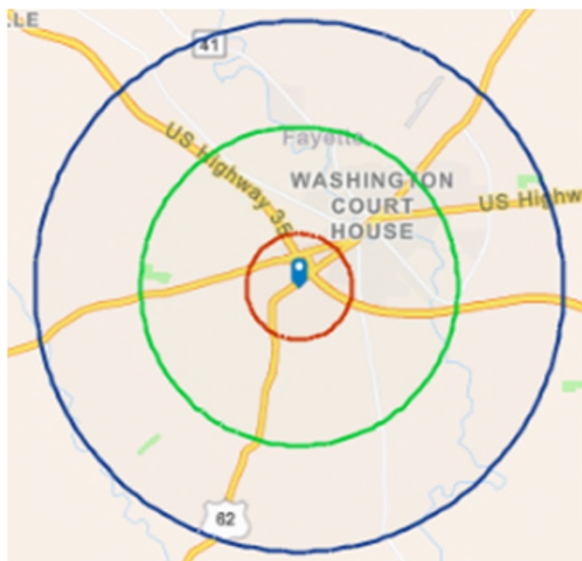


## The Crossings of Washington Court House

Groundbreaking Summer 2025

- Planning Commission approved
- 622 total units
- Townhouses, condos, and single-family homes
- Built by **D.R. HORTON**  
*America's Builder*

# 1-MILE RADIUS DEMOS



**equity** | brokerage

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## KEY FACTS

**1,325**  
Population

**2.0**  
Average  
Household Size

**52.9**  
Median Age

**\$76,481**  
Median Household Income

## BUSINESS



**108**

Total Businesses



**1,718**

Total Employees

## EDUCATION



**18%**

No High School  
Diploma



**39%**

High School  
Graduate



**17%**

Some  
College



**26%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$50,452**

Per Capita  
Income



**\$76,481**

Median  
Household  
Income



**\$105,980**

Average  
Household  
Income

## EMPLOYMENT



**65.8**

White  
Collar %



**18.0**

Blue  
Collar %

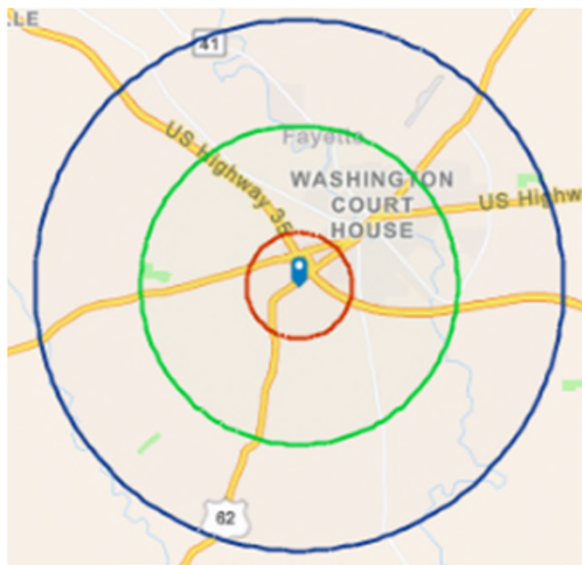


**16.2**

Services  
%



# 3-MILE RADIUS DEMOS



## KEY FACTS

**14,644**

Population



**2.3**

Average  
Household Size



**40.5**

Median Age

**\$52,569**

Median Household Income

## BUSINESS



**599**

Total Businesses



**12,591**

Total Employees

## EDUCATION



**16%**

No High School  
Diploma



**47%**

High School  
Graduate



**23%**

Some  
College



**15%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$31,133**

Per Capita  
Income



**\$52,569**

Median  
Household  
Income



**\$73,805**

Average  
Household  
Income

## EMPLOYMENT



**46.6**

White  
Collar %



**34.8**

Blue  
Collar %



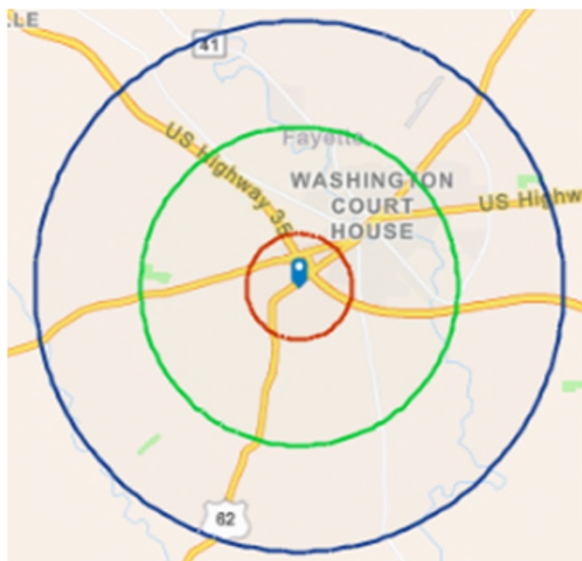
**18.6**

Services  
%

**equity** | brokerage

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# 5-MILE RADIUS DEMOS



**equity** | brokerage

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## KEY FACTS

**18,412**

Population



**2.3**

Average  
Household Size



**41.3**

Median Age

**\$53,697**

Median Household Income

## BUSINESS



**711**

Total Businesses



**14,967**

Total Employees

## EDUCATION



**15%**

No High School  
Diploma



**47%**

High School  
Graduate



**23%**

Some  
College



**15%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$31,650**

Per Capita  
Income



**\$53,697**

Median  
Household  
Income



**\$75,082**

Average  
Household  
Income

## EMPLOYMENT



**48.2**

White  
Collar %



**34.1**

Blue  
Collar %



**17.7**

Services  
%