

**FOR LEASE**

# FAIRFIELD CROSSING

4605 DIXIE HIGHWAY (RTE 4), FAIRFIELD, OH 45014



1,200 - 6,000 SF / IN-LINE SPACE

[cushmanwakefield.com](http://cushmanwakefield.com)

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## PROPERTY HIGHLIGHTS

- 6,000 SF (Can be divided by 1,200 SF, 4,800 SF or 6,000 SF)
- Extremely high traffic with over 40,000 VPD
- Dedicated Pylon signage
- Large parking area with over 800+ spaces
- Join: Goodwill, Habitat for Humanity Restore, El Mercadito and more
- Great access into center with signalized access from Route 4. Five additional access points from Route 4 and Symmes Road.



## RETAIL SPACE

1,200 - 6,000 SF

## MARKET

Fairfield

## ASKING RATE

\$9.00-\$16.00/psf NNN

## NEIGHBORHOOD DEMOGRAPHICS



POPULATION

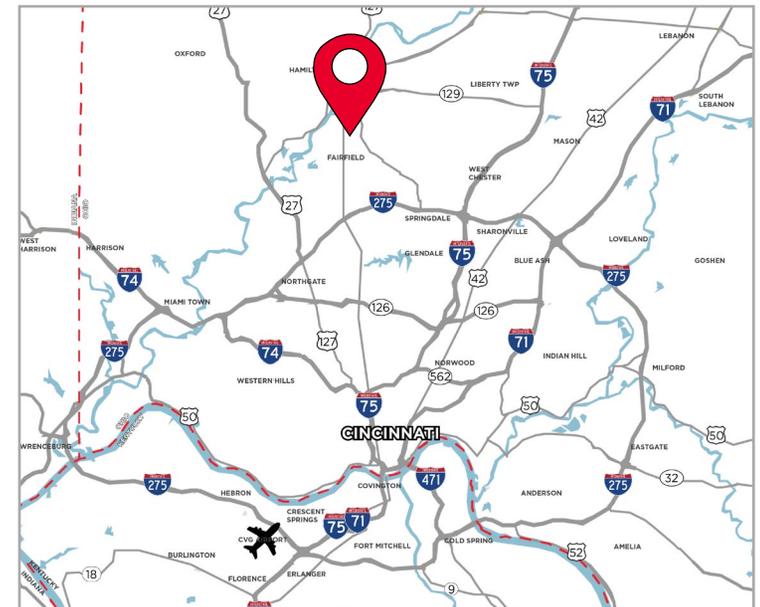


AVG. HH INCOME



DAYTIME POP.

1 Mile	7,971	\$83,770	5,115
3 Mile	63,773	\$81,977	42,765
5 Mile	157,792	\$91,689	112,853



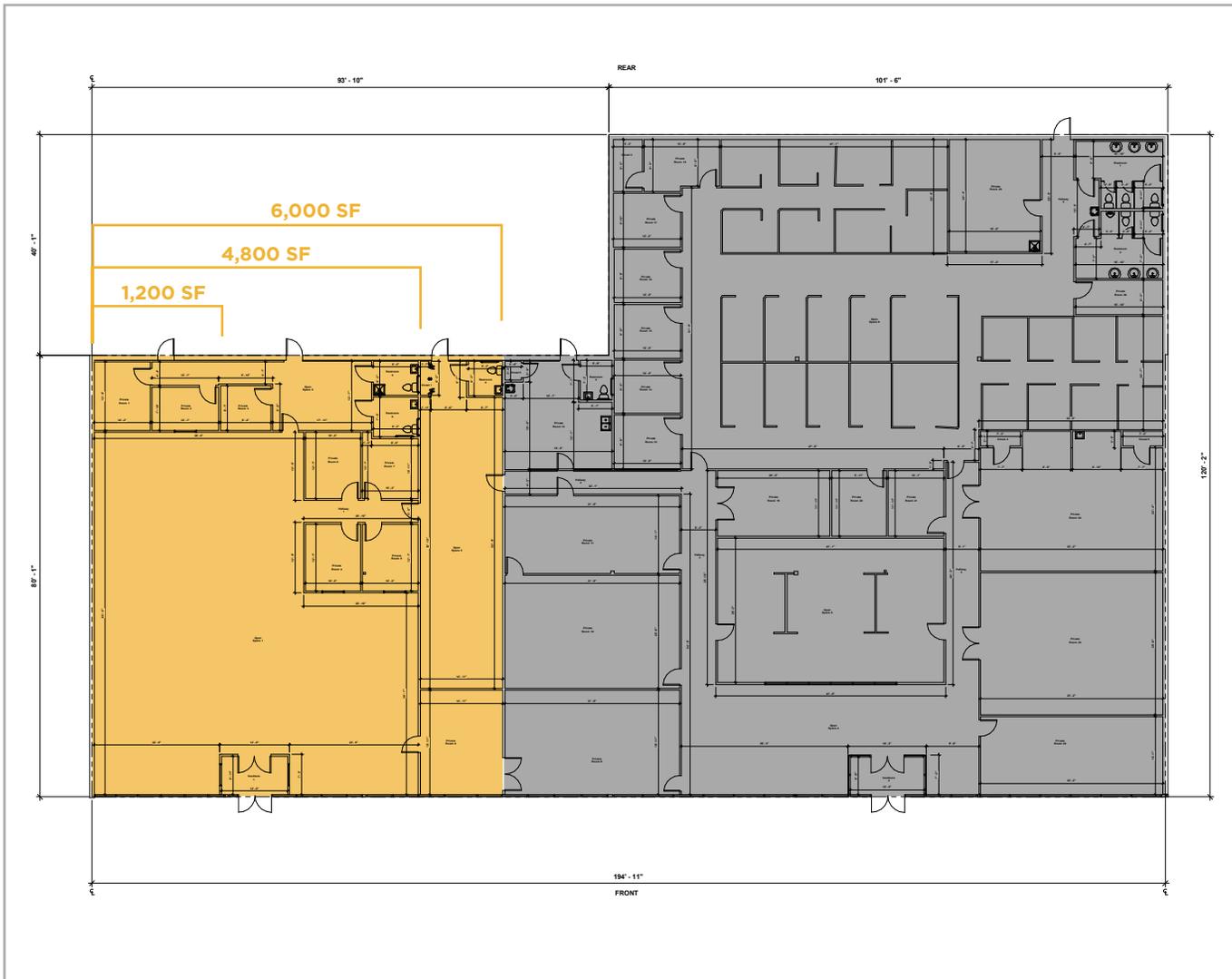
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## RETAIL/OFFICE SPACE - FLOOR PLAN - 1,200 - 6,000 SF



