

# CONFIDENTIAL



## Available

4615 Factory Colony Lane, Cincinnati, OH 45209

Located in the heart of Hyde Park and Oakley sub markets, this open and operating restaurant has abundant parking.

- For sale or lease
- Located off of I-71
- Free-standing building on 1.29 AC
- 6,000 SF available retail space
- Former restaurant space



### Contacts

Giorgio A. Karras  
Vice President  
+1 513 719 3720  
[giorgio.karras@jll.com](mailto:giorgio.karras@jll.com)

Kevin Thobe  
Vice President  
+1 513 252 2189  
[kevin.thobe@jll.com](mailto:kevin.thobe@jll.com)

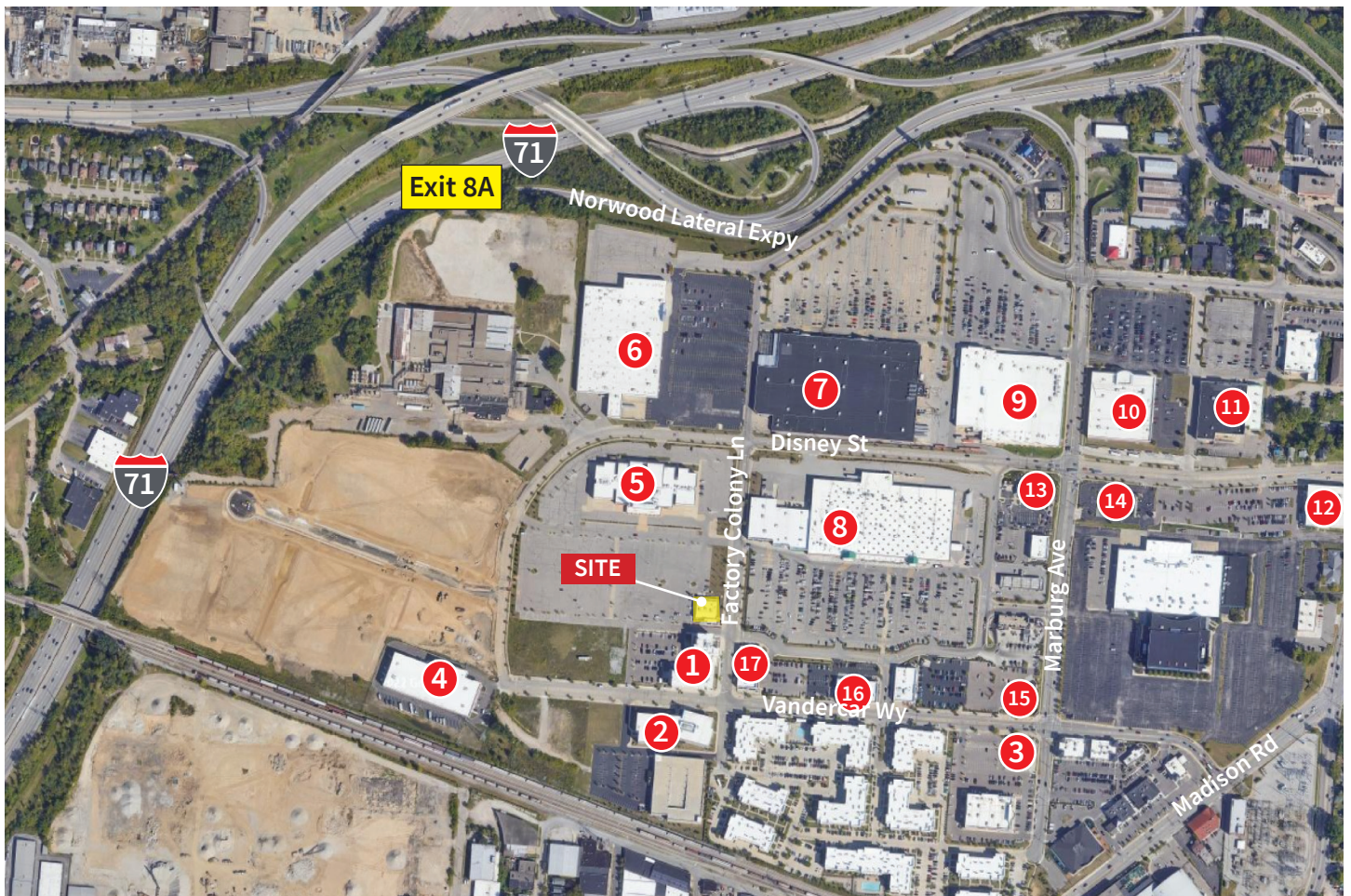




# 4615 Factory Colony Lane

6,000 SF | Cincinnati, OH

## Trade Area Overview



### LEGEND

- |                                 |                          |
|---------------------------------|--------------------------|
| 1 Homewood Suites by Hilton     | 10 Esporta Fitness       |
| 2 Anthem Blue Cross Blue Shield | 11 Urban Air Trampoline  |
| 3 Planet Fitness                | 12 Crunch Fitness Oakley |
| 4 Public Storage                | 13 Chick-Fil-A           |
| 5 Cinemark Oakley               | 14 Raising Cane's        |
| 6 At Home                       | 15 Olive Garden          |
| 7 Meijer                        | 16 Nektar Juice Bar      |
| 8 Krogers                       | 17 Mi Cozumel            |
| 9 Target                        |                          |

