

FOR SALE OR LEASE

12185 SPRINGFIELD PIKE

SPRINGDALE, OH 45246



**PRICE
REDUCED!**



6,800 & 10,000 SF on 3 ACRES / RESTAURANT SPACE

cushmanwakefield.com

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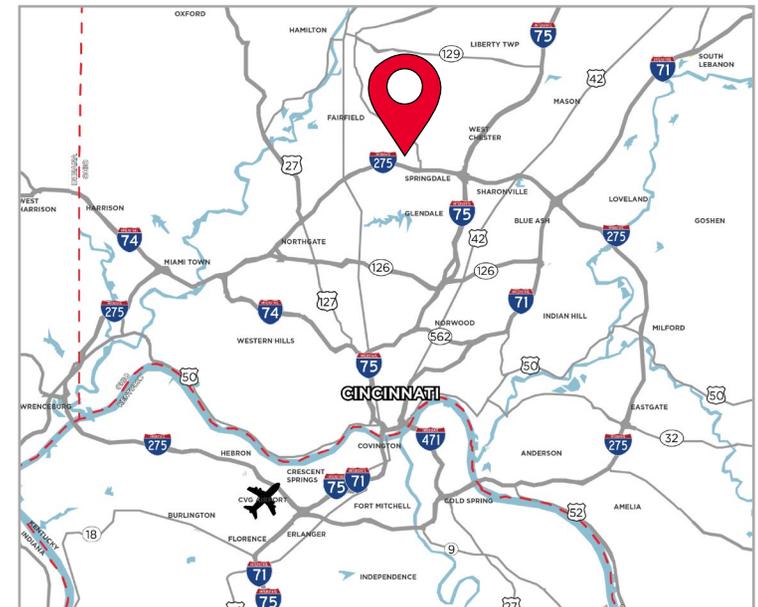
PROPERTY HIGHLIGHTS

- **SPACE 1: 6,800 SF (Former Hooters) - \$20.00/SF NNN**
 - » Fully Equipped Restaurant with Outdoor Patio
- **SPACE 2: 10,000 SF Restaurant - \$13.00/SF NNN**
 - » Fully Equipped Restaurant with Outdoor Deck
- **Sale Price: \$2,599,000**
- Property sits on 3 Acres of land
- Over 100 parking spaces
- High daytime population with over 164,000 people in 5 miles
- Located at the intersection of Route 4 & W Crescentville Rd with over 40,000 VPD
- Signalized access from Springfield Pike and Ray Norrish Road



NEIGHBORHOOD DEMOGRAPHICS

	 POPULATION	 AVG. HH INCOME	 DAYTIME POP.
1 Mile	8,307	\$82,690	9,458
3 Mile	55,876	\$92,929	73,178
5 Mile	145,662	\$109,966	164,024

