

FOR LEASE

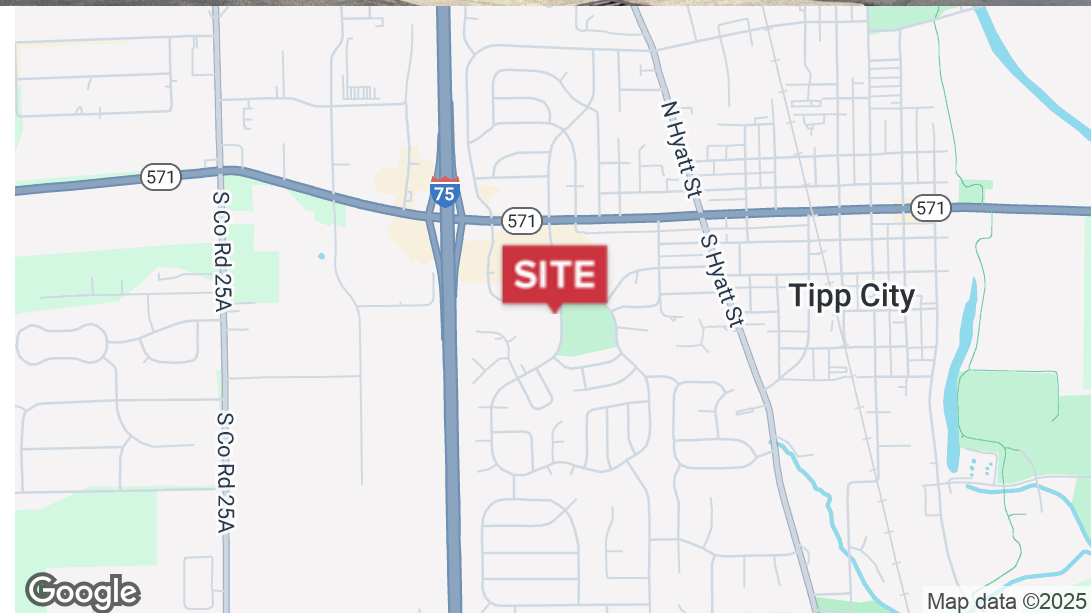
115 S Tippecanoe Tipp City, OH 45371-2754



NAIBergman

Office | 7,204 SF

- 1612 SF office for lease
- \$15.50/SF MG
- Just 0.3 miles from I75
- Multi tenant building
- Monument signage available
- Across from the City & Police building



✉ **Scott Kaster**
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scott@bergman-group.com

