

RETAIL SPACE FOR LEASE

McCABE CROSSING

9521 Fields Ertel Road, Cincinnati, OH 45249



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**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

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AVAILABLE: 7,500 SF

PRICING: \$16 PSF + NNN (\$3.00)

PROPERTY INFORMATION:

- Walk-in ready for a fitness user
- Corner traffic light intersection
- Furniture Fair anchored center across from Meijer and Sam's Club
- Seeking apparel, shoes, toys, housewares, sporting goods, printing, paint, bakery, tanning, hair salons, etc.
- Service a fast-growing upscale population

TRAFFIC COUNTS:

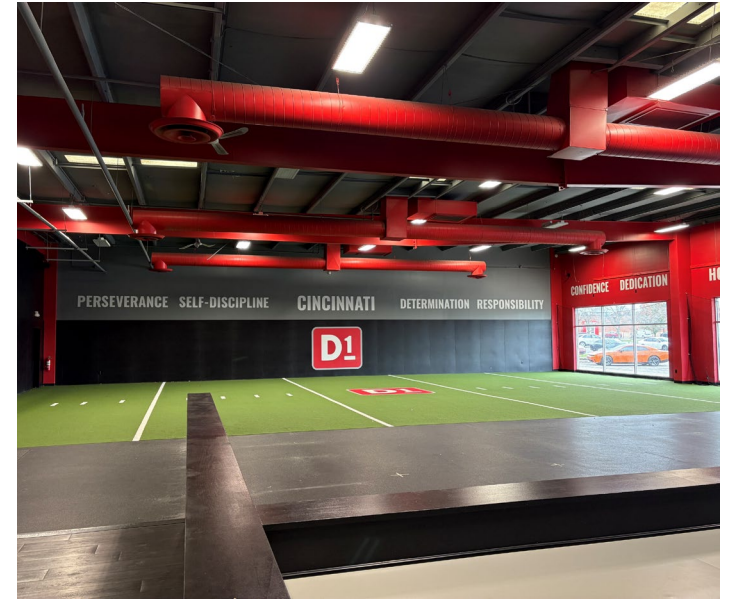
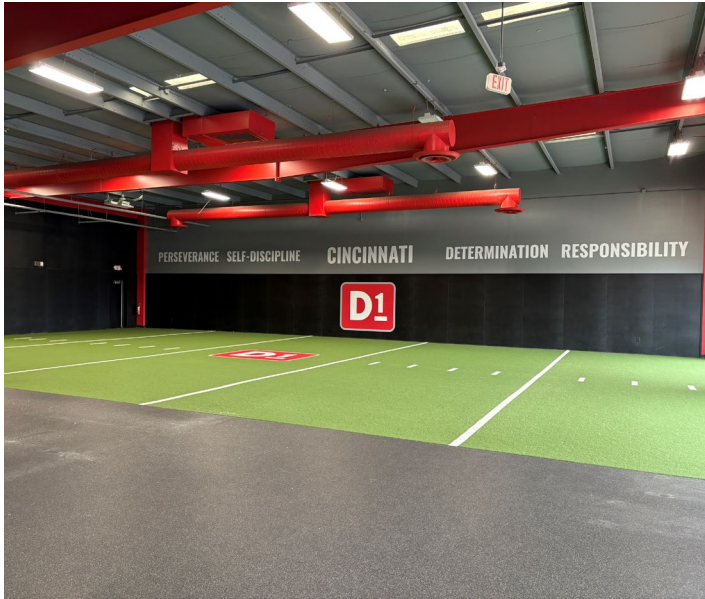
- Fields Ertel Road – 30,911 VPD



