



6500-6516 Madison Road, Cincinnati, OH 45227

PROPERTY HIGHLIGHTS

- Prime Development Site in the Heart of Madisonville
- Directly Fronting Madison Rd. between Kenwood & Camargo Road
- .74 AC Site 3,229 SF House & 5,682 Flex Building
- Down the Street from Several New Developments including Medpace, The Jamieson, Madamore & The Red
- Close Proximity to Mariemont, Hyde Park, Norwood & Oakley
- Traffic Counts: 23,614 ADT Madison Road

DEMOGRAPHICS

Year 2024	One Mile	Three Mile	Five Mile
Estimated Population	13,291	66,470	183,303
Median Income	\$73,891	\$91,698	\$89,877
Average HH Income	\$119,251	\$138,688	\$131,244
Daytime Population	2,337	39,976	105,479



Joshua M. Rothstein
josh@onsiteretailgroup.com
513.268.4453

Zamaris "Z" M. Geleszinski
zamaris@onsiteretailgroup.com
513.924.5265

[CLICK HERE TO VIEW OUR OTHER LISTINGS!](#)

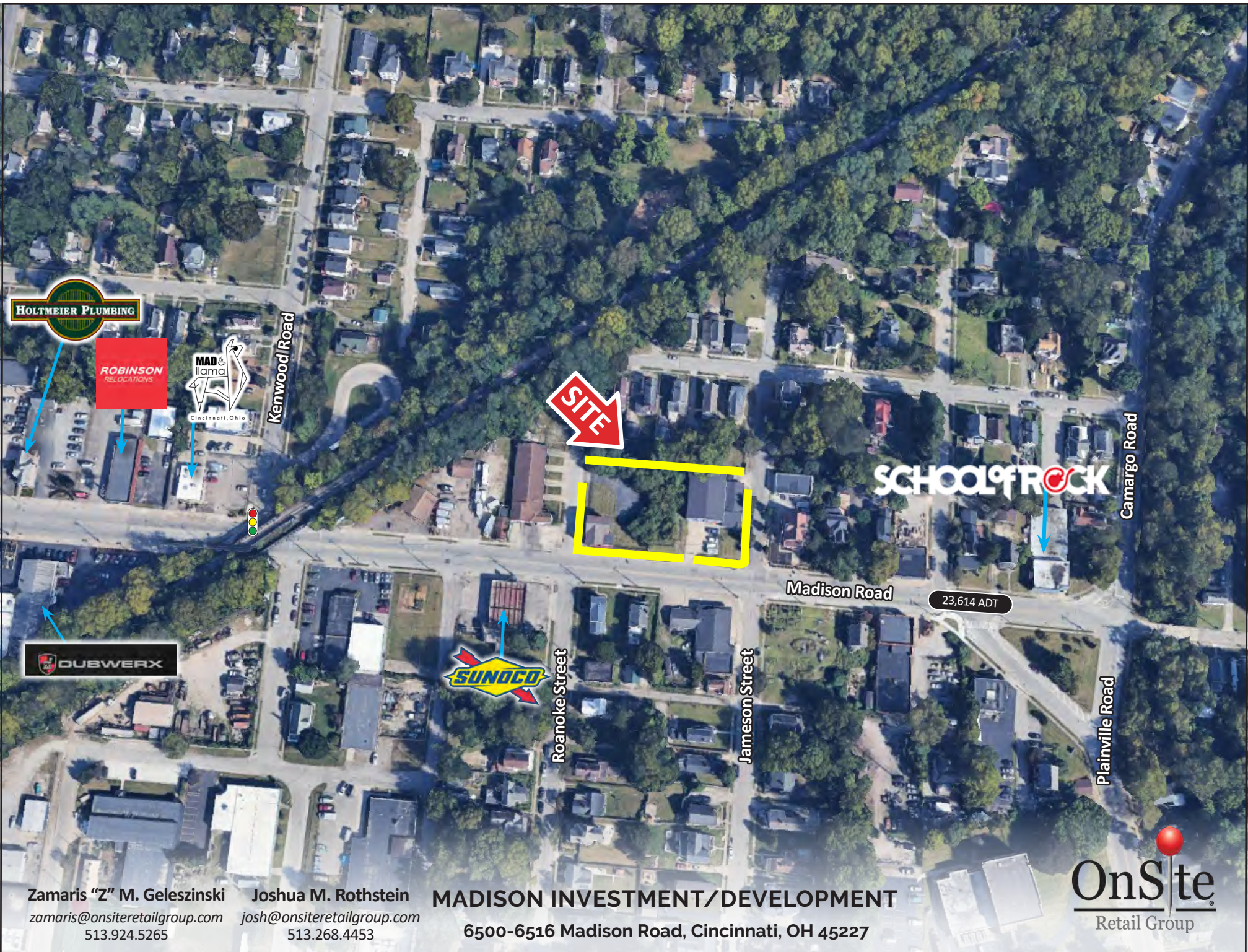


Zamaris "Z" M. Geleszinski
 zamaris@onsiteretailgroup.com
 513.924.5265

Joshua M. Rothstein
 josh@onsiteretailgroup.com
 513.268.4453

MADISONVILLE INVESTMENT/DEVELOPMENT
 6500-6516 Madison Road, Cincinnati, OH 45227

OnSite
 Retail Group



Zamaris "Z" M. Geleszinski
zamaris@onsiteretailgroup.com
513.924.5265

Joshua M. Rothstein
josh@onsiteretailgroup.com
513.268.4453

MADISON INVESTMENT/DEVELOPMENT
6500-6516 Madison Road, Cincinnati, OH 45227





Available
3,229 SF

Available
.74 AC

Available
5,682 SF

23,614 ADT

Zamaris "Z" M. Geleszinski Joshua M. Rothstein
zamaris@onsiteretailgroup.com josh@onsiteretailgroup.com
513.924.5265 513.268.4453

MADISONVILLE INVESTMENT/DEVELOPMENT
6500-6516 Madison Road, Cincinnati, OH 45227

OnSite
Retail Group

Summary Profile

2010-2020 Census, 2024 Estimates with 2029 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.1601/-84.384

6500 Madison Rd Cincinnati, OH 45227	1 mi radius	3 mi radius	5 mi radius
Population			
2024 Estimated Population	13,291	66,470	183,303
