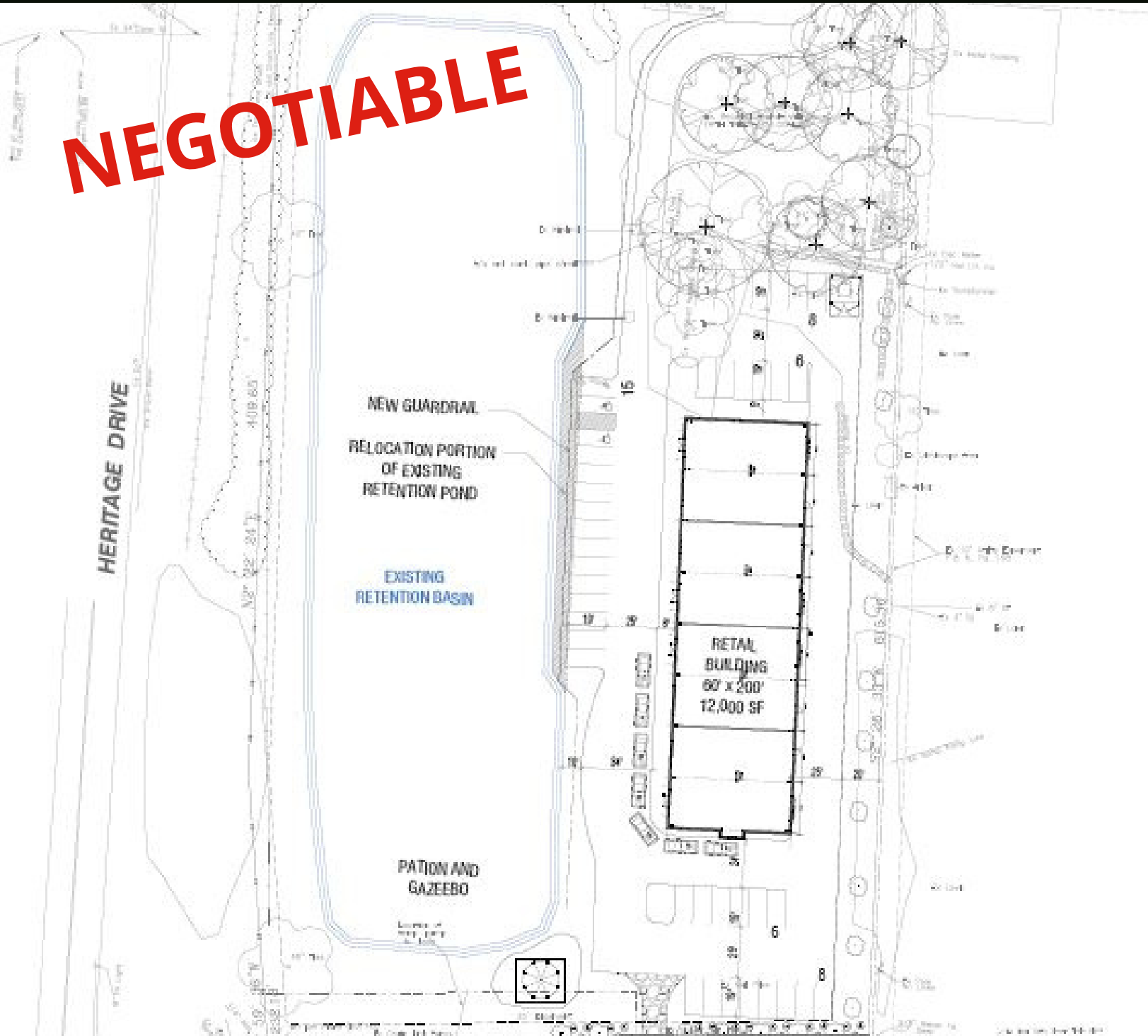


RETAIL/FLEX SITE FOR SALE

170 Heritage Drive, Etna, OH 43062

NEGOTIABLE



Build To Suit For Sale

Etna Park

Licking County Parcel 010-025926-00.000



ALTERRA

Alterra Real Estate

614.365.9000

www.AlterraRE.com

Bob Lockett

614.545.4091

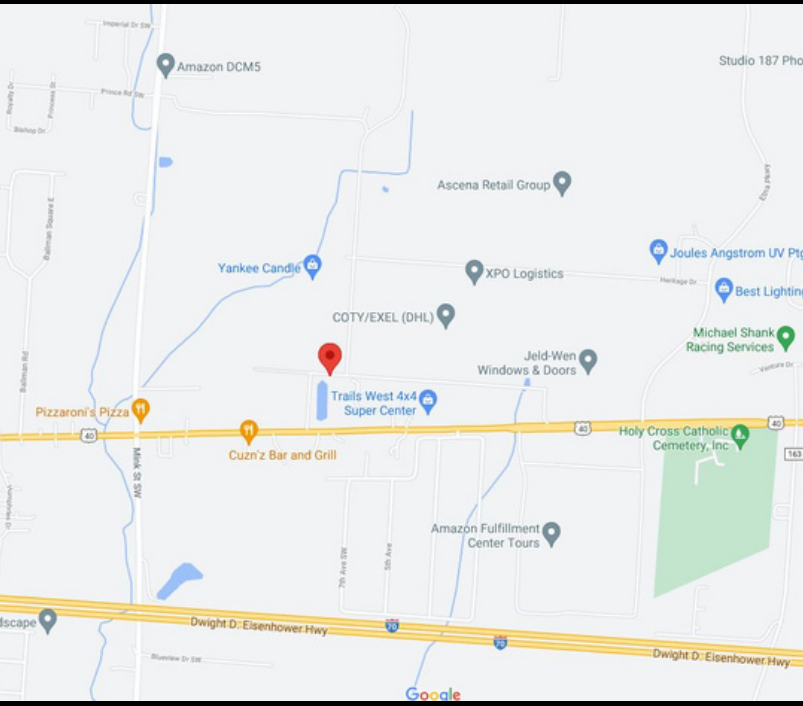
blockett@AlterraRE.com

Brad Kitchen

614.545.2155

bkitchen@AlterraRE.com

Site Features



- Average annual daily traffic count of 30,000 vehicles
- Site is less than 1/4 of a mile from the Amazon Distribution Center