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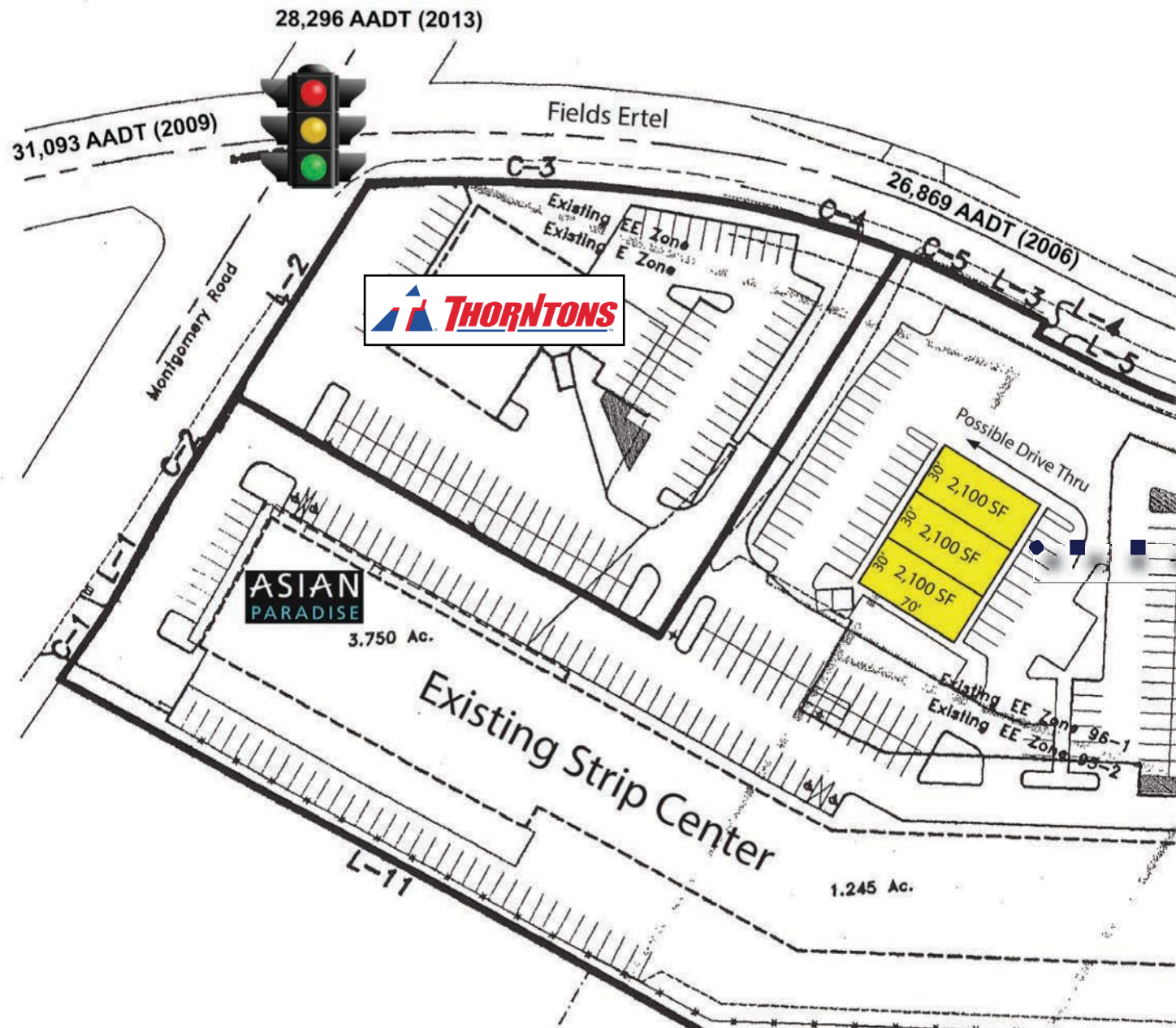
Suite 9573: 7,500 SF
\$16 PSF + NNN (\$3.00)