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## SITE PLAN



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## SITE AERIAL



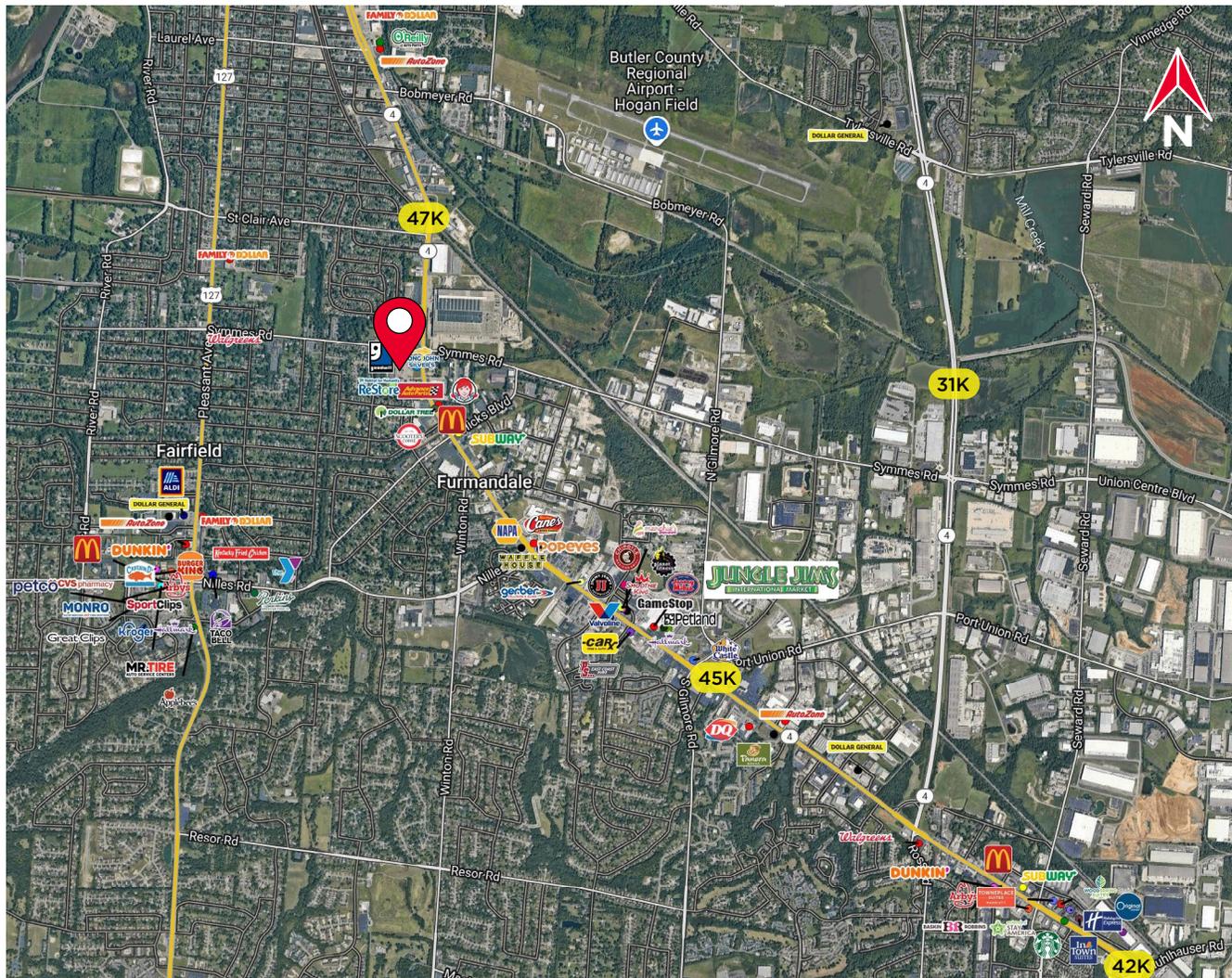
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## SUBMARKET AERIAL



For Leasing Inquiries, please contact:

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