

1.0674 AC FOR DEVELOPMENT

BUILD TO SUIT

7141 DIXIE HIGHWAY, FAIRFIELD, OH 45014



Commercial Real Estate Solutions®



AVAILABLE • 1.076 AC FOR DEVELOPMENT

Overview

- Land For Sale, Development
- 1.0674 Acres (46,609 +/- SF)
- Utilities Available
- Convenient access to I-275 and I-75
- 46,450 VPD
- High Daytime Population
- Qualified Opportunity Zone
- Enhanced Development Potential

[View Property](#)



Lauri Stefanou (Sullivan)

Senior VP of Sales & leasing

 (513) 842-9504

 lstefanou@equity.net

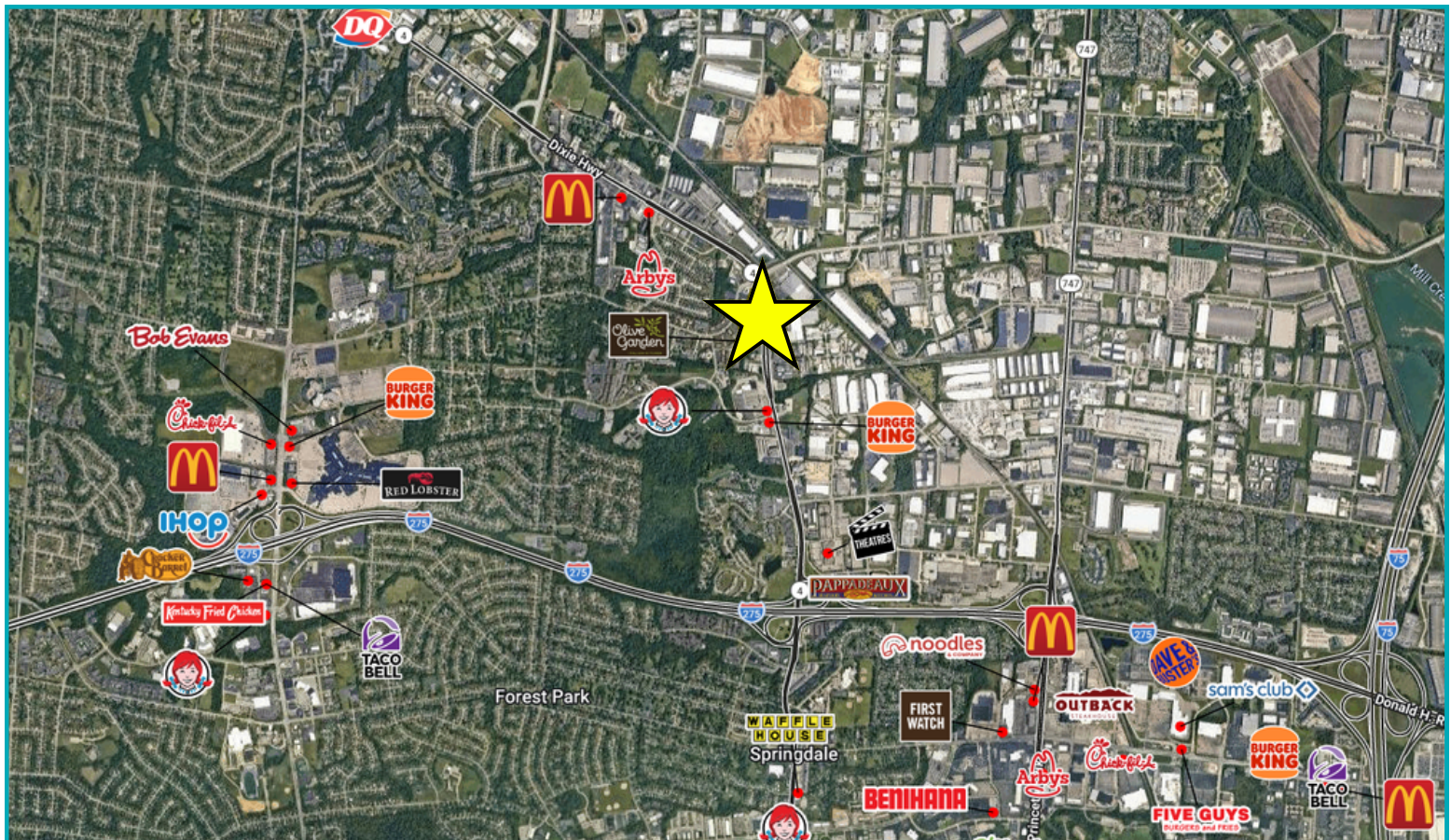
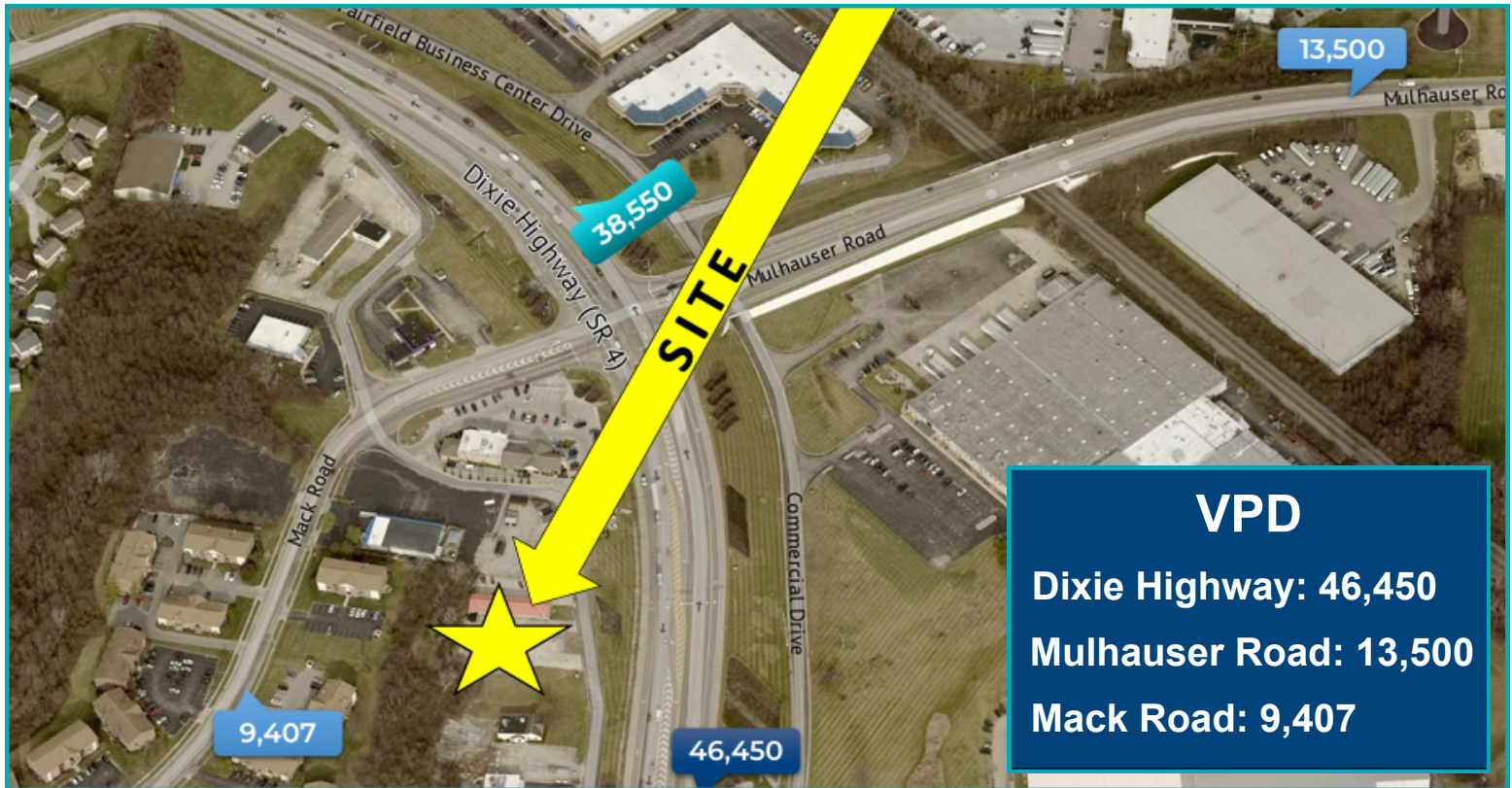
1.0674 AC FOR DEVELOPMENT