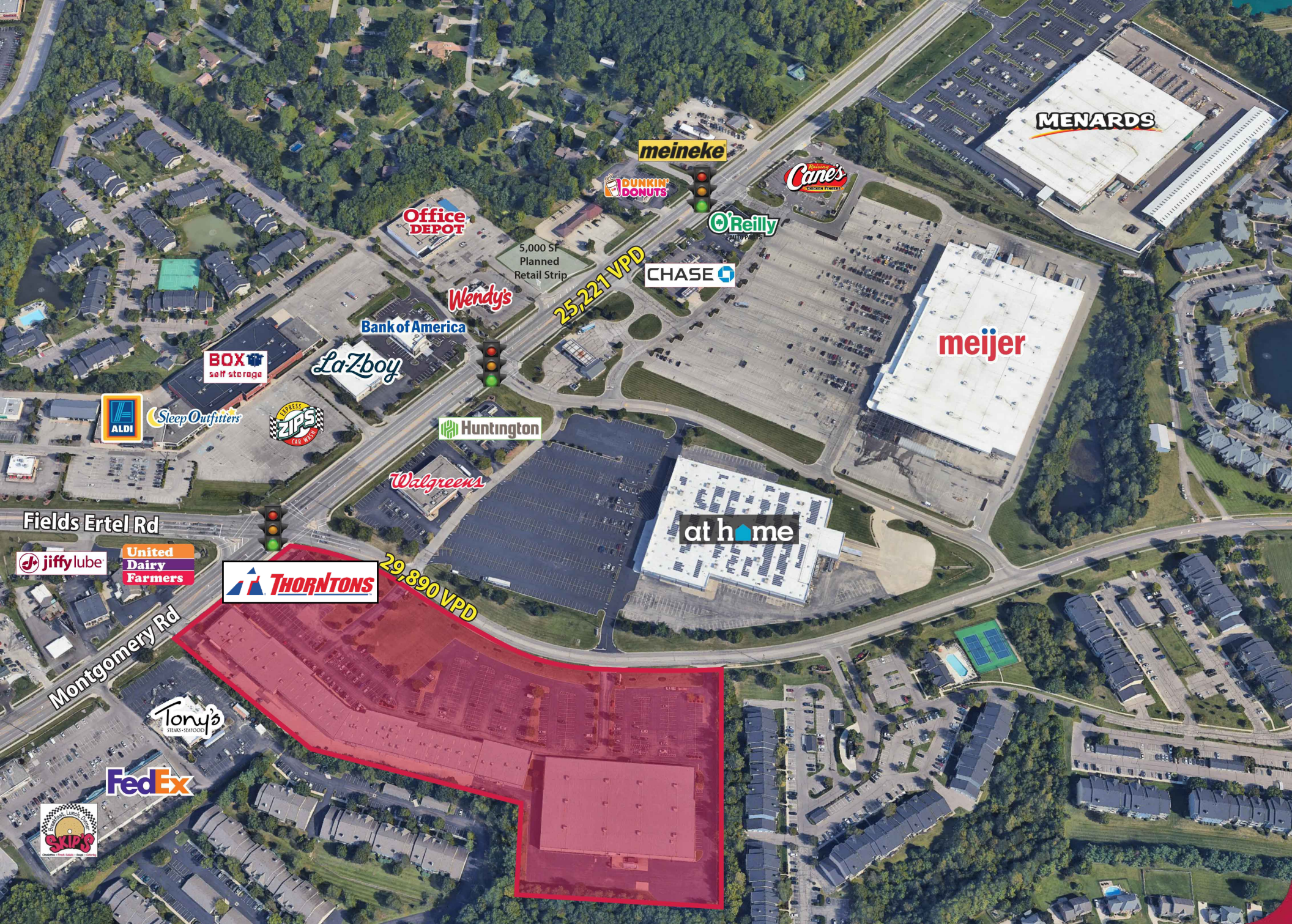
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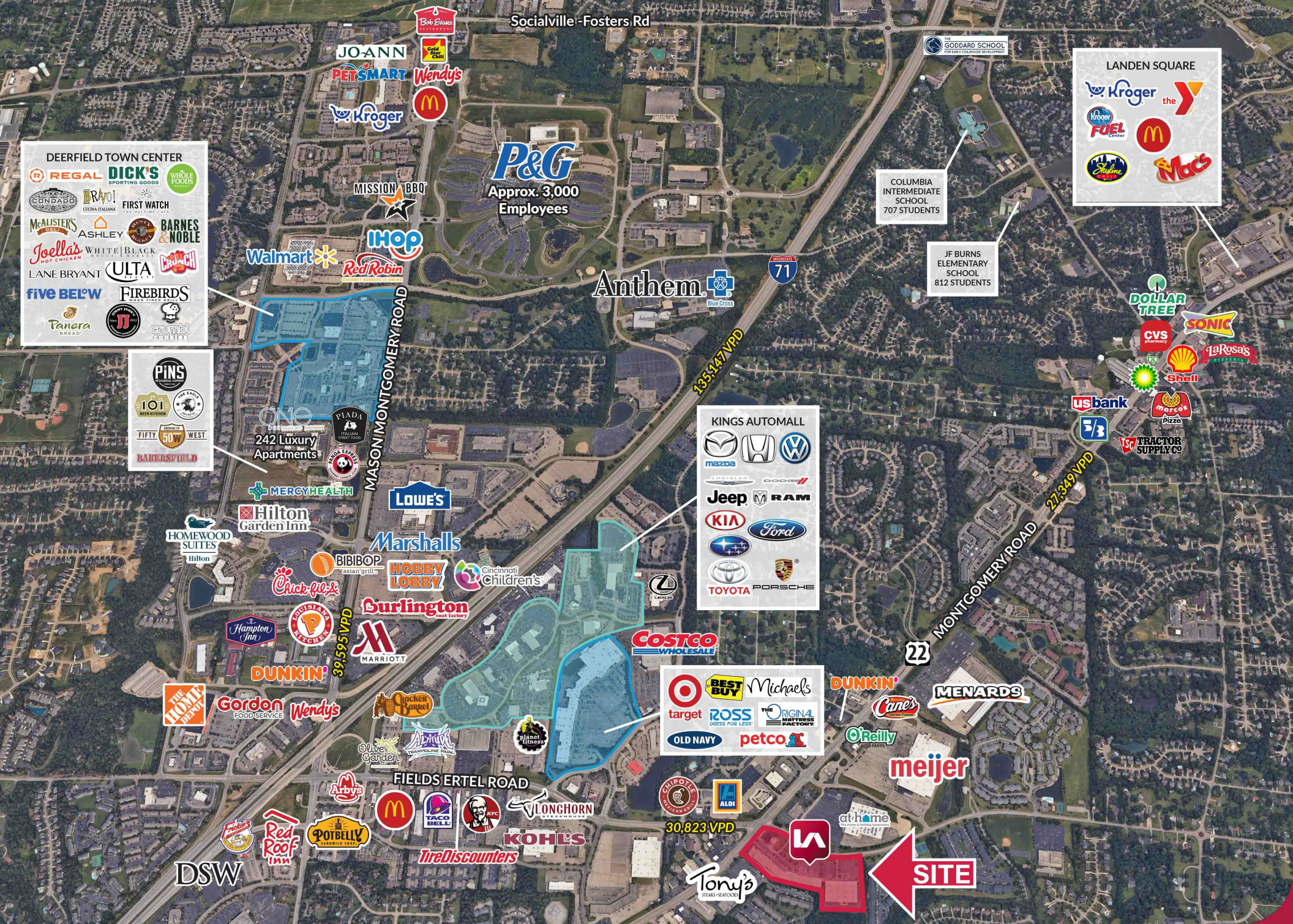
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**PLANNED STRIP
CENTER OR
FREESTANDING
BUILDING**





