



# Northlake Commons

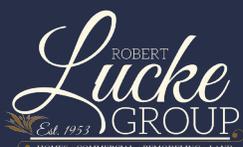
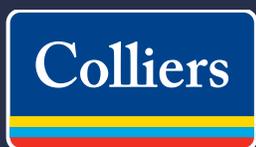
7939 E Kemper Rd | Cincinnati, OH 45249

## Build to Suit or Ground Lease

### Contact:

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## Property Highlights

- Corner Retail outlet—build-to-suit or ground lease
- Drive-thru available
- Zero-personal earnings tax area
- Frontage on E Kemper Road
- Across the street from Kids First expanded complex
- Part of a new office development

# Site Plan



Kids First

March First Brewing





## Traffic Counts (VPD):



E Kemper Rd (2024): 15,213  
 Montgomery Rd (2024): 26,946

## Distance to:



I-275: 5 minutes  
 I-71: 6 minutes  
 I-75: 10 minutes  
 Montgomery: 10 minutes  
 Blue Ash: 10 minutes  
 Downtown: 24 minutes  
 CVG Airport: 37 minutes

## Demographics (3 Mile Radius):



Total Population (2024): 54,693  
 Projected Population (2029): 55,589



# of Households (2024): 21,181  
 Projected # of Households (2029): 21,503



Average household income (2024): \$160,766



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