



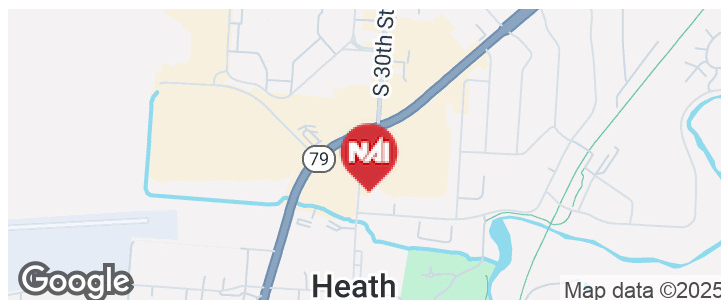
## 32 Licking View Drive

Heath, Ohio 43056

### Property Highlights

- 4,176 SF Multi-Purpose Building and Shelterhouse
- Situated on ±2.8 Acres
- Easy to Expand
- Large Multi-Purpose Room
- Kitchen Area, Gym and Offices
- Convenient Access to Nearby Travel Routes
- Surrounded by Numerous Retailers, Restaurants and Hotels
- Approximately 20 Minutes from Intel Chip Manufacturing Site Opening 2030-2031

**Lease Rate: \$3,500/Mo (Gross)**



### For More Information

**Mike Semon**

O: 614 629 5217

[msemon@ohioequities.com](mailto:msemon@ohioequities.com)

**Dan Sheeran**

O: 614 629 5216

[dsheeran@ohioequities.com](mailto:dsheeran@ohioequities.com)

**Dan Sheeran, Jr.**

O: 614 629 5228

[djsheeran@ohioequities.com](mailto:djsheeran@ohioequities.com)





