

OFFICE BUILDING FOR LEASE

7939

Morris Road

Hamilton, OH 45011

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Astonish
Commercial Real Estate Services

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PROPERTY DESCRIPTION

7939 Morris Road in Hamilton, OH provides ample parking and customizable floor plans to accommodate a variety of business needs. This property offers businesses an unmatched chance to thrive in a dynamic and accessible environment. Broker has an interest in the property.

PROPERTY HIGHLIGHTS

- \$1,175/month NNN
- Parking Ratio: 4.43
- 22,000 CPD at Route 4
- Available immediately

Offering Summary

Lease Rate:	\$1,175.00 per month (NNN)
Available SF:	600 SF
Lot Size:	2.04 Acres
Building Size:	17,068 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Households	1,969	20,768	57,811
Total Population	5,125	55,136	152,098
Average HH Income	\$97,273	\$111,585	\$106,195

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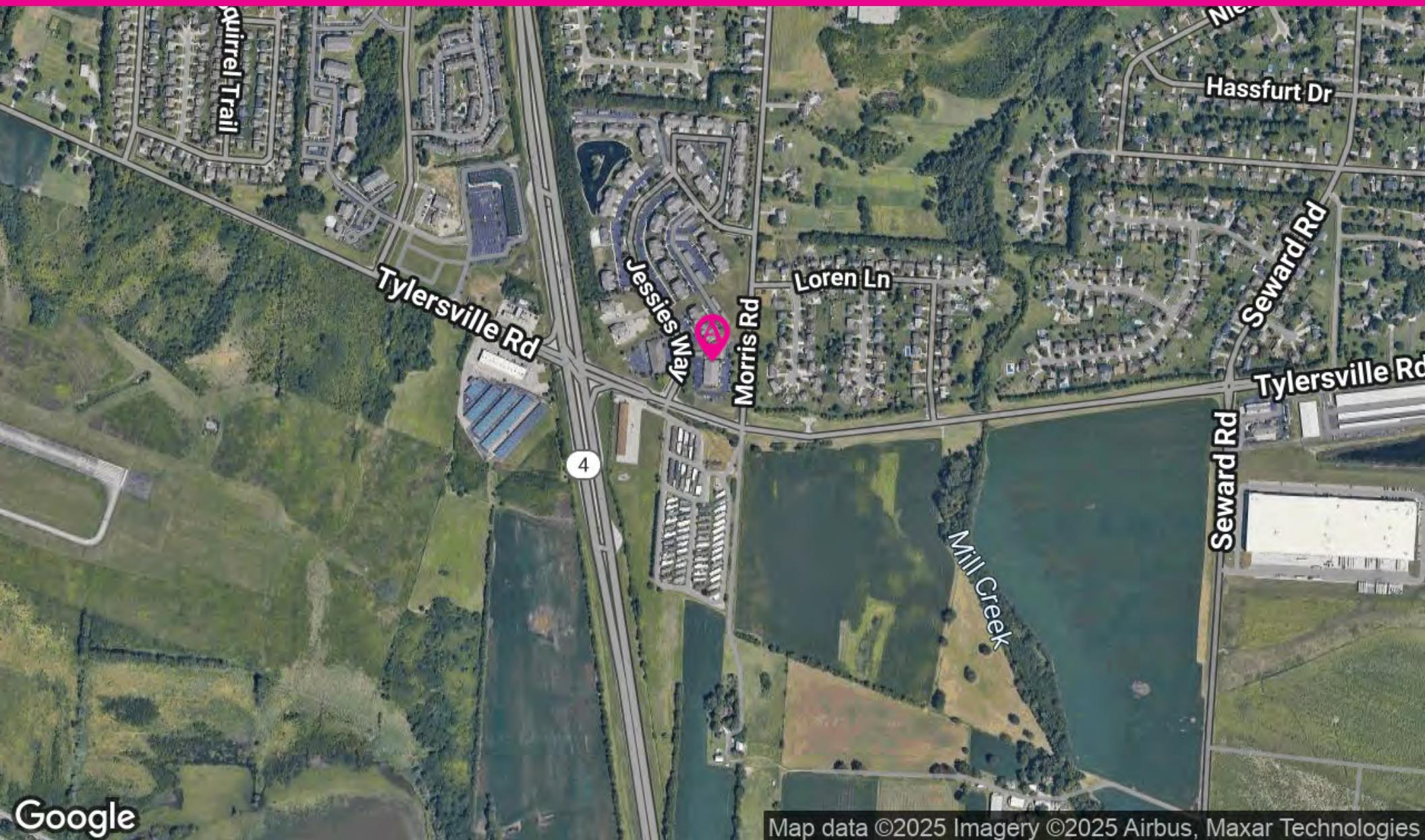
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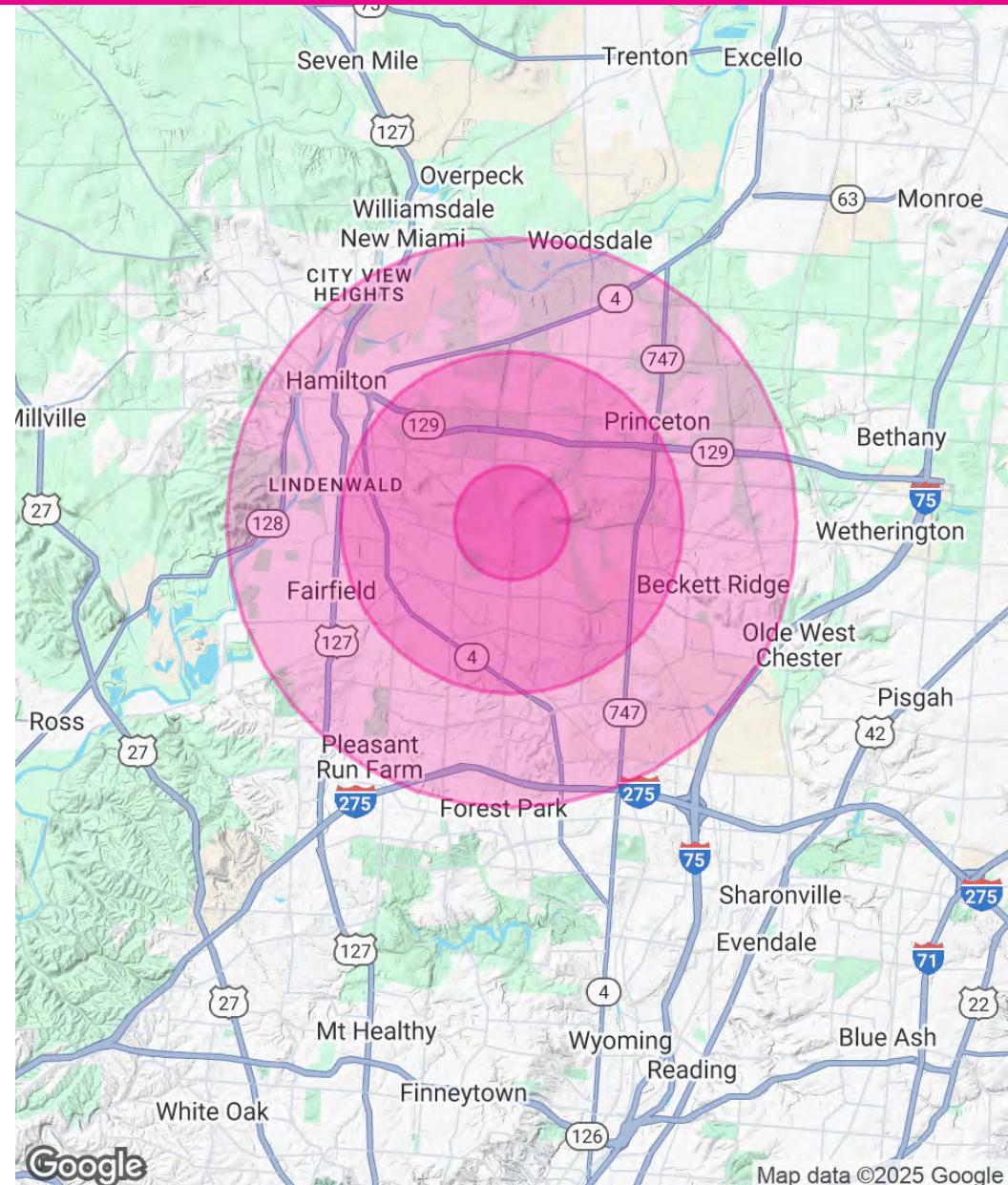
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Population	1 Mile	3 Miles	5 Miles
Total Population	5,125	55,136	152,098
Average Age	39	39	40
Average Age (Male)	37	38	38
Average Age (Female)	41	40	41

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	1,969	20,768	57,811
# of Persons per HH	2.6	2.7	2.6
Average HH Income	\$97,273	\$111,585	\$106,195
Average House Value	\$215,255	\$257,296	\$247,879

Demographics data derived from AlphaMap



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