

RETAIL PROPERTY FOR LEASE

HARRISON COMMONS

10933 NEW HAVEN RD, HARRISON, OH 45030



OFFERING SUMMARY

Lease Rate:	\$25 - 30 SF/yr (NNN)
Building Size:	48,546 SF
Available SF:	1,000 - 11,700 SF
Lot Size:	7.87 Acres
Number of Units:	9
Year Built:	1977
Renovated:	2026
Zoning:	B

PROPERTY OVERVIEW

NNN, Term Negotiable

PROPERTY HIGHLIGHTS

- Complete redevelopment
- Flexible unit floor plans
- Convenient highway access
- Prominent visibility
- Ample parking space
- High traffic area
- Attractive storefront
- Two anchor tenants already committed

ERIC FEGAN, CCIM, MAI, CPM

859.512.2969

eric@copperwoodrg.com

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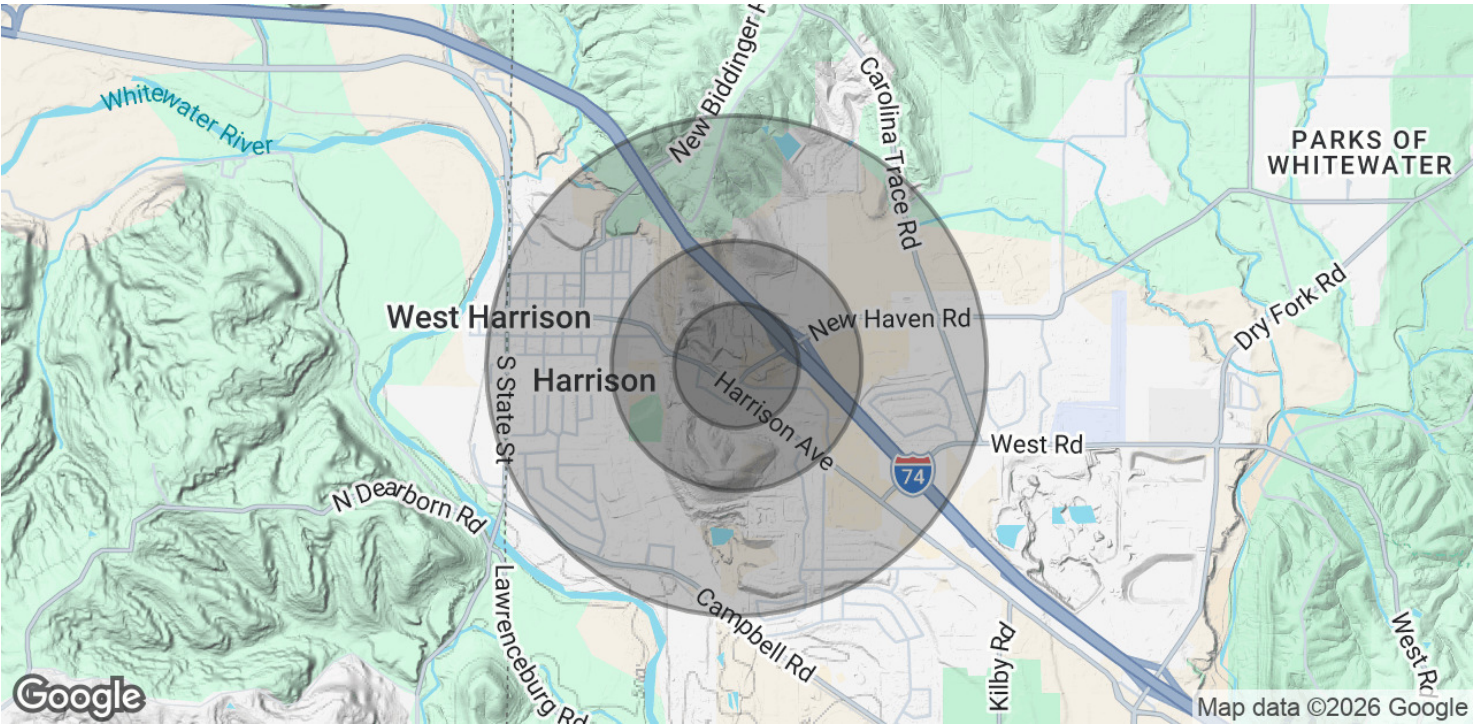
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	396	1,628	6,901
Average Age	46.0	41.9	38.8
Average Age (Male)	40.3	39.2	34.5
Average Age (Female)	52.4	47.3	42.6