BUILD TO SUIT

7141 DIXIE HIGHWAY, FAIRFIELD, OH 45014

equity[®]

Commercial Real Estate Solutions[®]



The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as-is". The submission may be modified or withdrawn at any time by the property owner.

1.0674 AC FOR DEVELOPMENT

BUILD TO SUIT

7141 DIXIE HIGHWAY, FAIRFIELD, OH 45014

equity[®]

Commercial Real Estate Solutions[®]

Key Facts

7141 Dixie Hwy, Fairfield, Ohio, 45014
Ring of 5 miles

KEY FACTS

150,923

Population



2.5

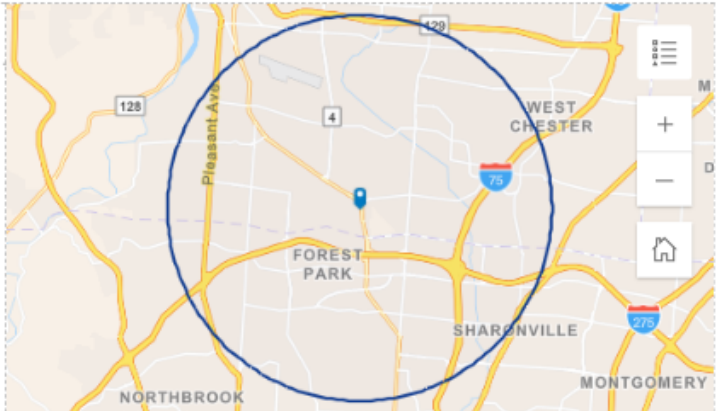
Average
Household Size

39.5

Median Age

\$82,896

Median Household
Income



BUSINESS



7,498

Total Businesses



140,819

Total Employees

EDUCATION

7%

No High
School
Diploma



27%

High School
Graduate



29%

Some College



37%

Bachelor's/Grad/Pr
of Degree

INCOME



\$44,559

2026 Per Capita
Income



\$82,896

2026 Median
Household Income



\$111,947

2026 Average
Household Income

EMPLOYMENT



White Collar

67%



Blue Collar

22%



Services

11%

4.3%

Unemployment
Rate

Source: This infographic contains data provided by Esri (2026, 2031), Esri-Data Axle (2026). © 2026 Esri



Lauri Stefanou (Sullivan)

Senior VP of Sales & leasing

(513) 842-9504

lstefanou@equity.net