

TRI-COUNTY CROSSING
 865-895 EAST KEMPER ROAD
 CINCINNATI, OH 45246



FOR LEASE
23,812 SF

HIGHLIGHTS

- 146,667 SF retail center anchored by Best Buy Outlet, K&G Fashion and Auto Zone
- 23,812 SF space available
- Great visibility and access to East Kemper Road
- Newly painted facade for the center is in process, updated landscaping and parking lot lighting
- Retailers in the area include Target, Sam's Club, Lowe's, Aldi, TJMaxx, Ross Dress for Less, Burlington and more
- Restaurants in the area include Chick-Fil-A, Raising Cane's, Five Guys, Chili's, Panda Express, Culver's, McDonald's and Outback Steakhouse



TRAFFIC COUNTS

- 19,710 VPD on East Kemper Road
- 131,115 VPD on I-275

DEMOGRAPHICS

2024 Estimates	1 miles	3 miles	5 miles
Population	3,632	40,315	140,120
Households	1,362	16,777	57,847
Average HH Income	\$90,179	\$90,747	\$116,526
Daytime Employees	11,525	69,519	145,760

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A MEMBER OF
CHAINLINKS
 RETAIL ADVISORS

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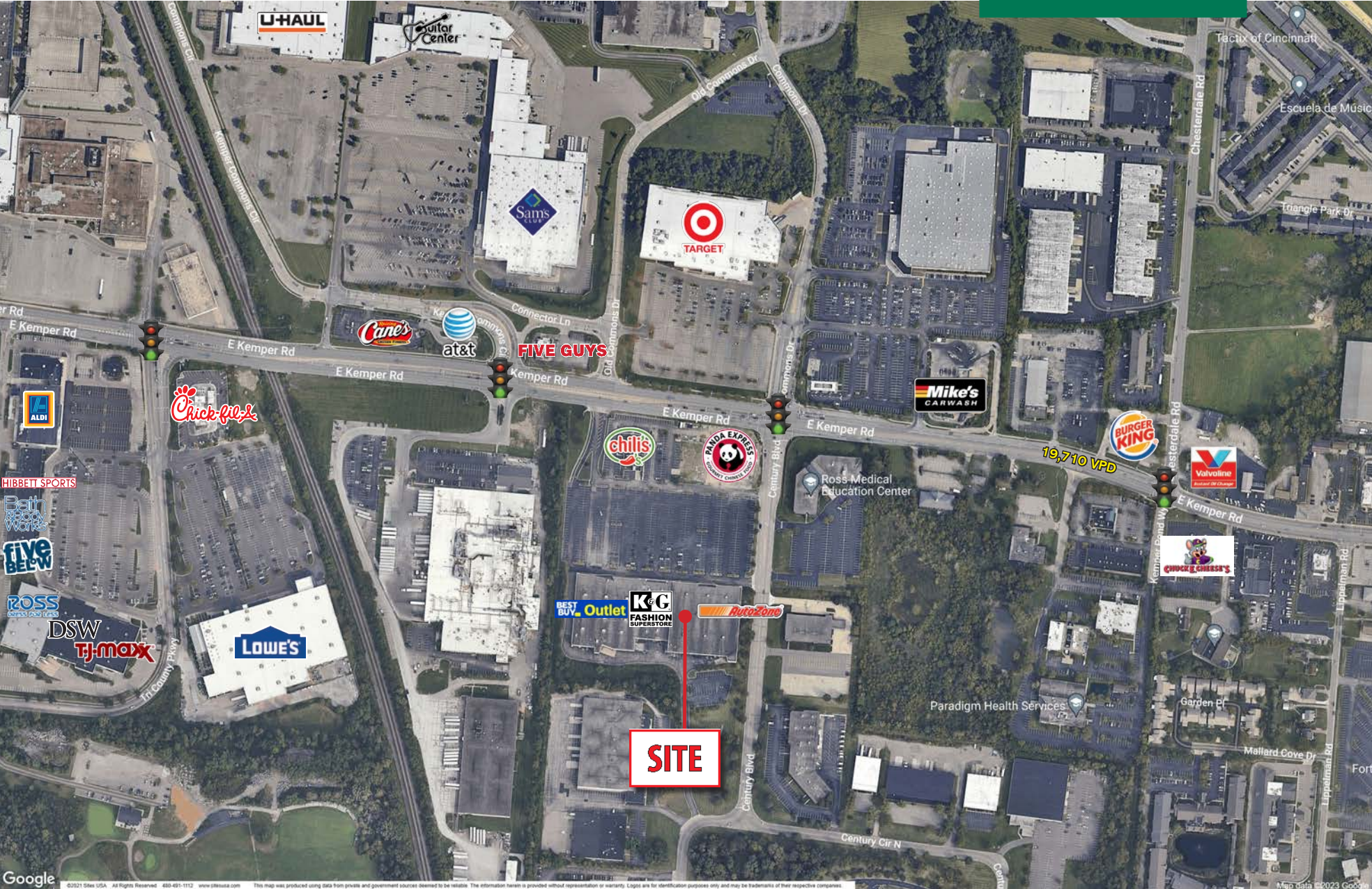
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FACADE RENOVATION COMPLETED - SUMMER 2024

