



- Size: 135,000 SF Retail Center
- Recent, 2007 construction
- Anchors: Hobby Lobby, Kohl's (Shadow), Petco, Dollar Tree, Starbucks,
- Availabilities: 2,000 SF – 17,000 SF
- Super Regional trade area with strong national retailer presence and deep destination draw from surrounding smaller communities to this county seat location
- Directly across the street from Ohio State Marion Campus
- Situated directly between Lowes and WalMart Supercenter
- Main intersection in the market Hwy 23 (21,000 vpd) and Hwy 95/Mt Gilead (22,000 vpd)
- Deal making landlord with flexible lease terms

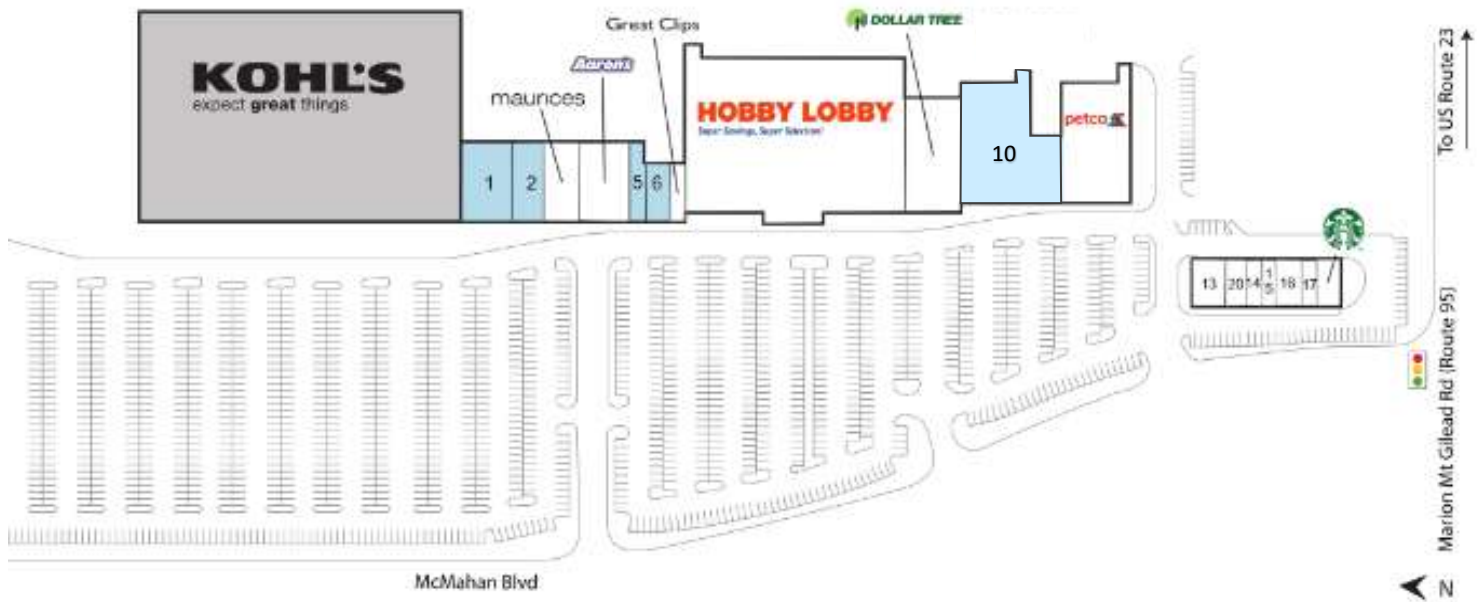
Demographic Overview:

	1 Mile	3 Mile	5 Mile
Population	3,457	33,623	50,488
Average HH Income	\$55,680	\$47,494	\$49,304

PLEASE CONTACT KEVIN KUSH OR BEN BOLZ FOR ADDITIONAL INFORMATION:
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Legacy Crossing – Marion (Columbus MSA), OH

130-370 McMahan Boulevard, Marion, OH 43302



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