

RETAIL DEVELOPMENT FOR LEASE

FREEDOM POINTE

Veterans Boulevard, Liberty Township, OH 45044



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RETAIL DEVELOPMENT FOR LEASE

FREEDOM POINTE

FOR LEASE: 3 Retail / Restaurant Buildings | 3.62 Acres

LEASE RATE: Call for Details

PROPERTY INFORMATION:

- 3 buildings available for lease:
 - **Outlot 1:** Restaurant w/ Drive Thru | up to 2,250 SF
 - **Outlot 2:** Restaurant | 5,000 – 5,250 SF
 - **Strip Center:** Retail / Restaurant | 11,800 – 12,000 SF
- Located in highly desirable Liberty Township retail corridor
- Across from brand new Costco development & Christ Hospital Medical Center
- Quick access to I-75 and OH-129

TRAFFIC COUNTS:

- Cox Road – 14,259 VPD



MULTI-FAMILY
56 UNITS

MULTI-FAMILY
42 UNITS

VETERANS BOULEVARD

OUTLOT 1
2,250 SF

RESTAURANT
W/ DRIVE THRU

**RESTAURANT
OUTLOT 2**
5,000 SF

GROSS AREA: 3.62 ACRES

RETAIL / RESTAURANT
STRIP CENTER
11,800 SF

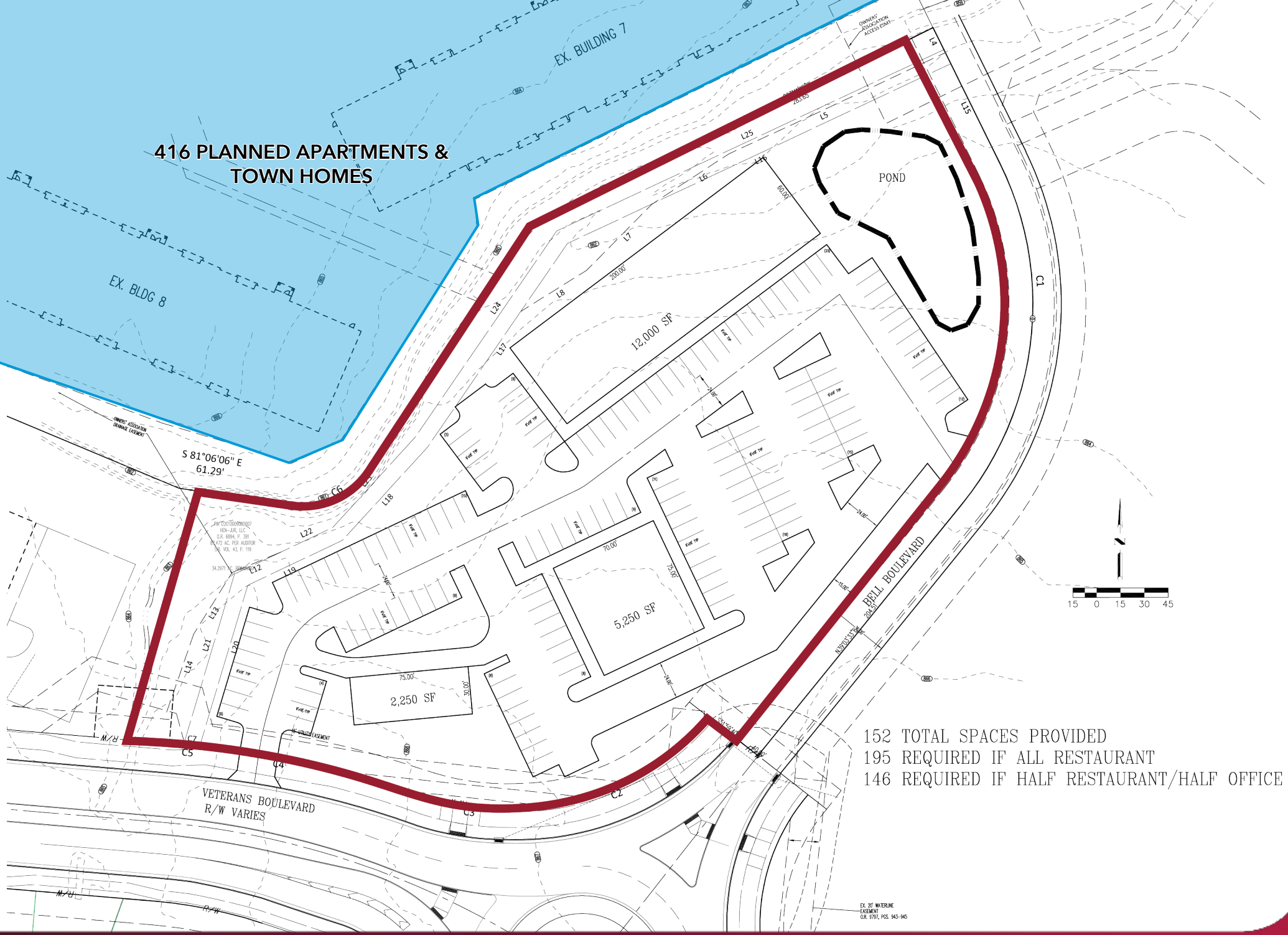
PROPOSED
DETENTION

BELL BOULEVARD

MEDICAL OFFICE
16,000 SF

MEDICAL OFFICE
15,000 SF

416 PLANNED APARTMENTS & TOWN HOMES



152 TOTAL SPACES PROVIDED
195 REQUIRED IF ALL RESTAURANT
146 REQUIRED IF HALF RESTAURANT/HALF OFFICE



VOICE OF AMERICA METROPARK



COX ROAD

PROSCAN imaging



VETERANS BOULEVARD

BEIL BOULEVARD



416 PLANNED APARTMENTS & TOWN HOMES



53,759 VPD

9,132 VPD

14,259 VPD

131,667 VPD

28,105 VPD

Voice of America MetroPark

TYLERSVILLE ROAD

COX ROAD

LIBERTY ROAD

INTERSTATE 75

129

LIBERTY CENTER

COSTCO WHOLESALE

- Target
- five BELOW
- PETSMART
- RALLY HOUSE
- ULTA
- KIRKLAND'S
- Chick-fil-A
- US Bank
- DAVID'S BRIDAL
- TJ-maxx
- GameStop
- Starbucks
- GNC
- Orangetheory
- LONGHORN
- crumbl
- Office DEPOT
- AVEDA
- Massage Envy
- carter's

- CMX
- Dillard's
- vFLY
- DICK'S SPORTING GOODS
- Freddy's STEAKBURGERS
- Hampton Inn
- Agave & Rye
- Cabelas
- Brio
- SOA
- KONA GRILL
- COOPER'S HAWK
- planet fitness
- cheesecake factory
- AC HOTELS MARRIOTT
- POIBELLY
- Chick-fil-A
- BIBIBOP
- THE LARGEST EXPERIENCE
- STARBUCKS
- NORTHSTAR

- HOME2
- McDonald's
- DOLLAR TREE
- Donatos PIZZA
- Subway
- CVS Pharmacy
- United Dairy Farmers