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	224	808	2,975
# of Persons per HH	1.8	2.0	2.3
Average HH Income	\$65,882	\$72,814	\$80,880
Average House Value	\$183,731	\$186,818	\$189,554

2023 American Community Survey (ACS)

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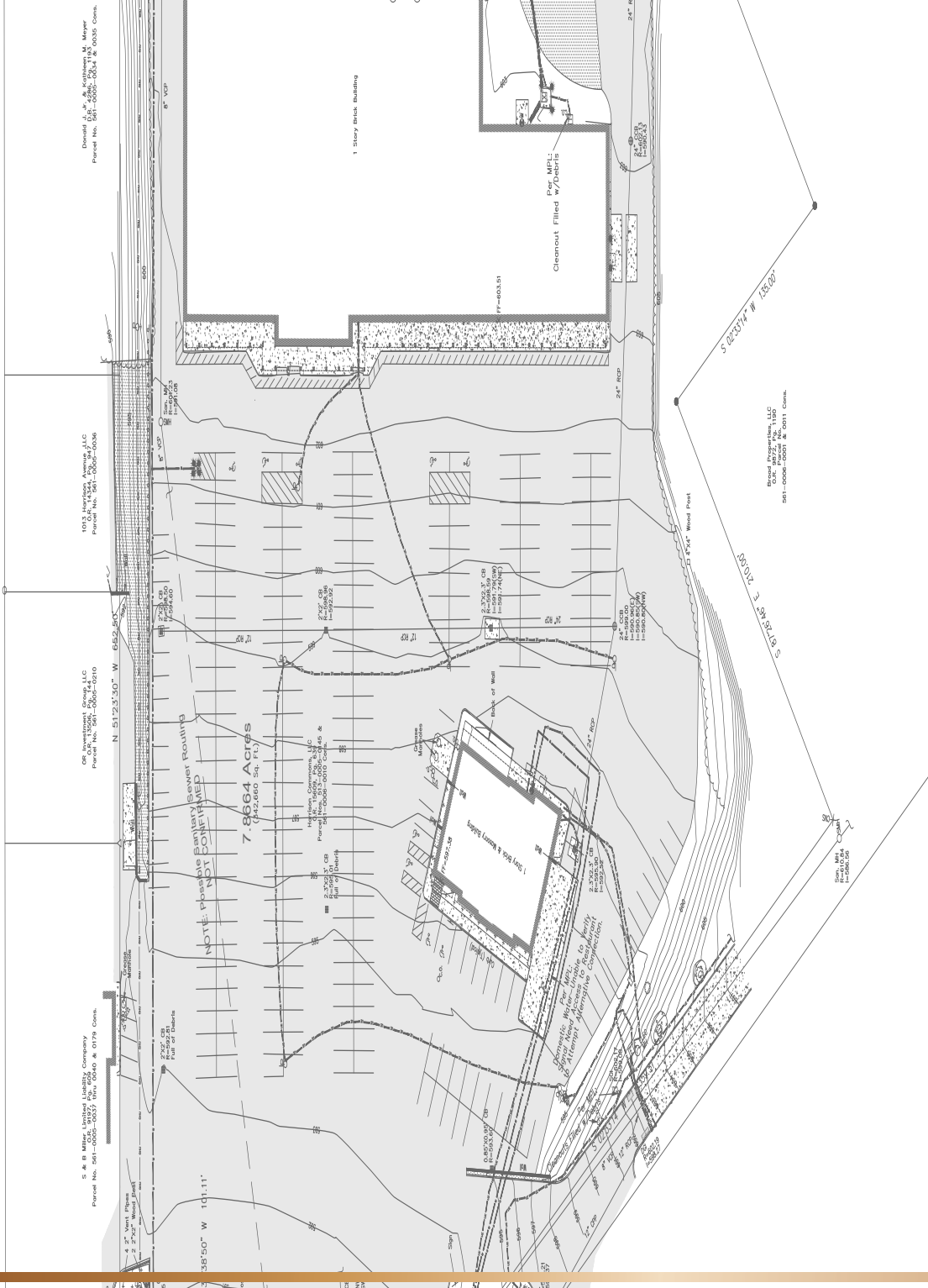
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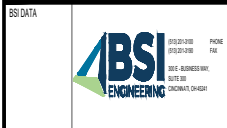
RETAIL PROPERTY FOR LEASE

