

FOR LEASE

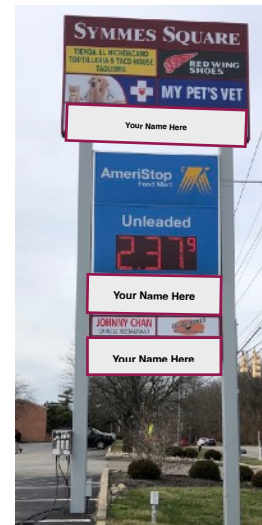
Symmes Square
8675 Fields Ertel Road
Cincinnati, OH 45249



SIZES TO FIT ANY OFFICE OR RETAIL NEED
LANDLORD WILLING TO MAKE AGGRESSIVE DEALS!

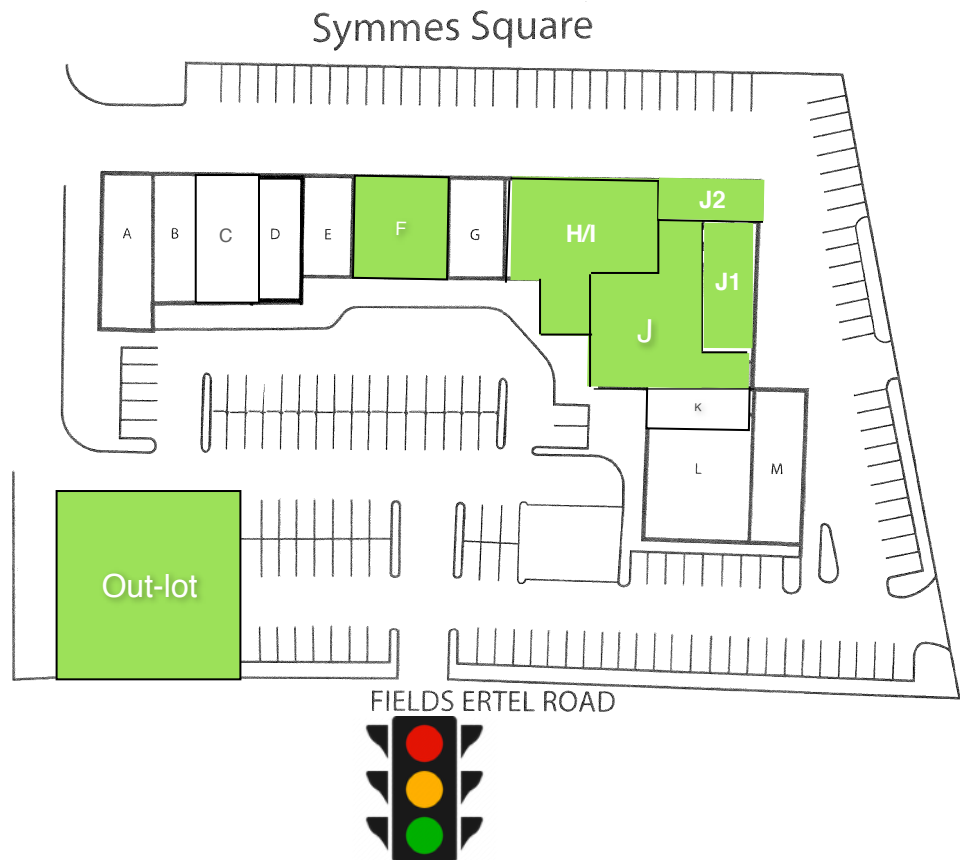
Property Highlights

- Up to 13,487 SF retail/office space & out-lot for development
- Minutes to I-71 at signalized intersection
- Vehicles per day on Fields Ertel of 30,372 (Warren Co. Engineer 2018)
- Excellent signage on fascia and monument available
- Immediate occupancy
- Ample and convenient parking
- Strong demographics of Mason and Montgomery in adjacent areas
- Asking rate: \$10.00-\$14.00 PSF NNN
(TIA available for qualified tenants & term)



North Ridge Realty Group
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Suite	Tenant	GLA
A-B	S & L	3,438
C	Ri Sheng	1,562
D	My Pet's Vet	1,562
E	Red Wing Shoes	1,250
F	Available	2,500
G	Clutter 2 Care	1,250
H/I	Available	4,725
J	Available	3,262
J1	Available	1,000
J2	Available	2,000
K	Revolve Nutrition	750
L	Ameristop	3,250
M	Chiropractor	1,625
Outlot	Available	



Property Details

Location	Symmes Township, OH
Building Type	Multi-tenant retail center
Available	Up to 13,487 SF & outlot
Utilities	Separately metered
Occupancy	Immediate
Lease Term	3-5 years
TIA	Allowance for qualified tenants & terms
Operating Expenses	\$4.50 PSF
Asking Rate	\$10.00 - \$14.00 PSF NNN

*The assurance of expertise.
The reputation for results.*

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Aerial



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DEMOGRAPHICS

8675 Fields Ertel Rd		1 mi radius	3 mi radius	5 mi radius
Cincinnati, OH 45249				
POPULATION	2018 Estimated Population	5,542	64,803	144,858
	2023 Projected Population	5,665	66,411	148,376
	2010 Census Population	4,870	61,457	139,554
	2000 Census Population	4,301	54,412	128,094
	Projected Annual Growth 2018 to 2023	0.4%	0.5%	0.5%
	Historical Annual Growth 2000 to 2018	1.6%	1.1%	0.7%
	2018 Median Age	35.6	38.6	40
HOUSEHOLDS	2018 Estimated Households	2,138	25,853	57,297
	2023 Projected Households	2,196	26,663	59,059
	2010 Census Households	1,837	23,939	53,751
	2000 Census Households	1,528	19,922	47,137
	Projected Annual Growth 2018 to 2023	0.5%	0.6%	0.6%
	Historical Annual Growth 2000 to 2018	2.2%	1.7%	1.2%
RACE AND ETHNICITY	2018 Estimated White	68.0%	80.5%	83.4%
	2018 Estimated Black or African American	9.2%	4.9%	4.5%
	2018 Estimated Asian or Pacific Islander	16.4%	10.8%	8.7%
	2018 Estimated American Indian or Native Alaskan	0.2%	0.1%	0.1%
	2018 Estimated Other Races	6.1%	3.7%	3.3%
	2018 Estimated Hispanic	6.1%	4.4%	3.9%
INCOME	2018 Estimated Average Household Income	\$131,604	\$126,116	\$123,777
	2018 Estimated Median Household Income	\$89,775	\$93,797	\$96,389
	2018 Estimated Per Capita Income	\$50,766	\$50,335	\$48,998
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	3.1%	1.4%	1.5%
	2018 Estimated Some High School (Grade Level 9 to 11)	1.2%	2.9%	3.1%
	2018 Estimated High School Graduate	11.3%	17.2%	19.4%
	2018 Estimated Some College	15.5%	15.8%	16.3%
	2018 Estimated Associates Degree Only	6.2%	7.4%	7.1%
	2018 Estimated Bachelors Degree Only	33.5%	32.0%	31.3%
	2018 Estimated Graduate Degree	29.2%	23.3%	21.4%
BUSINESS	2018 Estimated Total Businesses	599	3,587	8,314
	2018 Estimated Total Employees	12,110	57,713	118,657
	2018 Estimated Employee Population per Business	20.2	16.1	14.3
	2018 Estimated Residential Population per Business	9.3	18.1	17.4



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