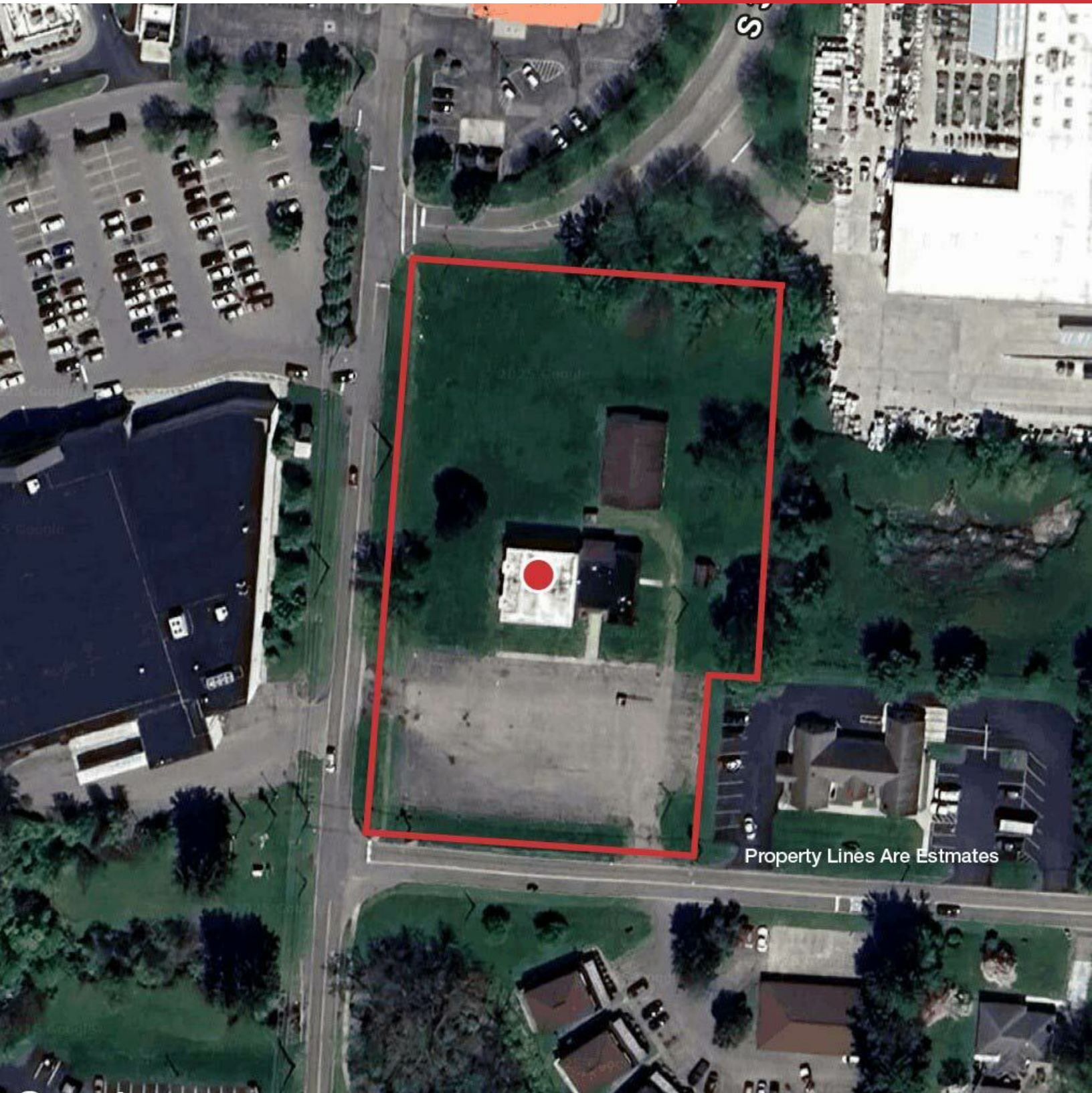




Map  
data  
©2025

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