HARRISON COMMONS

10933 NEW HAVEN RD, HARRISON, OH 45030



REVISIONS	NO.	DESCRIPTION	PROJECT NO.	DATE	BY
	0	ISSUED FOR CONSTRUCTION		07/01/16	BSI



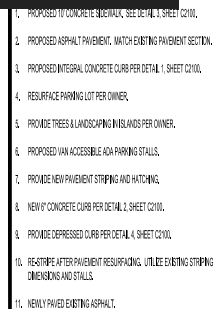
DRAWN: BSI
PROJECT: HARRISON COMMONS
DATE: 7-1-16

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HARRISON COMMONS



 CONCRETE PAVEMENT
 ASPHALT PAVEMENT
 PROPOSED TREE

PROPOSED PARKING COUNT :
253 STALLS

HANDICAP PARKING:
2 - VAN ACCESSIBLE ADA STALLS
5 - STANDARD ADA STALLS

[illegible]

APPROVAL STAMP



RSI DATA



CLIENT DATA



DRAWN:



100

HARRISON COMMONS



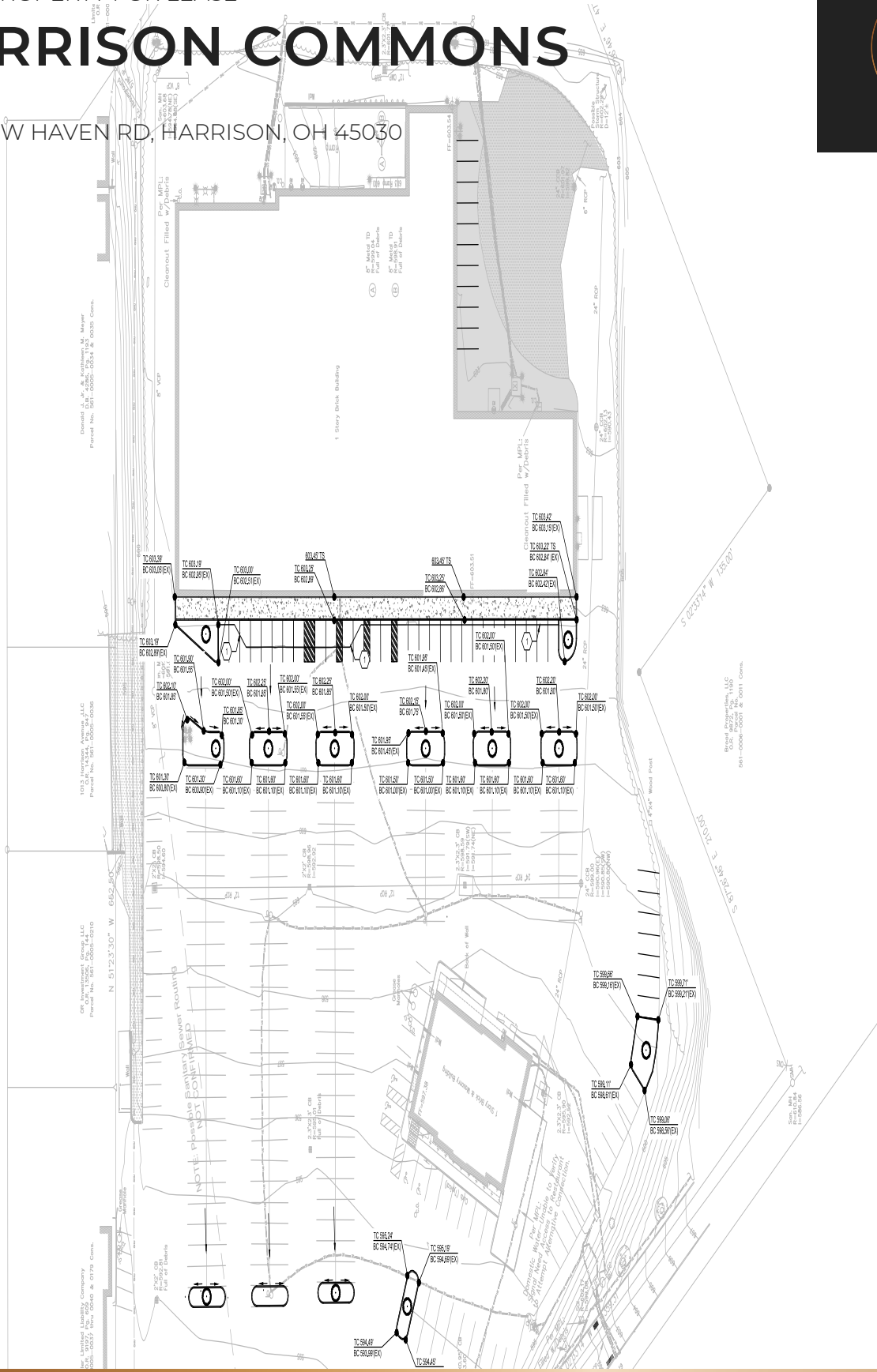
STONEFRONT RENOVATION

eric@copperwoodrg.com

RETAIL PROPERTY FOR LEASE

