



**AVAILABLE**  
**10760 US 23**  
**Lucasville, OH 45648**



**Location Overview:**

- Approx 8,000 sf
- 0.761 acres
- Free standing building
- Pylon sign available

For more information, contact:

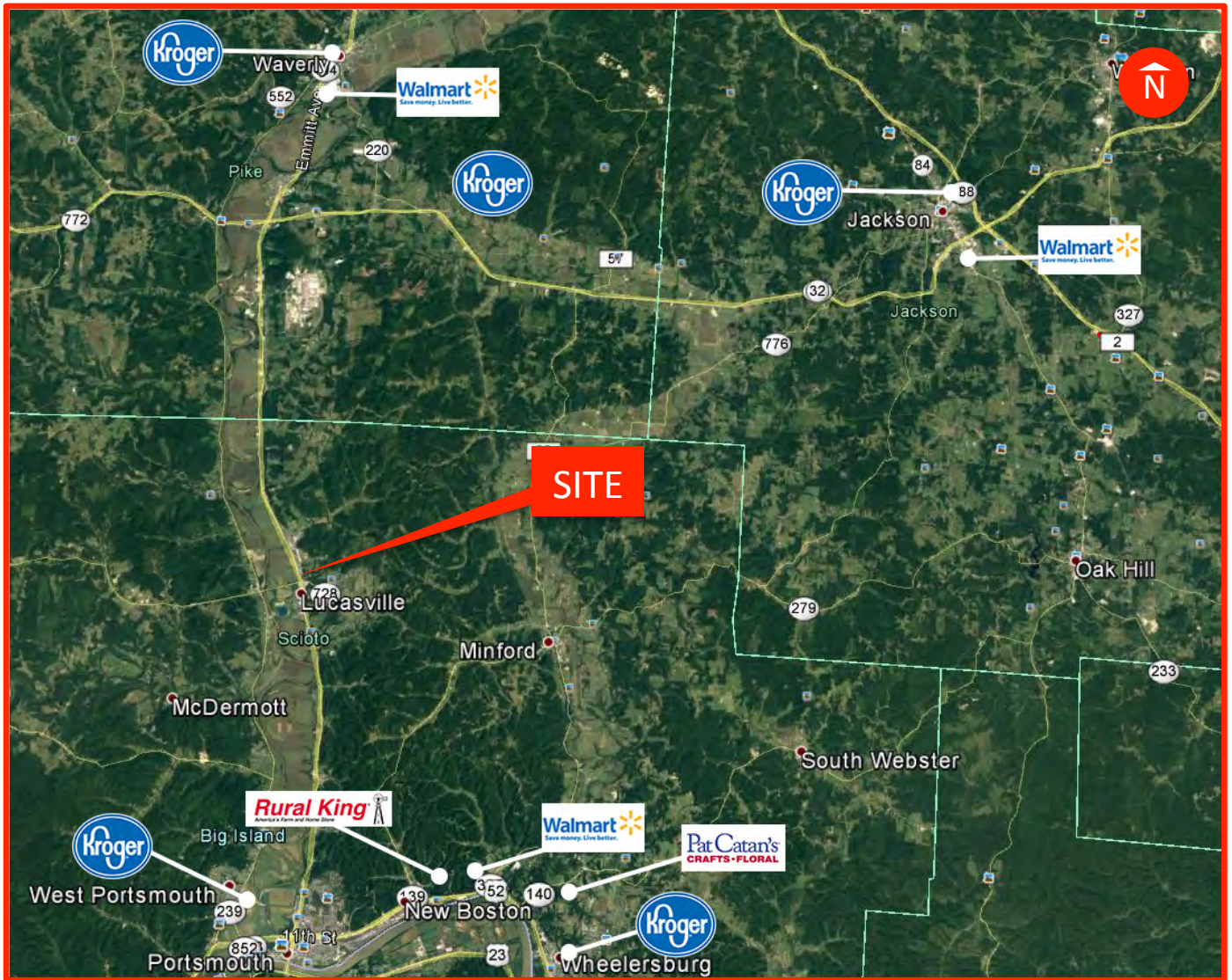
**Jeff Mattingly**  
**O: (614) 410-0300**  
**C: (614) 403-8006**  
**jeff\_mattingly68@hotmail.com**

