



11503 SPRINGFIELD PIKE #140, CINCINNATI, OH 45246

940 Square Feet | Springfield Township

Office Suite Available for Lease | \$13.00 Sf/Yr (MG)

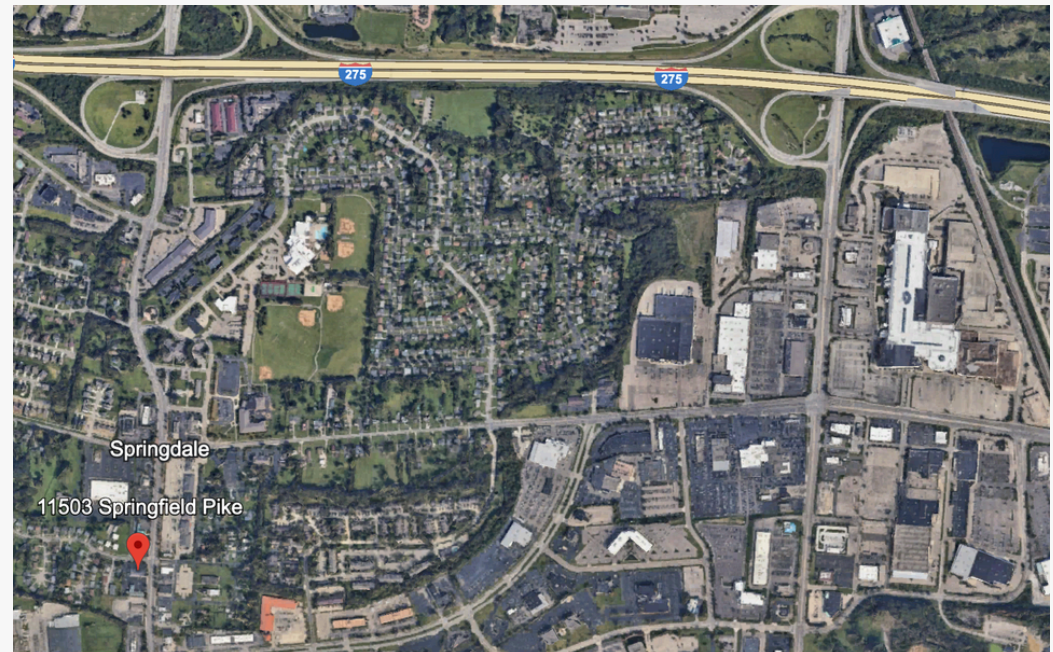
The Offering

3CRE Commercial Real Estate is excited to present a prime 940 square foot office space available for lease on Springfield Pike. This space is offered under a modified gross lease at an attractive rate of \$13.00 per square foot. The office comes fully furnished, providing a ready-to-move-in solution for businesses. Additionally, tenants will benefit from shared amenities, including a kitchen/break room, a gym, and a conference/training room, making it an ideal setting for productivity and collaboration.

Situated on Springfield Pike, this office space benefits from high visibility and easy access to major roadways, making it a strategic location for any business. The area is well-connected and surrounded by a variety of amenities, including restaurants, retail shops, and services, providing convenience for both employees and clients. With a vibrant local community and a strong commercial presence, this location is perfect for fostering growth and collaboration.

