

FORMER KROGER
 SR 125 & SR 132
 PIERCE TOWNSHIP, OH 45102

FOR LEASE - NEW SPACE AVAILABLE
15,000 SF - 60,000 SF

HIGHLIGHTS

- Dollar Tree now open and Waffle House coming soon
- 25,000 SF available
- 21,540 SF endcap plus mezzanine available
- Adjacent to Walmart
- Signalized access at SR 125 & SR 132
- Pylon signage
- Plenty of parking
- Good visibility
- 3 Docks
- 1783 E. Ohio Pike, Amelia, OH 45102

TRAFFIC COUNTS

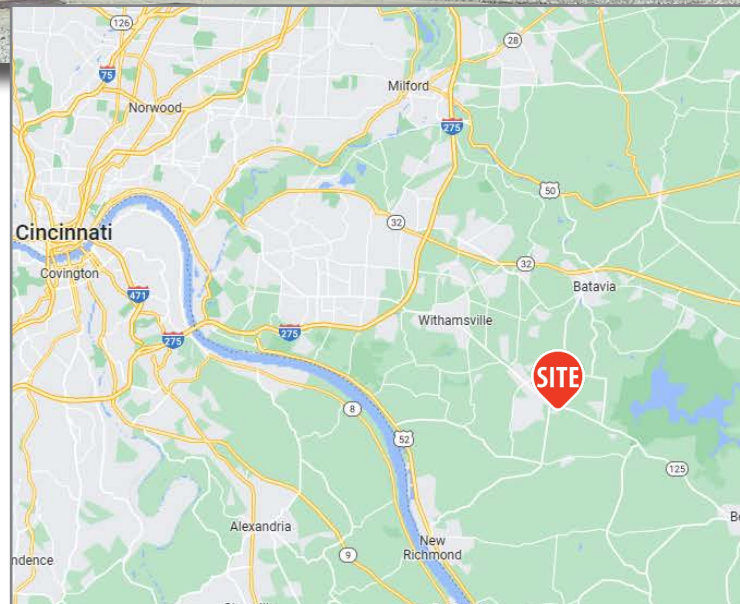
- 22,858 VPD on SR 125
- 5,519 VPD on SR 132

DEMOGRAPHICS

2024 Estimates	3 miles	5 miles	10 miles
Population	23,474	49,602	166,288
Households	9,196	19,807	67,092
Average HH Income	\$97,629	\$102,564	\$112,923
Daytime Employees	2,111	15,494	58,465

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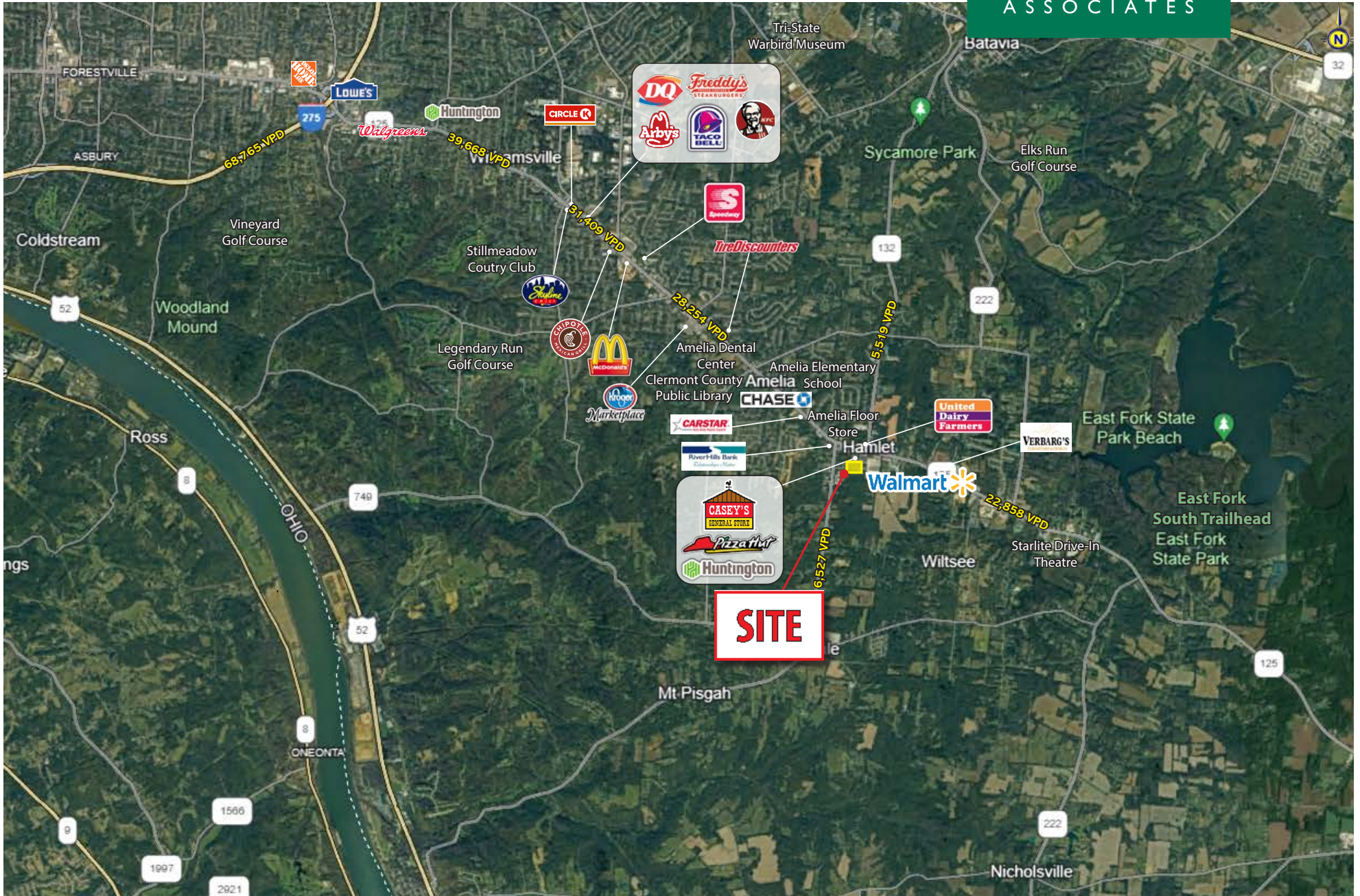
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www.anchor-associates.com