7870 Olentangy River Rd.  
 Suite 300  
 Columbus, OH 43235  
[www.cardinal-commercial.com](http://www.cardinal-commercial.com)

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Total Population:	1,584	4,767	9,428
Total Households:	381	1,663	3,512
Med. Household Income:	\$31,998	\$53,517	\$47,159



The information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. Any information of special interest should be obtained through independent verification.



## Location Highlights:

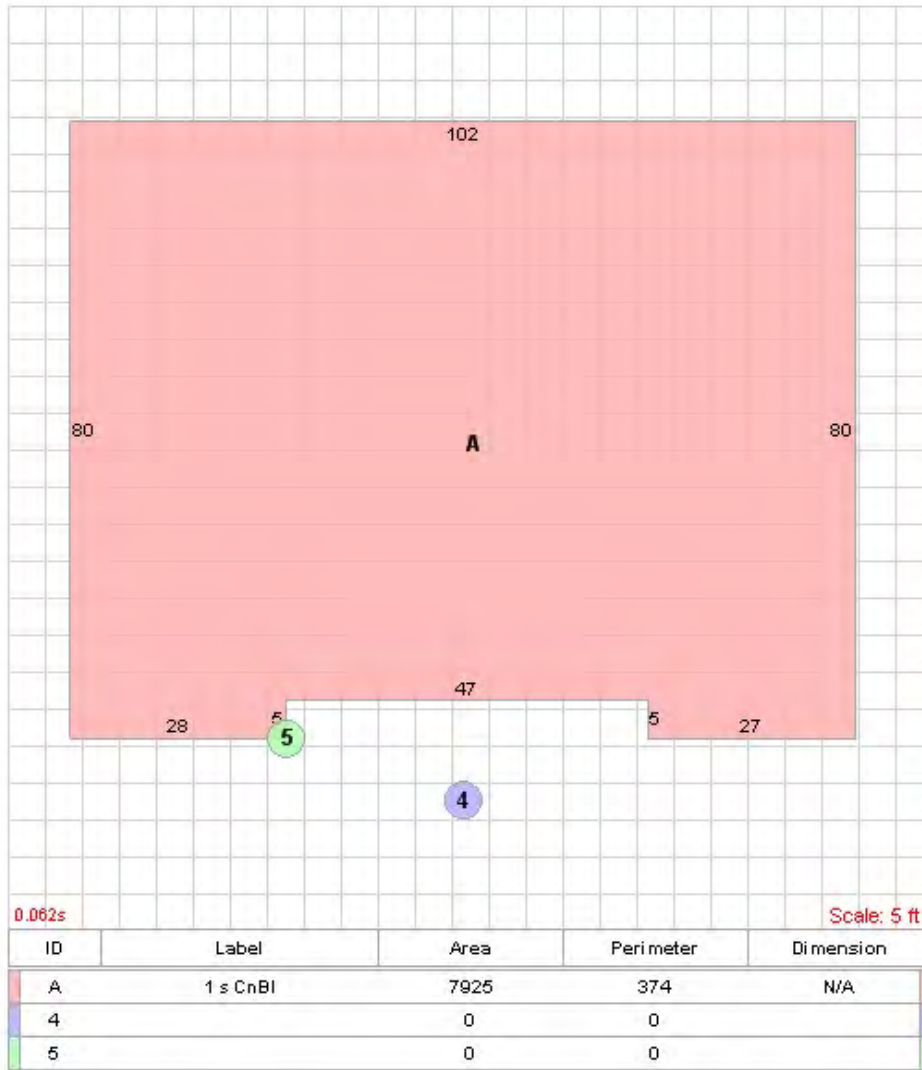
- Located on a major highway
- Direct frontage on SR 23

## TRAFFIC COUNTS:

- 18,000 ADT



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## Building Plan



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