- Utilities available on site
- Build to suit - retail/flex opportunity
- Etna Industrial Park
- Licking County Schools



ALTERRA

Alterra Real Estate

614.365.9000

www.AlterraRE.com

Bob Lockett

614.545.4091

blockett@AlterraRE.com

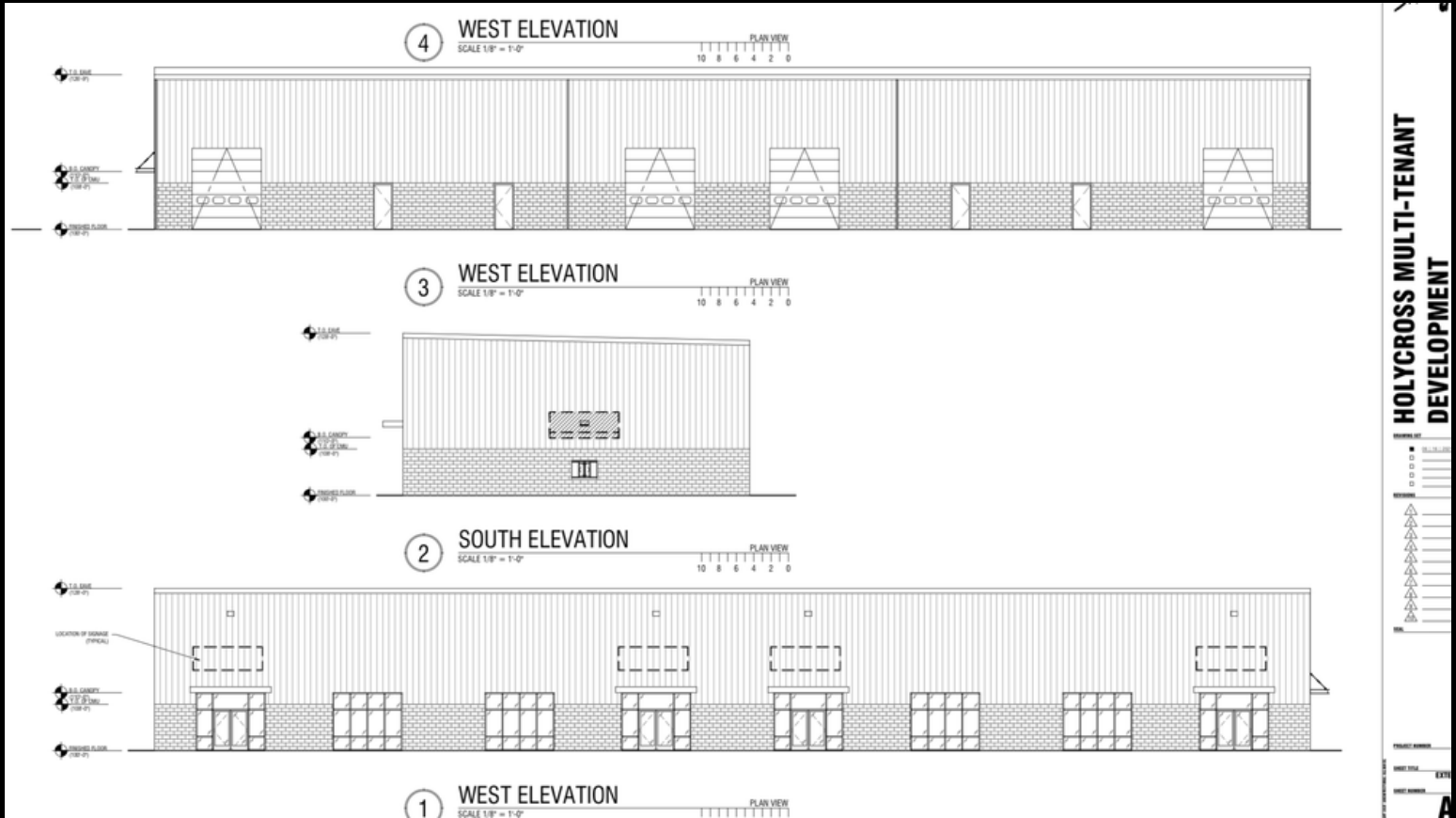
Brad Kitchen

614.545.2155

bkitchen@AlterraRE.com

DEVELOPMENT SITE FOR SALE

170 Heritage Drive, Etna, OH 43062



ALTERRA

Alterra Real Estate

614.365.9000

www.AlterraRE.com

Bob Lockett

614.545.4091

blockett@AlterraRE.com

Brad Kitchen

614.545.2155

bkitchen@AlterraRE.com