



CORFAC
INTERNATIONAL

Henkle
Schueler
COMMERCIAL REAL ESTATE

FOR LEASE

Fairfield Healthplex Recreation & Rehab Facility

3050 Mack Road, Fairfield, Ohio 45014

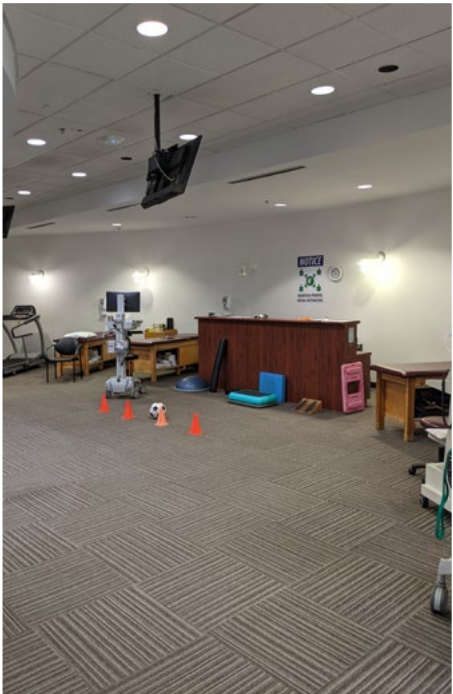


Exclusively Listed By:

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COUNTY	SPACE AVAILABLE	PRICING
Butler	131,373 SF	Call for Details

FACILITY HIGHLIGHTS		
6 Pickleball Courts	4 Racquetball Courts (1 Available)	2 Saunas
Offices	1 Six-Lane Lap Pool	2 Steam Rooms
1 Therapy Pool	1 Indoor Field House	1 Hot Tub
2 Basketball Courts	1 Men's Locker Room	1 3-Lane Track
1 Women's Locker Room	1 Family Locker Room	1 Kids Locker Room





Disclaimer: All information furnished is from sources deemed reliable by Henkle Schueler & Associates and is subject to errors, omissions, and changes prior to sale as withdrawal without notice.

Demographics

Radius	1 Mile		5 Mile		10 Mile	
Population						
2029 Projection	10,158		153,423		560,118	
2024 Estimate	9,884		152,521		558,928	
2020 Census	9,097		151,744		564,472	
Growth 2024 - 2029	2.77%		0.59%		0.21%	
Growth 2020 - 2024	8.65%		0.51%		-0.98%	
2024 Population by Hispanic Origin	661		13,492		31,528	
2024 Population	9,884		152,521		558,928	
White	5,199	52.60%	84,835	55.62%	352,434	63.06%
Black	2,899	29.33%	38,989	25.56%	125,160	22.39%
Am. Indian & Alaskan	4	0.04%	371	0.24%	793	0.14%
Asian	696	7.04%	8,849	5.80%	25,580	4.58%
Hawaiian & Pacific Island	14	0.14%	282	0.18%	696	0.12%
Other	1,072	10.85%	19,196	12.59%	54,266	9.71%
U.S. Armed Forces	8		88		223	
Households						
2029 Projection	4,423		60,540		219,644	
2024 Estimate	4,293		60,149		219,421	
2020 Census	3,898		59,642		222,039	
Growth 2024 - 2029	3.03%		0.65%		0.10%	
Growth 2020 - 2024	10.13%		0.85%		-1.18%	
Owner Occupied	2,204	51.34%	35,789	59.50%	141,055	64.29%
Renter Occupied	2,089	48.66%	24,360	40.50%	78,366	35.71%
2024 Households by HH Income	4,293		60,148		219,421	
Income: <\$25,000	497	11.58%	9,961	16.56%	36,988	16.86%
Income: \$25,000 - \$50,000	1,151	26.81%	13,434	22.33%	41,881	19.09%
Income: \$50,000 - \$75,000	917	21.36%	10,686	17.77%	35,641	16.24%
Income: \$75,000 - \$100,000	475	11.06%	8,376	13.93%	29,163	13.29%
Income: \$100,000 - \$125,000	508	11.83%	6,152	10.23%	23,952	10.92%
Income: \$125,000 - \$150,000	222	5.17%	4,023	6.69%	15,630	7.12%
Income: \$150,000 - \$200,000	377	8.78%	3,784	6.29%	18,587	8.47%
Income: \$200,000+	146	3.40%	3,732	6.20%	17,579	8.01%
2024 Avg Household Income	\$81,345		\$84,839		\$92,909	
2024 Med Household Income	\$62,881		\$65,539		\$71,656	



Demographics

Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	493	9,919	20
Retail & Wholesale Trade	41	800	20
Hospitality & Food Service	28	557	20
Real Estate, Renting, Leasing	9	51	6
Finance & Insurance	42	4,053	97
Information	3	26	9
Scientific & Technology Services	26	165	6
Management of Companies	0	0	0
Health Care & Social Assistance	284	4,009	14
Educational Services	5	31	6
Public Administration & Sales	0	0	0
Arts, Entertainment, Recreation	10	63	6
Utilities & Waste Management	4	7	2
Construction	12	66	6
Manufacturing	6	24	4
Agriculture, Mining, Fishing	0	0	0
Other Services	23	67	3