HARRISON COMMONS

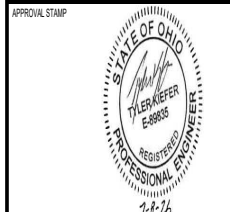
10933 NEW HAVEN RD, HARRISON, OH 45030



LEGEND:

- TS TOP OF SIDEWALK
- TC TOP OF CURB
- BC BOTTOM OF CURB
- XXX.X SPOT ELEVATION
- FLOW ARROW

REVISIONS	NO.	DESCRIPTION/PROJECT NO.	DATE	BY
0	ISSUED FOR CONSTRUCTION		07/08/20	BSI



BSI DATA

PHONE: 513.231.2100
FAX: 513.231.2101
10101 BIRCHWOOD DRIVE
SUITE 100
OVERLAND PARK, KS 66210

CLIENT DATA

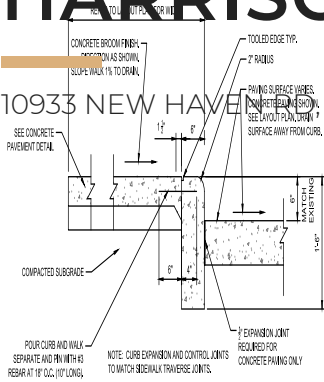
DRAWN: HARRISON COMMONS
BY: BSI

ERIC FEGAN, CCIM, MAI, CPM
859.512.2969
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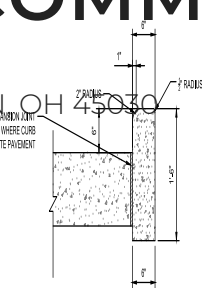
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HARRISON COMMONS