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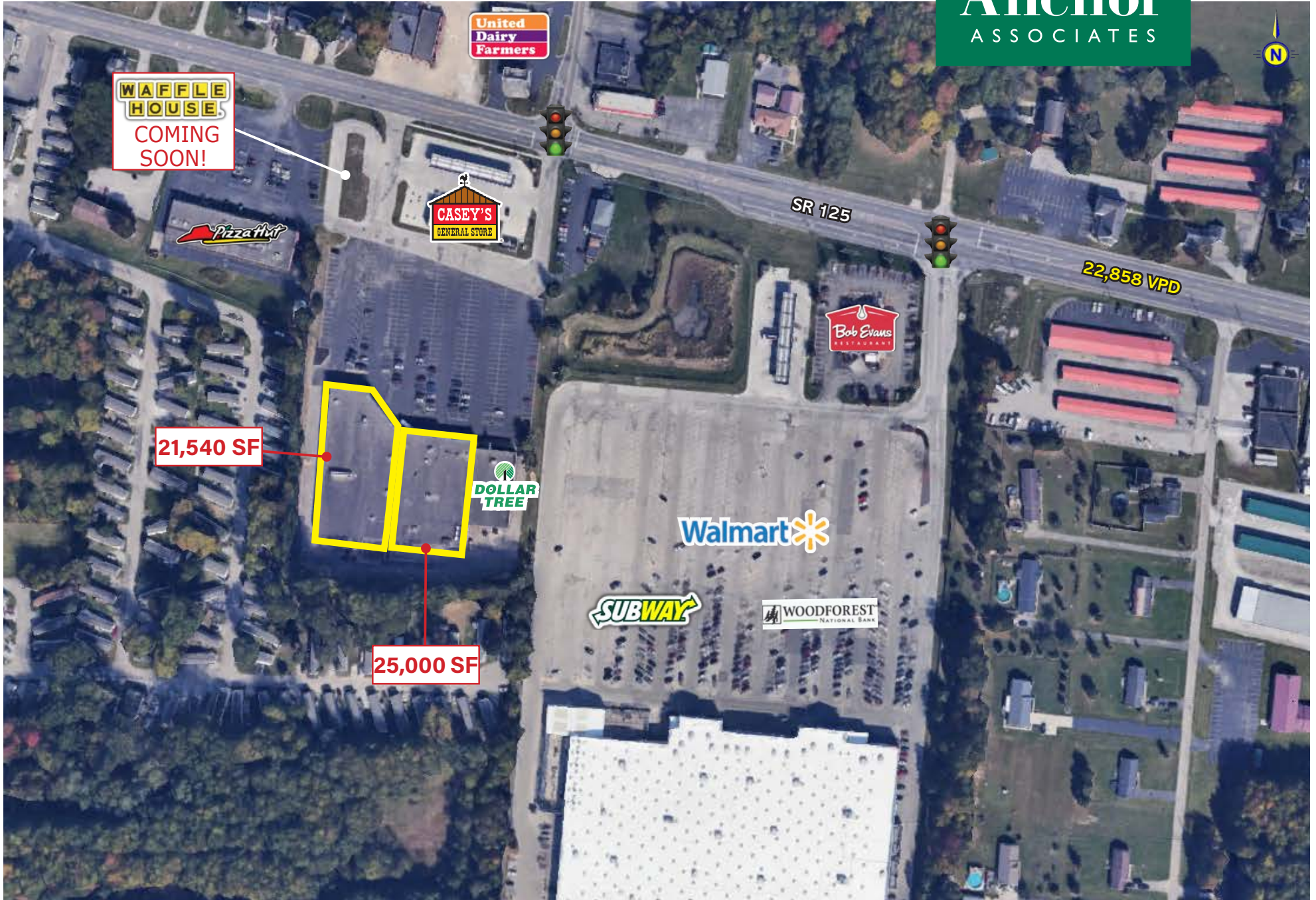
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