DEERFIELD TOWN CENTER

- REGAL
- DICK'S SPORTING GOODS
- BRANDS
- McALISTER'S
- ASHLEY
- WHITE BLACK
- LANE BRYANT
- ULTA
- FIREBIRDS
- Panera
- crumbl

PINS

- 101
- FIFTY
- 50 TV WEST
- BAKERSFIELD

Walmart

Red Robin

MISSION BBQ

JO-ANN

PET SMART

Kroger

Wendy's

McDonald's

P&G

Approx. 3,000 Employees

Anthem

KINGS AUTOMALL

- mazda
- Jeep
- RAM
- KIA
- Ford
- TOYOTA
- PORSCHE

target

BEST BUY

Michael's

ROSS

OLD NAVY

petco

LANDEN SQUARE

- Kroger
- the Y
- FUEL
- McDonald's
- Moe's

COLUMBIA INTERMEDIATE SCHOOL
707 STUDENTS

JF BURNS ELEMENTARY SCHOOL
812 STUDENTS

DOLLAR TREE

CVS

Shell

SONIC

LaRosa's

us bank

TRACTOR SUPPLY CO.

242 Luxury Apartments

MERCYHEALTH

Hilton Garden Inn

LOWE'S

Marshall's

BIBIBOP

HOBBY LOBBY

Cincinnati Children's

Burlington

MARRIOTT

DUNKIN'

Gordon FOOD SERVICE

Wendy's

Arby's

Red Roof Inn

POTBELLY

TACO BELL

KFC

LONGHORN

KOHL'S

Tire Discounters

DUNKIN'

