

FOR SALE

1141 East Kemper Cincinnati, OH 45246



Land | 7.639 Acres

- 7.639 Acre Parcel
- All Utilities
- Frontage on E. Kemper
- Access by Easement to Century Blvd. / Sign Easement - Corner of Century/Kemper
- Zoned OB - Office/ School/ Church/ Govt Bldg/ Medical-Amb Care/ Veterinary Care
- Asking Price: \$900,000 (\$117,816 per Acre)

| DEMOGRAPHICS | | |
|--------------|------------|----------------|
| STATS | POPULATION | AVG. HH INCOME |
| 1 MILE | 3,604 | \$91,721 |
| 3 MILES | 39,799 | \$89,436 |
| 5 MILES | 149,126 | \$109,209 |



David Metz
+1 513 322 6302
dmetz@bergman-group.com

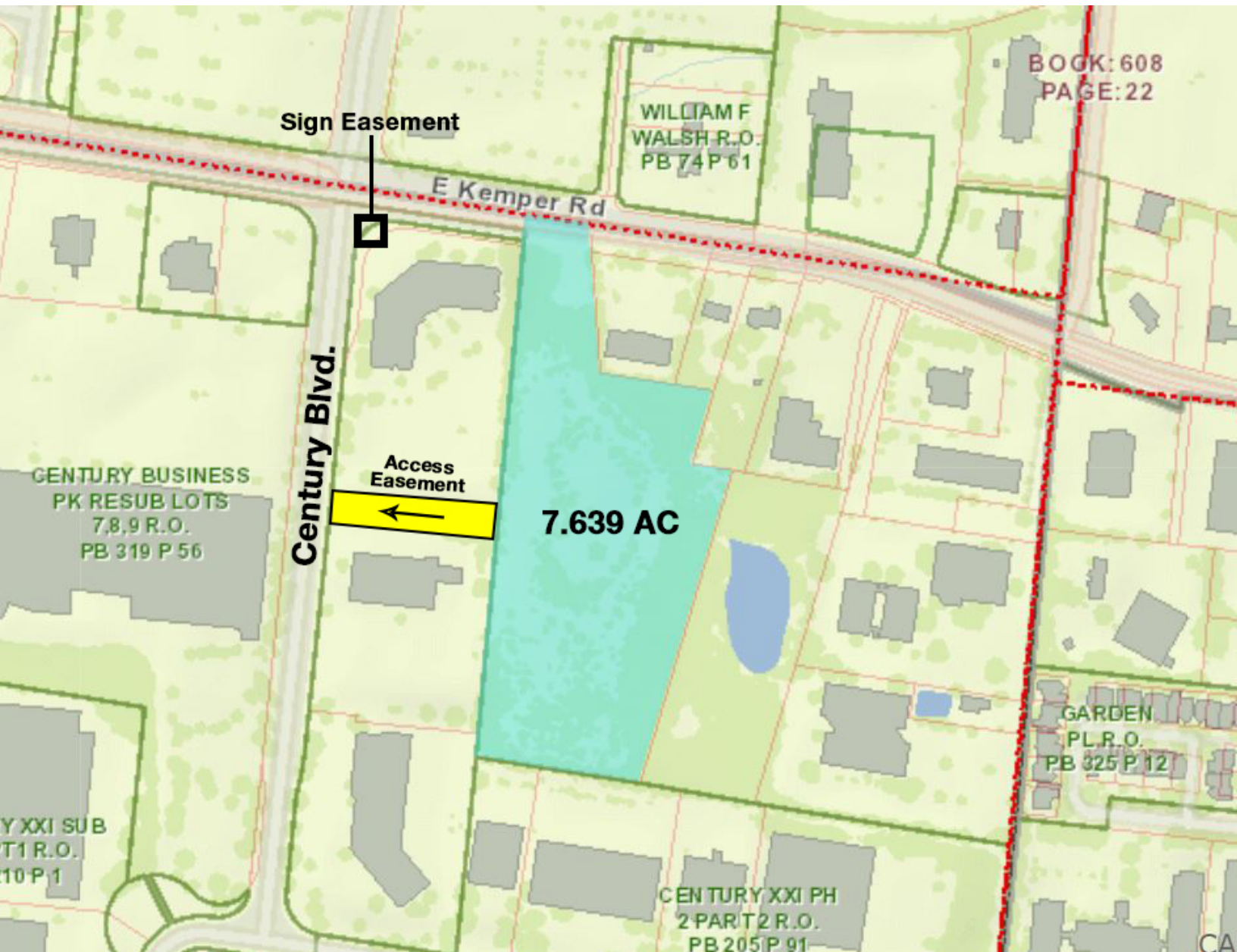
Cindy Metz
+1 513 322 6303
cmetz@bergman-group.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice And Of Any Special Listing Conditions Imposed By Our Principals. No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

