



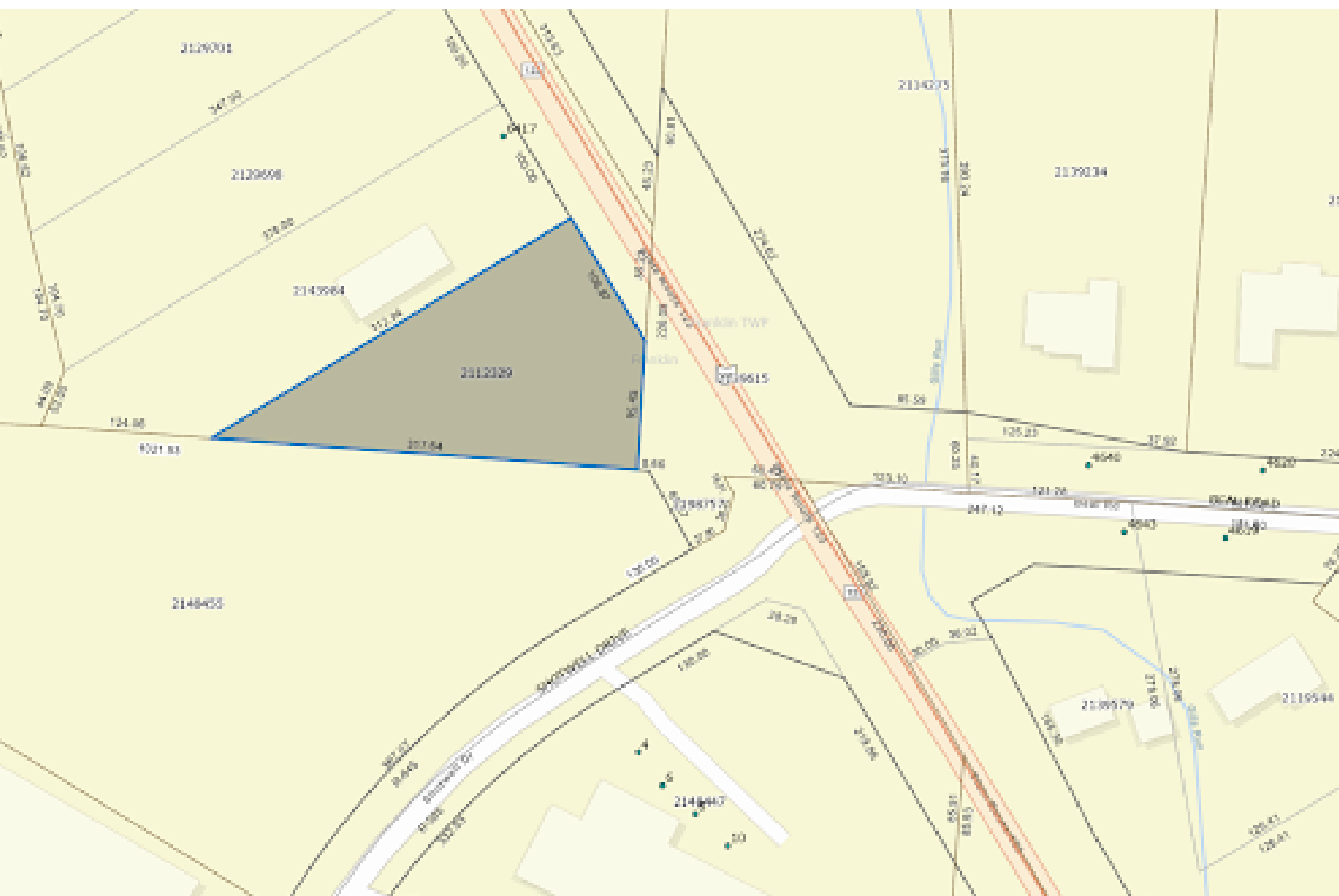
FOR SALE

ROUTE 123
FRANKLIN, OH 45005

Property Highlights

- +/- 0.79 Acres
- Water/Sewer at Street
- Zoning is C-2 Community Commercial
- High-visibility frontage on State Route 123
- Strong daily traffic ($\pm 12,000$ VPD)
- Ideal for retail, service, or office users seeking excellent exposure
- Shovel-ready development site: Water and sewer utilities are available at the street
- Zoned C-2 Community Commercial supports low-intensity retail, convenience goods, personal services, professional offices, and neighborhood-serving commercial uses.
- Convenient access to I-75,
- Near residential communities and regional employment centers
- Parcel ID 0830326012

Offered at: \$140,000



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