Cane's

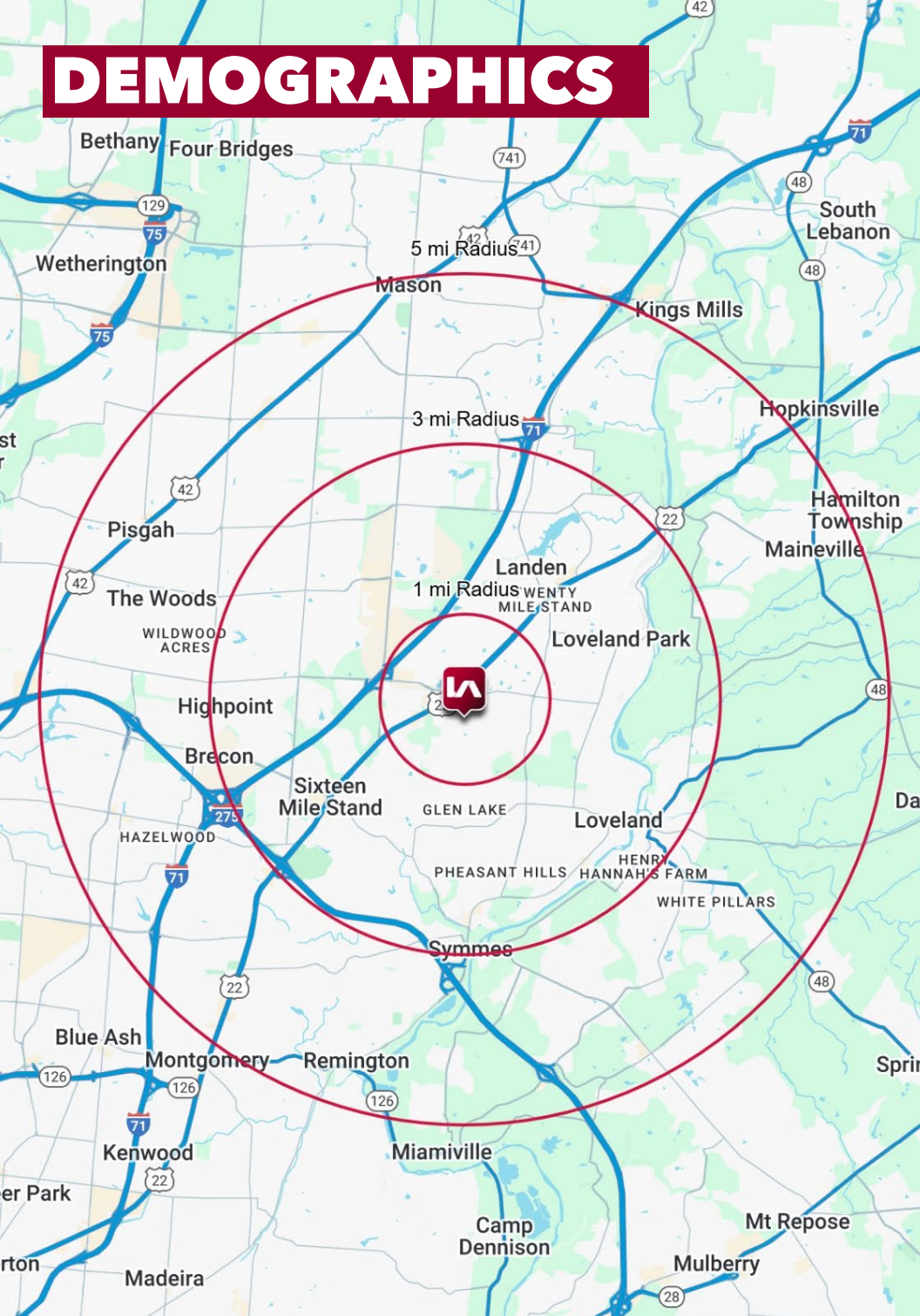
O'Reilly

MENARDS

meijer

SITE

DEMOGRAPHICS



	1 MI RADIUS	3 MI RADIUS	5 MI RADIUS
POPULATION			
2025 Estimated Population	8,988	61,937	139,754
2030 Projected Population	8,973	61,371	138,540
2020 Census Population	8,379	61,245	137,478
2010 Census Population	7,625	56,171	127,765
Projected Annual Growth 2025 to 2030	-	-0.2%	-0.2%
Historical Annual Growth 2010 to 2025	1.2%	0.7%	0.6%
HOUSEHOLDS			
2025 Estimated Households	4,205	24,585	54,367
2030 Projected Households	4,282	24,789	55,009
2020 Census Households	3,903	23,842	52,783
2010 Census Households	3,555	21,809	48,793
Projected Annual Growth 2025 to 2030	0.4%	0.2%	0.2%
Historical Annual Growth 2010 to 2025	1.2%	0.8%	0.8%
AGE			
2025 Est. Population Under 10 Years	12.2%	12.8%	12.3%
2025 Est. Population 10 to 19 Years	10.3%	13.3%	13.5%
2025 Est. Population 20 to 29 Years	13.5%	10.6%	10.1%
2025 Est. Population 30 to 44 Years	22.2%	21.7%	20.3%
2025 Est. Population 45 to 59 Years	15.0%	18.9%	19.4%
2025 Est. Population 60 to 74 Years	15.7%	16.1%	17.1%
2025 Est. Population 75 Years or Over	11.1%	6.6%	7.4%
2025 Est. Median Age	38.3	38.8	40.3
MARITAL STATUS & GENDER			
2025 Est. Male Population	48.9%	49.5%	49.6%
2025 Est. Female Population	51.1%	50.5%	50.4%
2025 Est. Never Married	29.9%	24.8%	23.4%
2025 Est. Now Married	48.8%	60.1%	59.8%
2025 Est. Separated or Divorced	15.3%	11.0%	11.6%
2025 Est. Widowed	6.0%	4.2%	5.1%
INCOME			
2025 Est. HH Income \$200,000 or More	13.4%	24.9%	24.6%
2025 Est. HH Income \$150,000 to \$199,999	10.1%	12.9%	13.2%
2025 Est. HH Income \$100,000 to \$149,999	25.9%	20.8%	21.4%
2025 Est. HH Income \$75,000 to \$99,999	11.6%	12.9%	11.6%
2025 Est. HH Income \$50,000 to \$74,999	16.6%	12.9%	13.2%
2025 Est. HH Income \$35,000 to \$49,999	7.6%	6.2%	6.1%
2025 Est. HH Income \$25,000 to \$34,999	6.2%	3.0%	3.4%
2025 Est. HH Income \$15,000 to \$24,999	4.7%	3.1%	2.8%
2025 Est. HH Income Under \$15,000	3.9%	3.3%	3.9%
2025 Est. Average Household Income	\$138,454	\$178,772	\$169,506
2025 Est. Median Household Income	\$101,061	\$128,938	\$127,143
2025 Est. Per Capita Income	\$64,918	\$70,997	\$66,008
2025 Est. Total Businesses	444	2,744	6,416
2025 Est. Total Employees	8,922	46,904	93,134