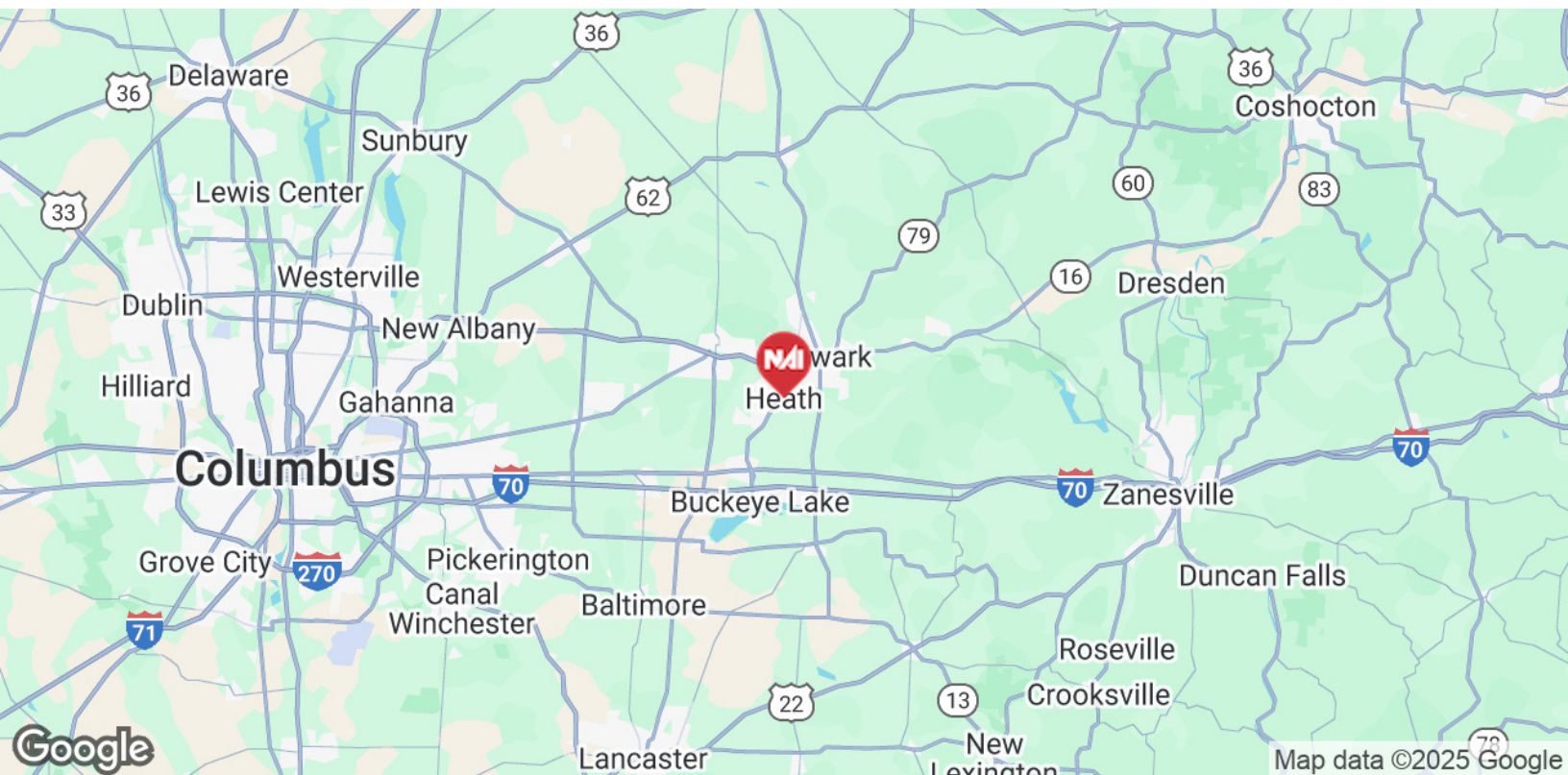
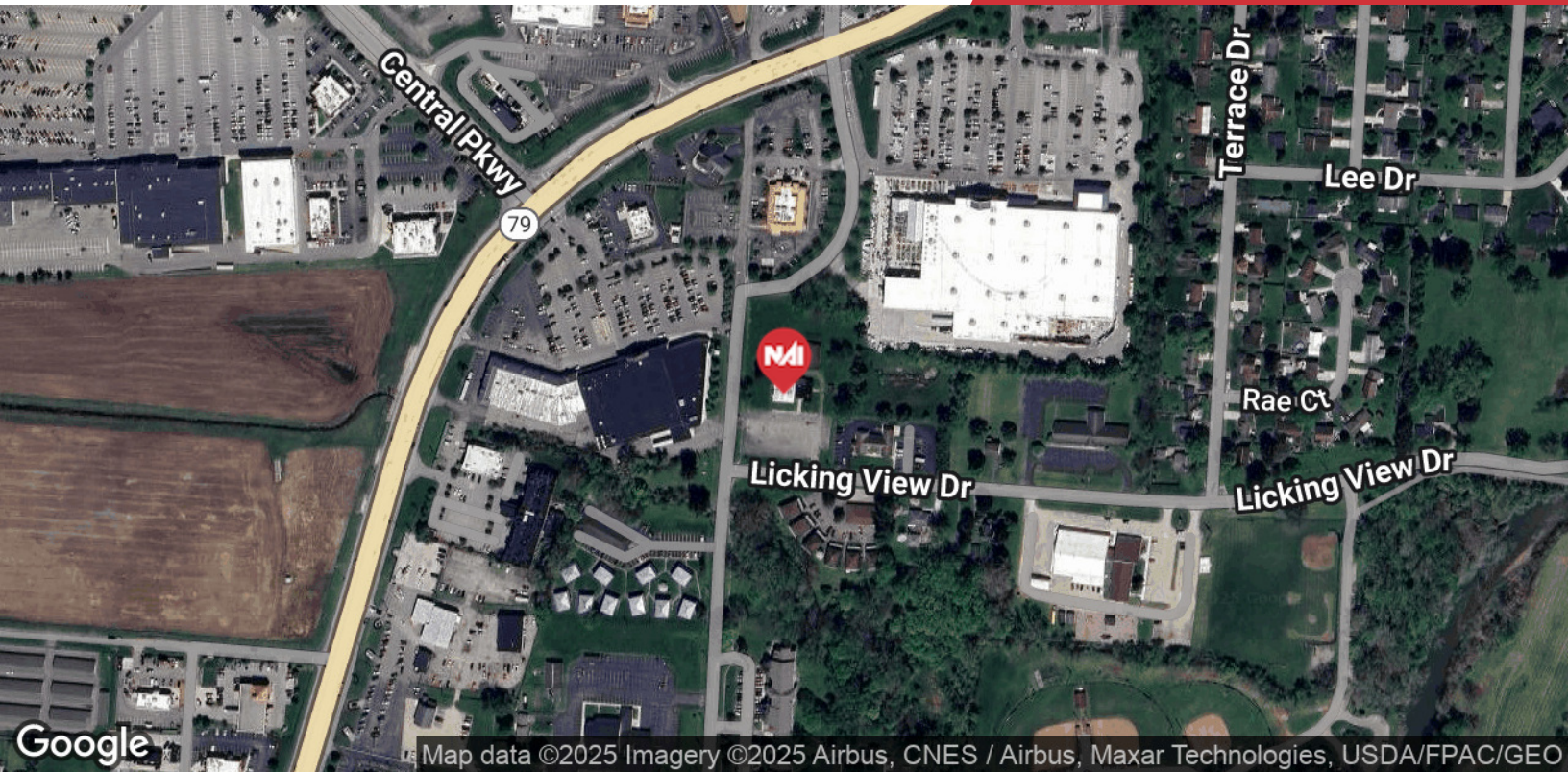