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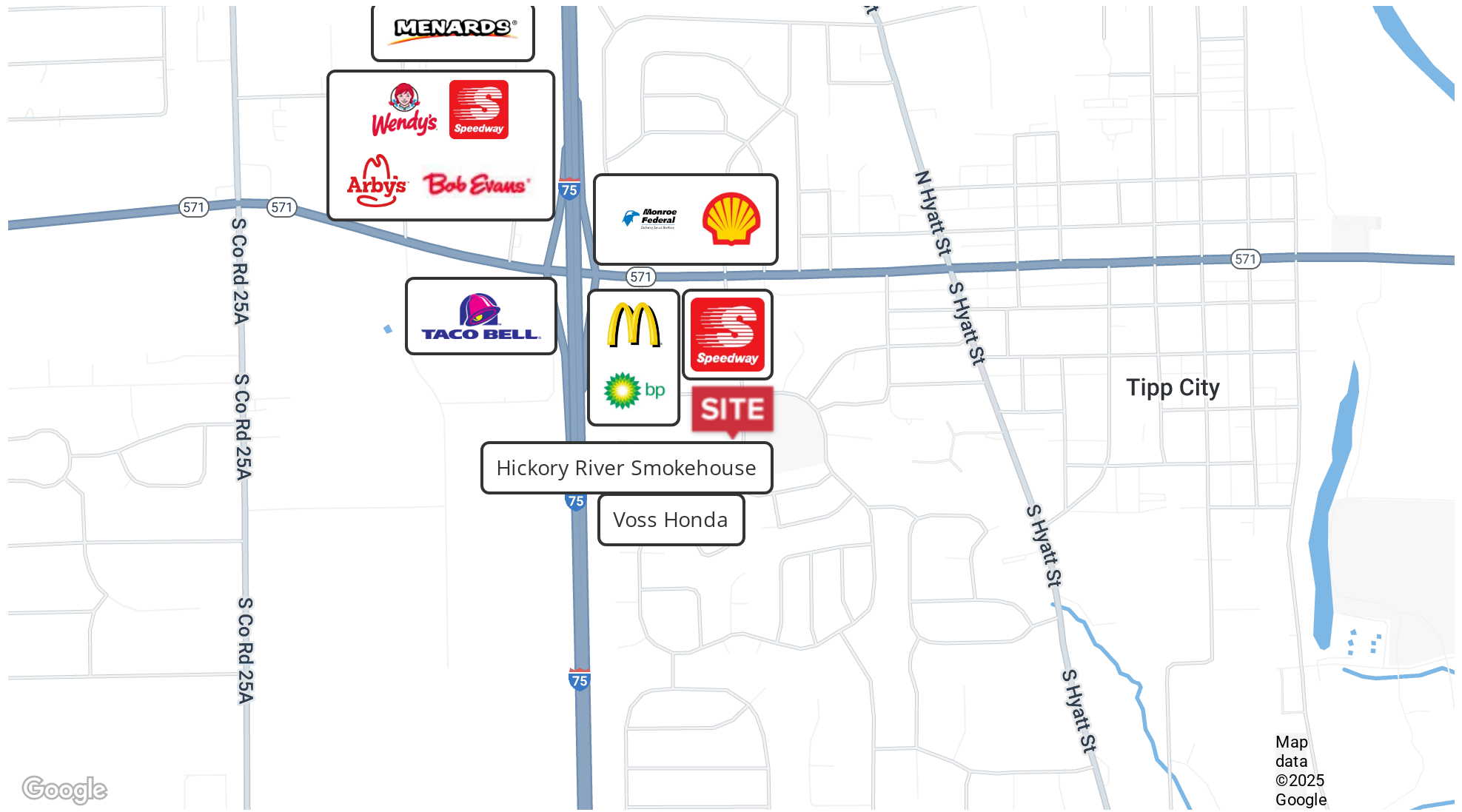
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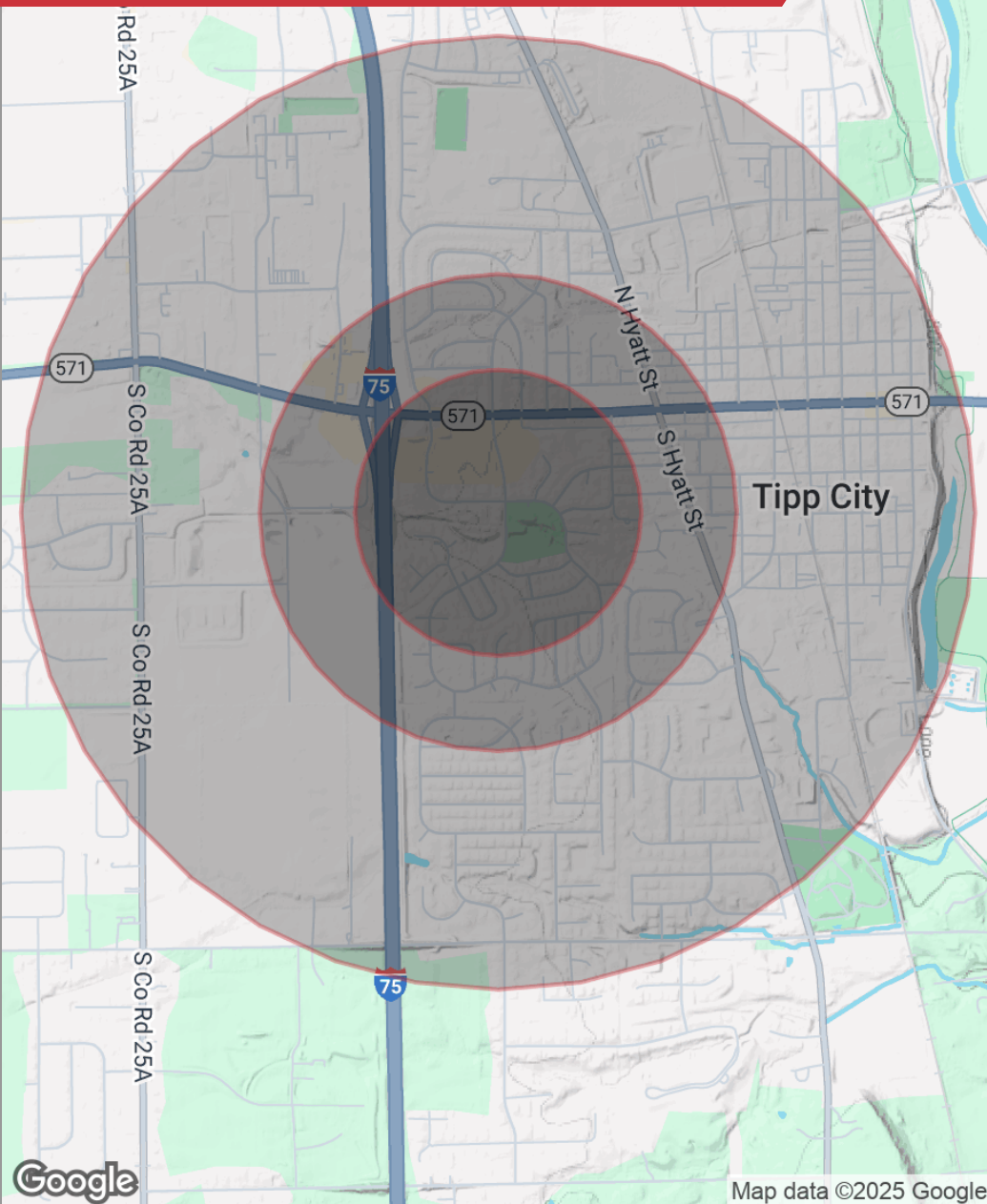
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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total population	534	2,988	6,948
Median age	44	42	42
Median age (male)	41	40	40
Median age (Female)	47	45	44

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total households	234	1,317	2,996
# of persons per HH	2.3	2.3	2.3
Average HH income	\$98,014	\$89,885	\$94,778
Average house value	\$312,591	\$279,617	\$284,561

* Demographic data derived from 2020 ACS - US Census

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