

SpringdaleTown Center

- 2 former restaurant spaces available -

11530-11596 Springfield Pike, Cincinnati Ohio 45246



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Retail | For Lease

Property Highlights

- Just a ½ mile south of I-275 and a mile west of the Tri-County market
- Inline spaces available
- Easy access with 3 points of ingress/egress along with 2 traffic lights
- Great frontage along Springfield Pike (Rt 4)
- Strong traffic counts: 19,293 ADT along Springfield Pike (14,479 ADT – W Kemper Rd)
- Over 50,000 people within a 3-mile radius
- Quality mix of tenant including: medical, food, service providers and more

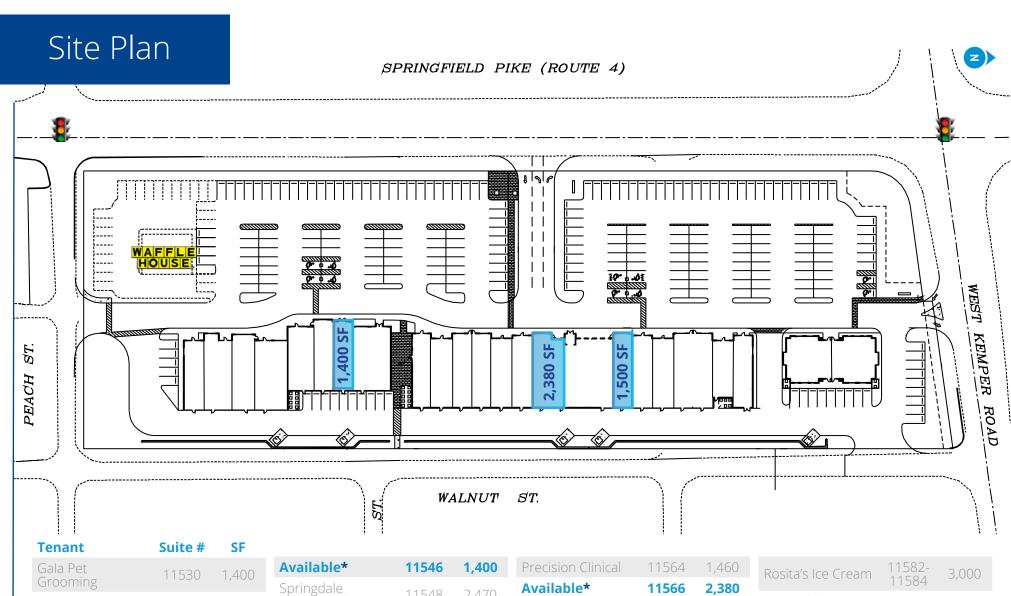
Demographics





Spaces range from

1,400-2,380_{SF}



| Gala Pet Grooming | 11530 | 1,400 |
|-------------------------|-------|-------|
| Nina's Florist | 11532 | 2,003 |
| The Kable Group | 11534 | 1,848 |
| Republic Fiance | 11536 | 2,224 |
| Tortillería Mexicana | 11542 | 1,625 |
| Luxurious Stylez | 11544 | 1,440 |

| Available* | 11546 | 1,400 |
|---------------------------------|-------|-------|
| Springdale Coin Laundry | 11548 | 2,470 |
| Miracle Ear | 11554 | 1,500 |
| Kumon Learning | 11556 | 1,400 |
| Center for Foot & Ankle Care | 11560 | 3,000 |
| Purity Nails & Spa | 11562 | 1,400 |

| Precision Clinical | 11564 | 1,460 |
|--------------------------|-------|-------|
| Available* | 11566 | 2,380 |
| OurHealth | 11568 | 3,395 |
| Available | 11576 | 1,500 |
| African Family Market | 11578 | 1,460 |
| Subway | 11580 | 1,400 |

| Rosita's Ice Cream | 11582- 11584 | 3,000 |
|------------------------------|-----------------|-------|
| Springdale lewelry & Coin | 11586 | 780 |
| AltSmoke | 11588 | 1,890 |
| ProScan Women's maging | 11594 | 2,048 |
| ProScan Imaging | 11596 | 2,048 |

*restaurant build outs



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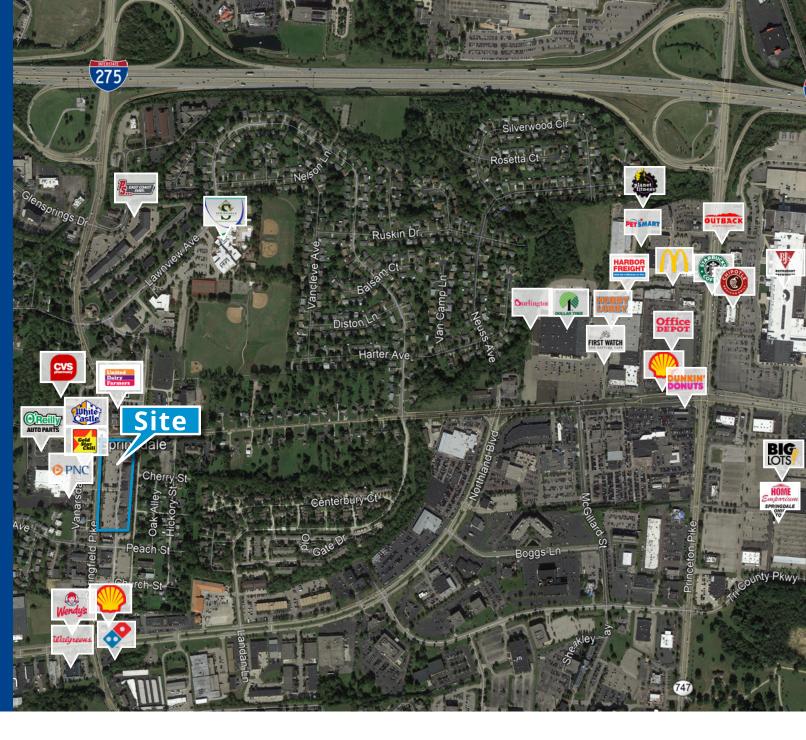
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