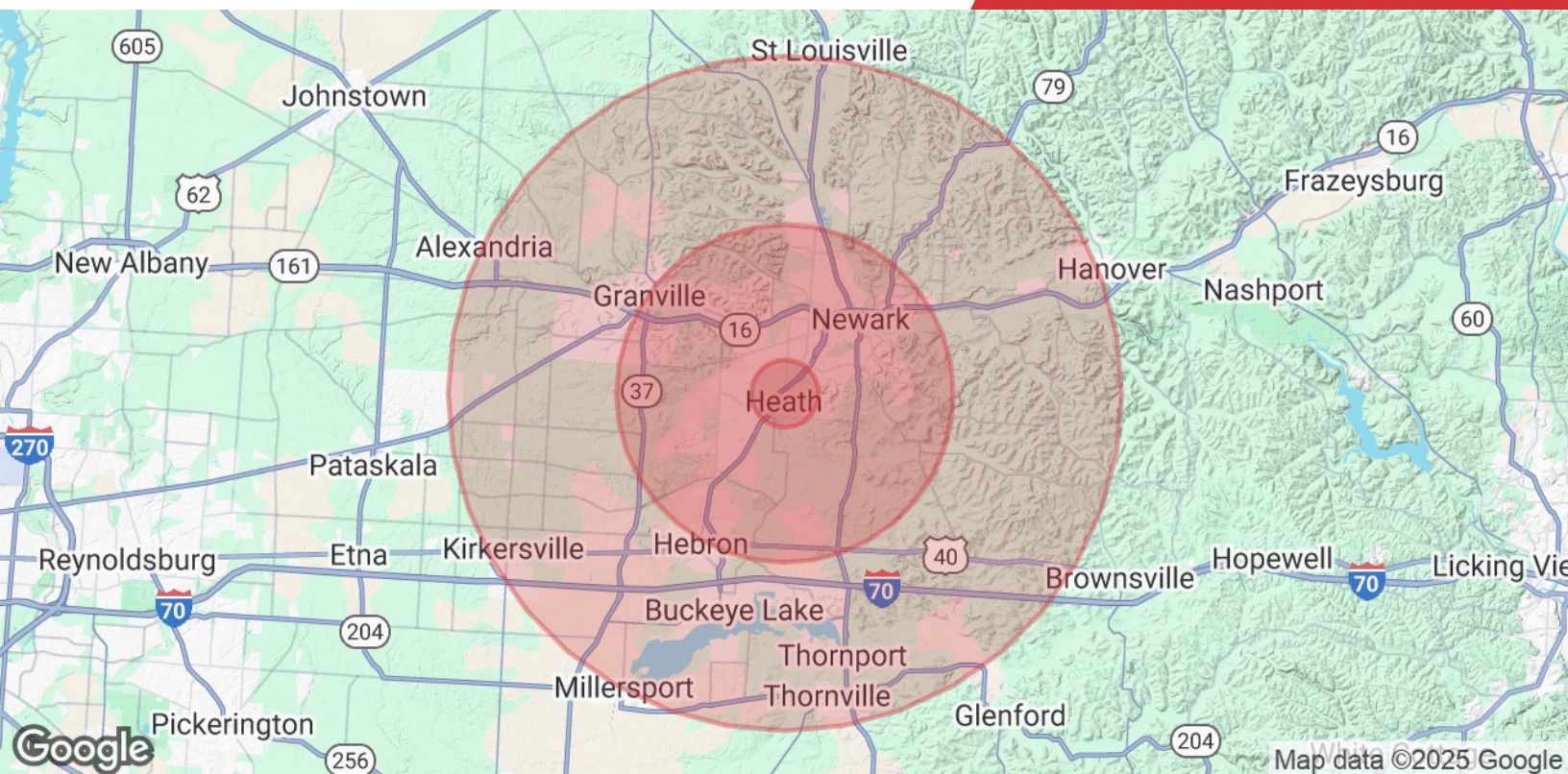
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

605 S Front Street, Suite 200  
Columbus, OH 43215  
614 224 2400 tel  
[ohioequities.com](http://ohioequities.com)









## Population

|                             | 1 Mile | 5 Miles | 10 Miles |
|-----------------------------|--------|---------|----------|
| <b>Total Population</b>     | 1,657  | 67,074  | 122,708  |
| <b>Average Age</b>          | 39.9   | 38.9    | 38.3     |
| <b>Average Age (Male)</b>   | 36.0   | 36.4    | 36.4     |
| <b>Average Age (Female)</b> | 44.4   | 41.4    | 40.0     |

## Households & Income

|                            | 1 Mile    | 5 Miles   | 10 Miles  |
|----------------------------|-----------|-----------|-----------|
| <b>Total Households</b>    | 663       | 27,935    | 48,639    |
| <b># of Persons per HH</b> | 2.5       | 2.4       | 2.5       |
| <b>Average HH Income</b>   | \$59,629  | \$56,357  | \$59,223  |
| <b>Average House Value</b> | \$130,104 | \$161,837 | \$194,919 |

\* Demographic data derived from 2020 ACS - US Census