4695 Lake Forest Drive
Cincinnati, OH 45242
bergmancommercial.com

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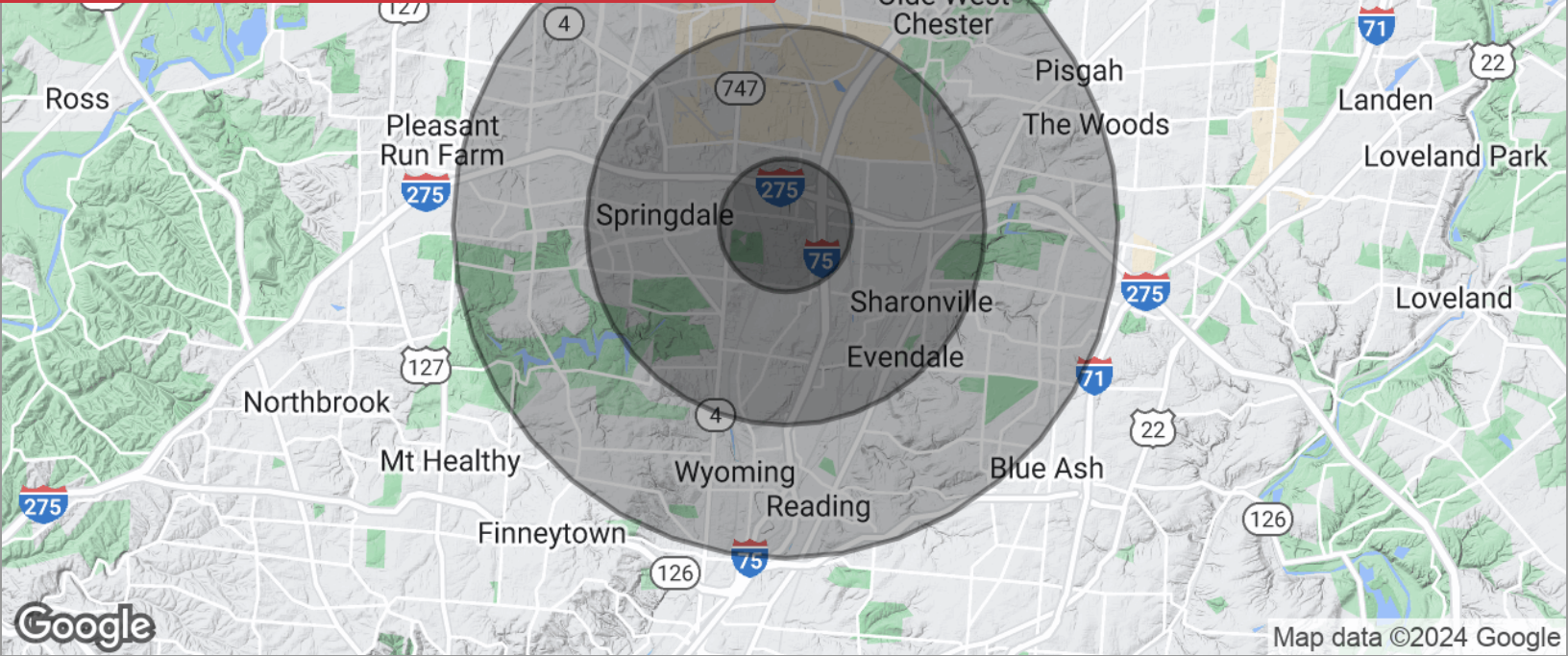
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NABergman

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POPULATION

| | 1 MILE | 3 MILES | 5 MILES |
|---------------------|--------|---------|---------|
| Total population | 3,604 | 39,799 | 149,126 |
| Median age | 40 | 40 | 41 |
| Median age (male) | 37 | 38 | 39 |
| Median age (Female) | 41 | 42 | 42 |

HOUSEHOLDS & INCOME

| | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total households | 1,373 | 16,311 | 60,440 |
| # of persons per HH | 2.6 | 2.4 | 2.5 |
| Average HH income | \$91,721 | \$89,436 | \$109,209 |
| Average house value | \$281,512 | \$234,896 | \$283,017 |

* Demographic data derived from 2020 ACS - US Census

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