2029 Projected Population	14,065	66,553	183,083
2020 Census Population	12,924	68,053	185,958
2010 Census Population	12,291	63,442	177,614
Projected Annual Growth 2024 to 2029	1.2%	-	-
Historical Annual Growth 2010 to 2024	0.6%	0.3%	0.2%
2024 Median Age	38.1	38.3	38.0
Households			
2024 Estimated Households	6,158	31,216	82,823
2029 Projected Households	6,543	31,145	82,293
2020 Census Households	5,686	31,234	82,964
2010 Census Households	5,559	29,378	79,380
Projected Annual Growth 2024 to 2029	1.3%	-	-0.1%
Historical Annual Growth 2010 to 2024	0.8%	0.4%	0.3%
Race and Ethnicity			
2024 Estimated White	63.4%	71.8%	72.2%
2024 Estimated Black or African American	30.0%	20.4%	20.0%
2024 Estimated Asian or Pacific Islander	2.3%	2.9%	3.1%
2024 Estimated American Indian or Native Alaskan	-	0.1%	0.1%
2024 Estimated Other Races	4.3%	4.8%	4.7%
2024 Estimated Hispanic	2.6%	3.5%	3.3%
Income			
2024 Estimated Average Household Income	\$119,251	\$138,688	\$131,244
2024 Estimated Median Household Income	\$73,891	\$91,598	\$89,877
2024 Estimated Per Capita Income	\$55,490	\$65,330	\$59,525
Education (Age 25+)			
2024 Estimated Elementary (Grade Level 0 to 8)	1.8%	1.6%	2.0%
2024 Estimated Some High School (Grade Level 9 to 11)	5.3%	4.0%	4.3%
2024 Estimated High School Graduate	23.2%	19.9%	22.4%
2024 Estimated Some College	17.3%	15.0%	15.0%
2024 Estimated Associates Degree Only	7.8%	7.1%	7.3%
2024 Estimated Bachelors Degree Only	26.8%	29.0%	27.9%
2024 Estimated Graduate Degree	17.8%	23.4%	21.2%
Business			
2024 Estimated Total Businesses	308	3,235	8,390
2024 Estimated Total Employees	2,337	39,976	105,479
2024 Estimated Employee Population per Business	7.6	12.4	12.6
2024 Estimated Residential Population per Business	43.2	20.5	21.8

©2024, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 5/2024, TIGER Geography - RS1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.