



FAIRFIELD, OHIO LAND

Pleasant Avenue at John Gray Road, Fairfield, OH 45014

24.1+ Commercial Acres
Available for SALE



Property Details:

- (\$) Full 24.1 Acres Site: Asking \$850,000
- (\$) Smaller 2.1 Acres Site: Asking \$129,900

- Owner will divide
- Driveway access at north end of site
- Signalized intersection at Pleasant Avenue and John Gray Road
- Prominent "gateway" property

Demographics:

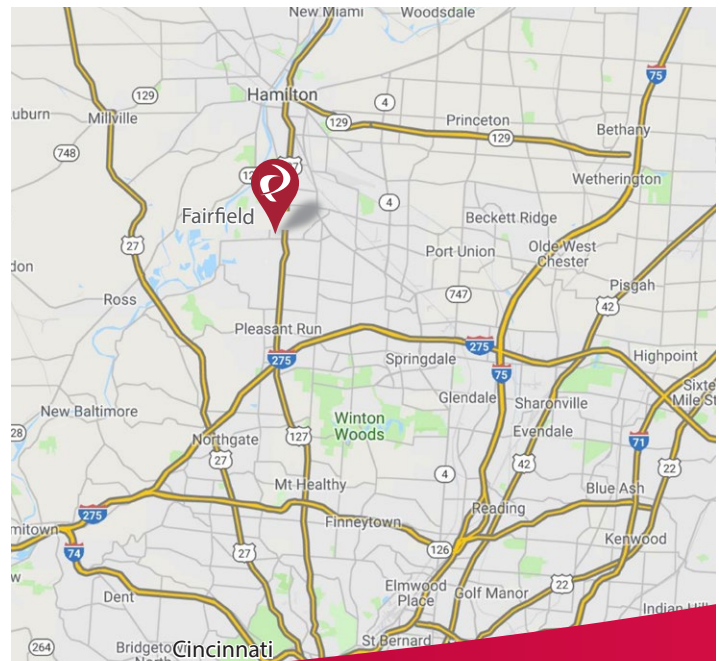
2018 Estimates	1 Mile	3 Mile	5 Mile
Population	11,924	64,525	133,899
Households	4,672	26,358	55,271
Median Household Income	\$77,397	\$69,305	\$62,389
Total Number of Employees	1,246	34,458	79,109

Traffic Counts:

	ADT
Pleasant Avenue	17,060 ADT (Butler Co. Engineer 2017)

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LET US GIVE YOU AN EDGE



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