

FOR SALE

REDEVELOPMENT OPPORTUNITY | 0.477 ACRES

923 W NORTH BEND RD

CINCINNATI, OH 45224



OFFERING SUMMARY

Address	923 W North Bend Rd Cincinnati, OH 45224
Asking Price	\$720,000
Acreage	0.477 acres
Square Footage	1,575 SF Stand-Alone Retail
County	Hamilton County
Municipality	City of Cincinnati
Zoning	CC-A Commercial Community
Signage	Pylon Sign Frame

HIGHLIGHTS

- * Hard corner - SW corner of W North Bend Rd & Winton Rd
- * Drive-thru - Existing lane & curbing available
- * Signalized Intersection
- * Excellent visibility & access
- * Two (2) curb cuts - Access to both cross streets
- * Traffic Counts
 - 18,208 VPD on W North Bend Rd
 - 25,394 VPD on Winton Rd - North of W North Bend Rd
 - 12,285 VPD on Winton Rd - South of W North Bend Rd

MIKE BASTIN

DIRECT: 513.618.2823 | **CELL:** 513.520.4525 | **EMAIL:** MJBASTIN@CBCRELIANTREALTY.COM

2181 VICTORY PARKWAY | SUITE 102
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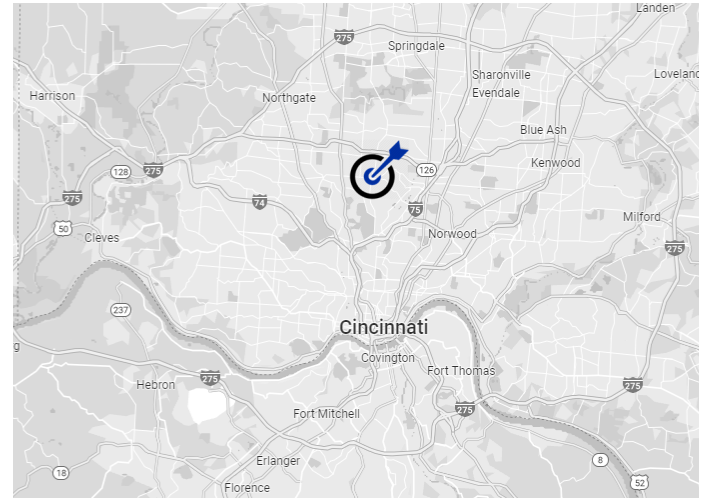
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DEMOGRAPHICS

2024 Estimates	1 mile	3 miles	5 miles
Population	11,372	91,032	266,931
Households	4,629	38,085	110,614
Average HH Income	\$69,802	\$78,865	\$77,875
Daytime Employees	1,958	30,485	127,943

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