DEMOGRAPHICS

	1 MI RADIUS	3 MI RADIUS	5 MI RADIUS
POPULATION			
2024 Estimated Population	3,168	56,378	133,317
2029 Projected Population	3,229	58,469	138,086
2020 Census Population	3,290	57,736	134,494
2010 Census Population	3,033	52,280	120,140
Projected Annual Growth 2024 to 2029	0.4%	0.7%	0.7%
Historical Annual Growth 2010 to 2024	0.3%	0.6%	0.8%
HOUSEHOLDS			
2024 Estimated Households	1,217	20,536	48,309
2029 Projected Households	1,259	21,603	50,775
2020 Census Households	1,181	19,792	46,711
2010 Census Households	1,045	17,690	41,057
Projected Annual Growth 2024 to 2029	0.7%	1.0%	1.0%
Historical Annual Growth 2010 to 2024	1.2%	1.1%	1.3%
AGE			
2024 Est. Population Under 10 Years	9.1%	11.7%	12.2%
2024 Est. Population 10 to 19 Years	14.7%	15.6%	14.8%
2024 Est. Population 20 to 29 Years	10.7%	11.1%	10.7%
2024 Est. Population 30 to 44 Years	14.4%	19.1%	20.5%
2024 Est. Population 45 to 59 Years	24.2%	22.2%	21.4%
2024 Est. Population 60 to 74 Years	17.5%	14.6%	14.7%
2024 Est. Population 75 Years or Over	9.4%	5.8%	5.6%
2024 Est. Median Age	45.4	39.4	39.1
MARITAL STATUS & GENDER			
2024 Est. Male Population	49.9%	49.6%	49.9%
2024 Est. Female Population	50.1%	50.4%	50.1%
2024 Est. Never Married	26.5%	28.6%	26.7%
2024 Est. Now Married	57.1%	56.1%	58.2%
2024 Est. Separated or Divorced	9.6%	10.4%	10.4%
2024 Est. Widowed	6.8%	4.9%	4.8%
INCOME			
2024 Est. HH Income \$200,000 or More	29.5%	22.2%	23.0%
2024 Est. HH Income \$150,000 to \$199,999	10.7%	14.2%	15.0%
2024 Est. HH Income \$100,000 to \$149,999	15.2%	22.2%	21.6%
2024 Est. HH Income \$75,000 to \$99,999	11.1%	15.1%	15.2%
2024 Est. HH Income \$50,000 to \$74,999	12.6%	10.5%	10.8%
2024 Est. HH Income \$35,000 to \$49,999	8.8%	6.6%	5.7%
2024 Est. HH Income \$25,000 to \$34,999	5.1%	3.0%	2.7%
2024 Est. HH Income \$15,000 to \$24,999	4.1%	3.3%	3.0%
2024 Est. HH Income Under \$15,000	2.9%	2.8%	3.0%
2024 Est. Average Household Income	\$175,811	\$160,628	\$164,027
2024 Est. Median Household Income	\$127,410	\$128,235	\$127,818
2024 Est. Per Capita Income	\$67,731	\$58,561	\$59,473
2024 Est. Total Businesses	286	1,976	4,146
2024 Est. Total Employees	3,449	21,704	52,761

