

Ontario Plaza South

Park Ave. W. & Lexington-Springmill Rd.
 Ontario, OH 44906
 Richland County



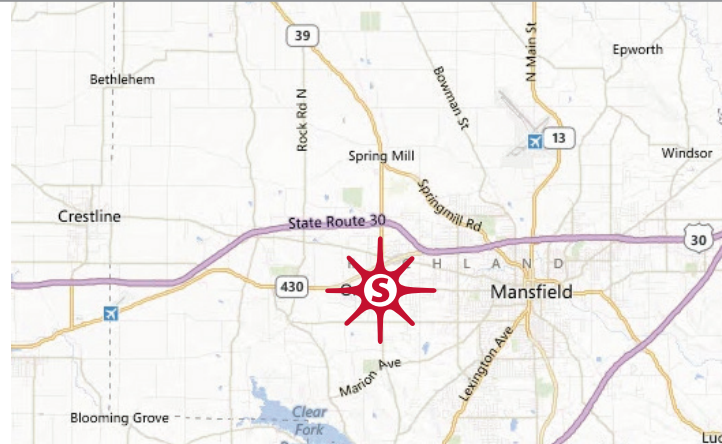
key features

- two tracts available across from Walmart and adjacent to Home Depot in major retail area
- proposed 42,000-sf retail development on Pad A
- daily traffic counts: 15,924 on Lexington-Springmill Road and 8,372 on Park Avenue West

demographics

	1 mile	3 miles	5 miles
population	2,608	21,394	58,261
households	1,114	9,411	24,792
avg. household income	\$113,137	\$75,310	\$72,805
daytime population	4,654	21,636	54,836

2023 estimates. Source: Applied Geographic Solutions 4/2023, TIGER Geography



land for sale/lease 3.360 – 4.971 acres

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future development

UNIT	TENANT	DIMS.	ACRES
A	PAD AVAILABLE	IRR	4.971
B	PAD AVAILABLE	IRR	3.36

pad A - future development

UNIT	TENANT	DIMS.	S.F.
100	PROPOSED SHOP	IRR	30,058
200	PROPOSED SHOP	20 x 80	1,600
202	PROPOSED SHOP	20 x 80	1,600
204	PROPOSED SHOP	20 x 80	1,600
206	PROPOSED SHOP	20 x 80	1,600
300	PROPOSED SHOP	60 x 100	6,000