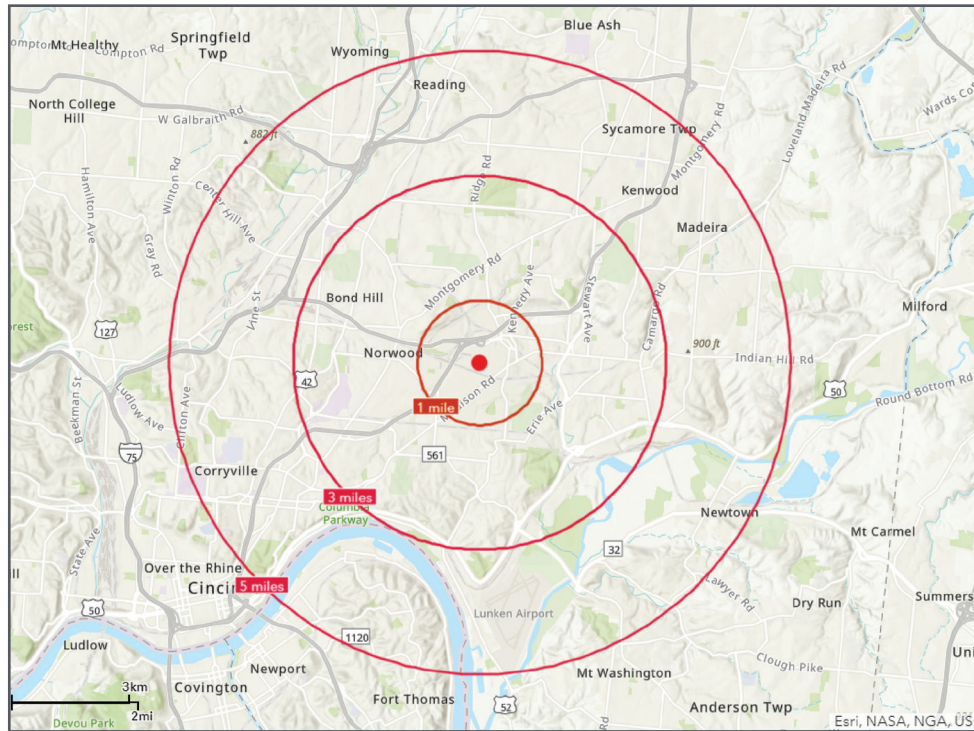
### DISCLAIMER

Although information has been obtained from sources deemed reliable, Owner, Jones Lang LaSalle, and/or their representatives, brokers or agents make no guarantees as to the accuracy of the information contained herein, and offer the Property without express or implied warranties of any kind. The Property may be withdrawn without notice. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2022. Jones Lang LaSalle. All rights reserved.

# 4615 Factory Colony Lane

4,344 SF | Cincinnati, OH

## Retail Demographics



**Total  
Population**



**Total  
Households**



**Median  
Age**



**Average HH  
Income**



**Total Daytime  
Employees**

**1 mile** radius

12,913

7,443

36.2

\$103,572

17,504

**3 mile** radius

100,839

46,021

39.2

\$104,202

95,689

**5 mile** radius

137,975

59,809

38.5

\$93,624

166,824

**DISCLAIMER**

Although information has been obtained from sources deemed reliable, Owner, Jones Lang LaSalle, and/or their representatives, brokers or agents make no guarantees as to the accuracy of the information contained herein, and offer the Property without express or implied warranties of any kind. The Property may be withdrawn without notice. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2022. Jones Lang LaSalle. All rights reserved.