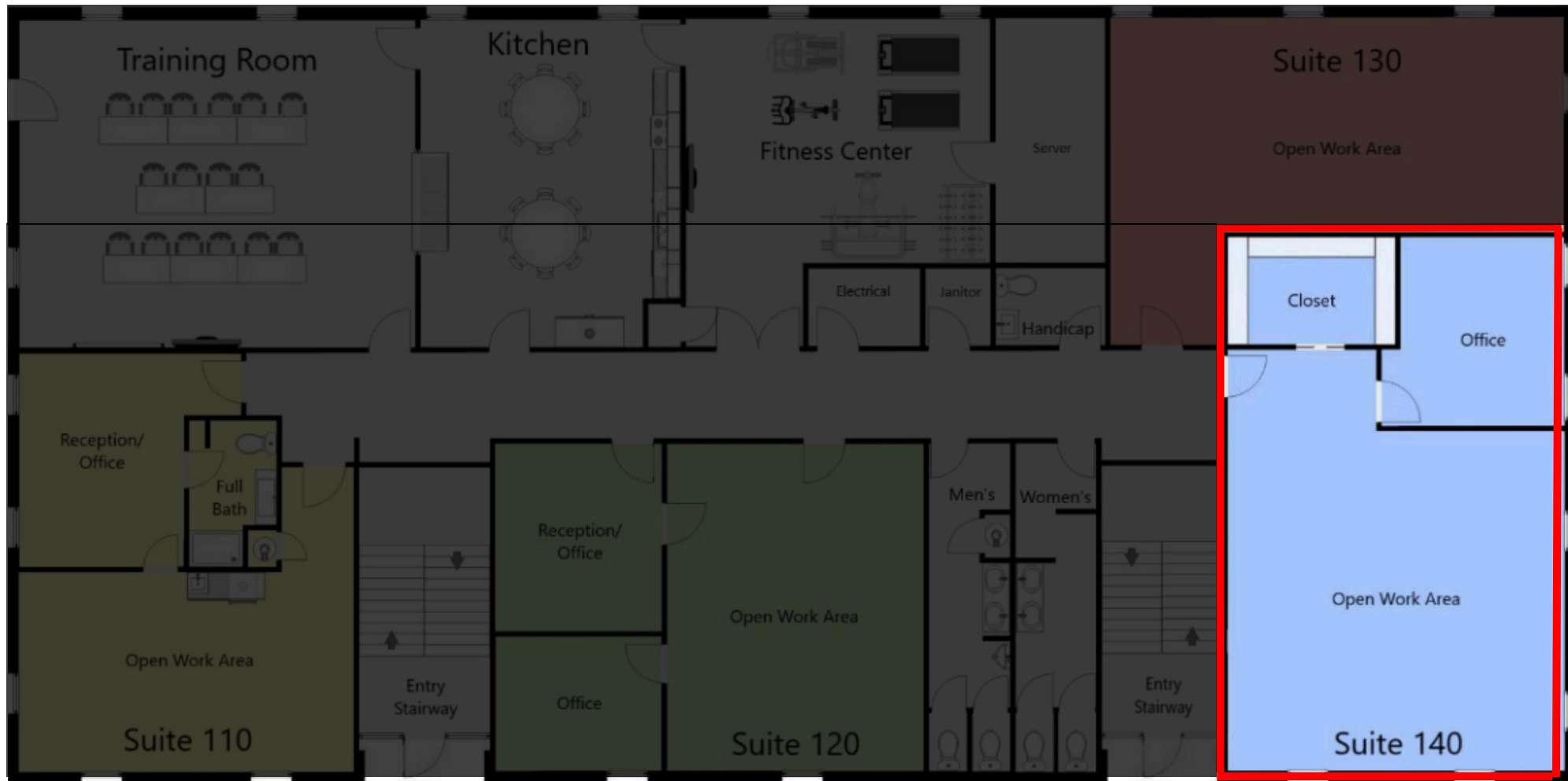
Property Highlights

- Office Suite Available for Lease
- Lease Rate - \$13.00 Sf/Yr (MG) + Utilities
- Available SqFt- 940 SF
- Fully Furnished Space
- Amenities : Gymnasium, Kitchen/Break Room, Large Conference Room
- Springfield Township
- Tri-County Submarket









	1 MILE	3 MILE	5 MILE
POPULATION	8,883	55,329	158,560
HOUSEHOLD MEDIAN INCOME	\$62,802.47	\$65,953.03	\$67,881.35
NUMBER OF HOUSEHOLDS	3,738	22,264	63,644
MEDIAN AGE	38.77	38.47	38.32
TOTAL BUSINESSES	699	2,607	5,567
TOTAL EMPLOYEES	10,871	43,115	90,295



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3CRE Advisors is a multi-state brokerage specializing in Commercial Real Estate Investment, Leasing, Property Management, and Business Brokering. Contact our team for any of your retail assignments. Visit us at any of our offices or online at 3CRE.com.