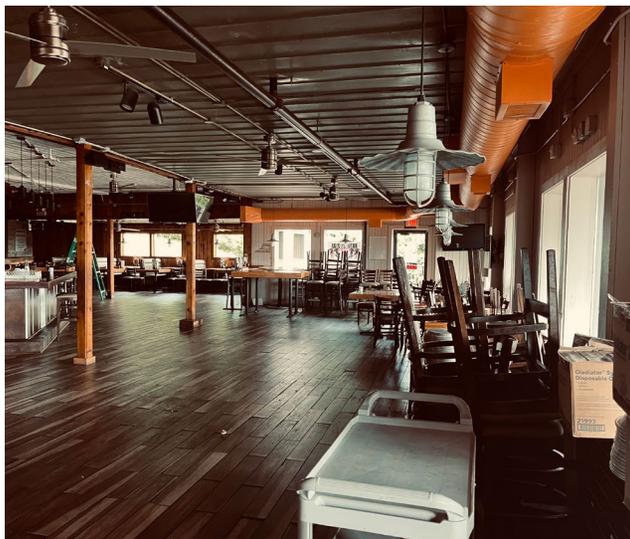


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6,800 SF RESTAURANT PHOTOS

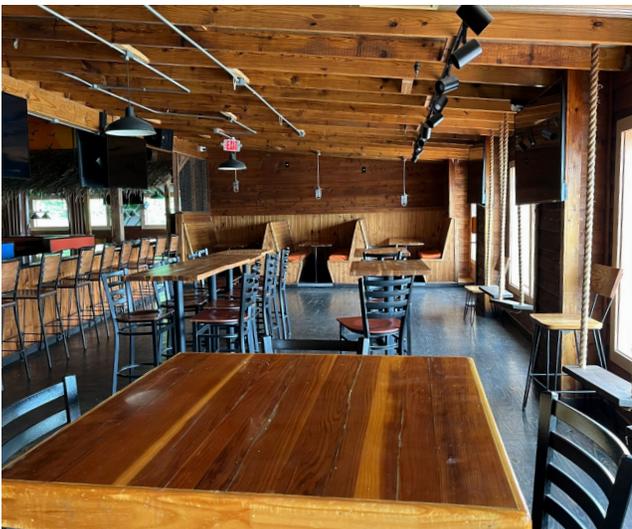


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10,000 SF RESTAURANT PHOTOS



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SITE AERIAL



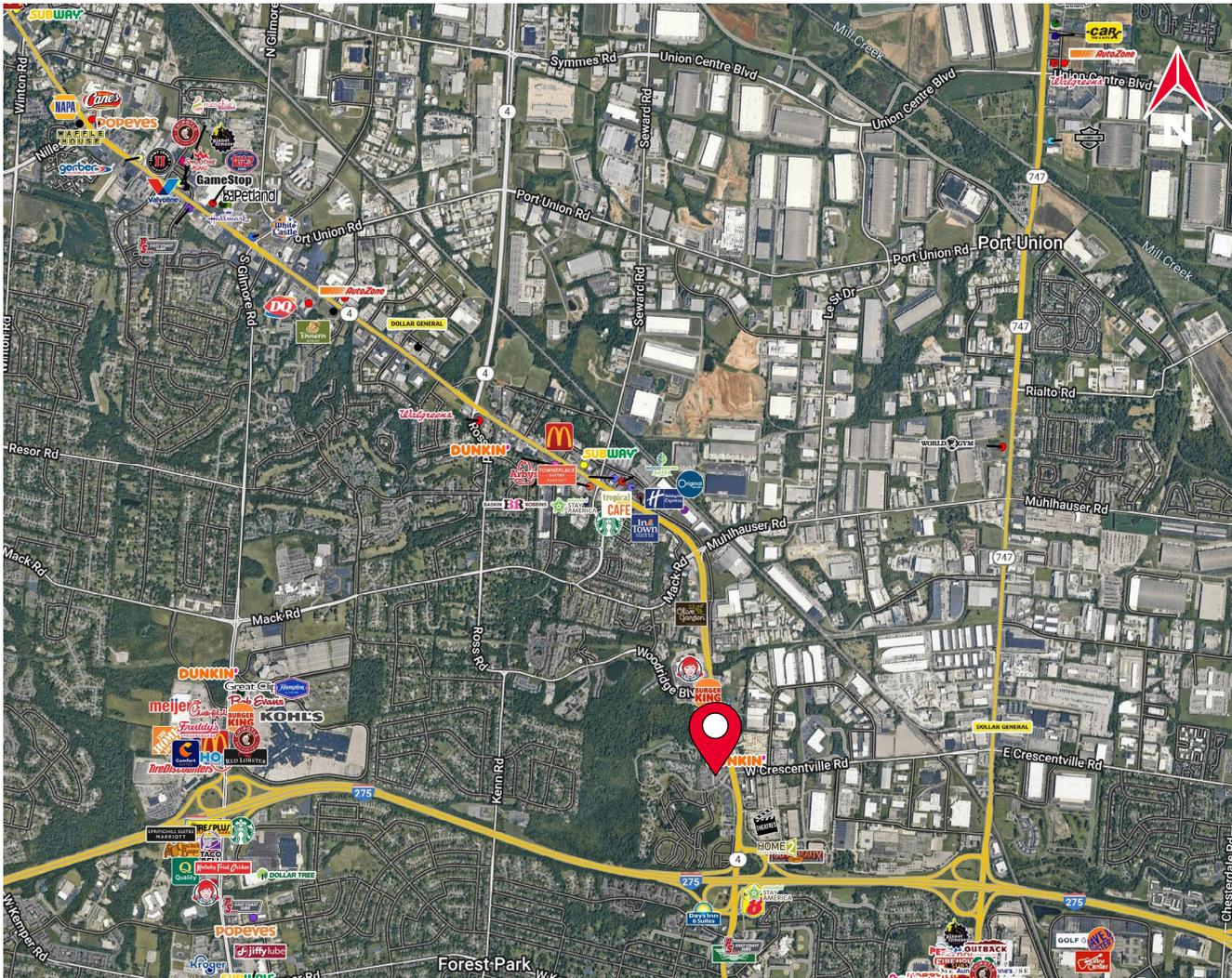
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SUBMARKET AERIAL



For More Information, please contact:

ROB MURPHY
+1 513 763 3033
rob.p.murphy@cushwake.com

CLARE HOLTMEIER
+1 513 322 0776
clare.holtmeier@cushwake.com

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