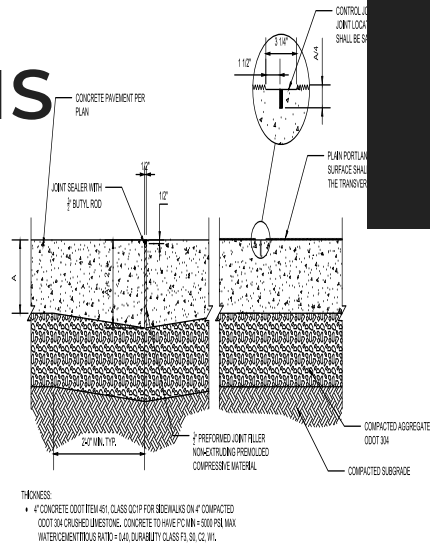
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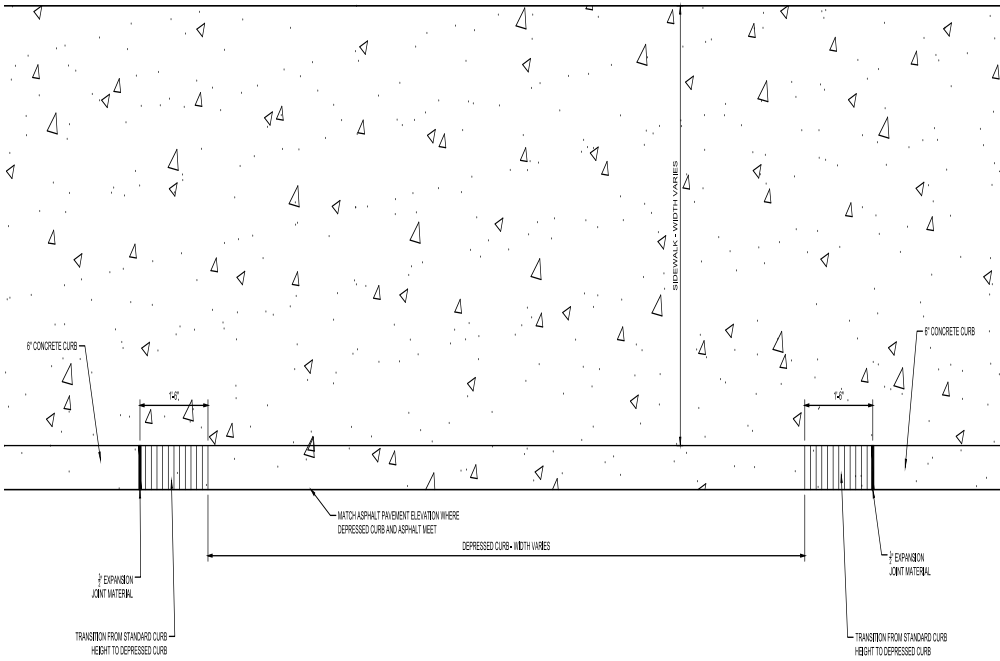
1 INTEGRAL CURBING/SIDEWALK DETAIL
C1000 SCALE: NTS



2 CONCRETE CURB DETAIL
C1000 SCALE: NTS



3 CONCRETE PAVEMENT DETAIL
C1000 SCALE: NTS



4 DEPRESSED CURB DETAIL
C1000 SCALE



REVISIONS	NO.	DESCRIPTION/PROJECT NO.	DATE	BY
	0	ISSUED FOR CONSTRUCTION	07/08/20	BSJ



BSI DATA

BSI ENGINEERING

10302 N. 10th St. | Phone: 414-241-1000
PO Box 2410 | Fax: 414-241-1001
Suite 200 | 53001 N. 10th St.
Milwaukee, WI 53218 | www.bsi-engineering.com

CLIENT DATA

AMERICAN HOME TECH

DRAWN: BSJ
PROJECT: HARRISON COMMONS
DATE: 07/08/20

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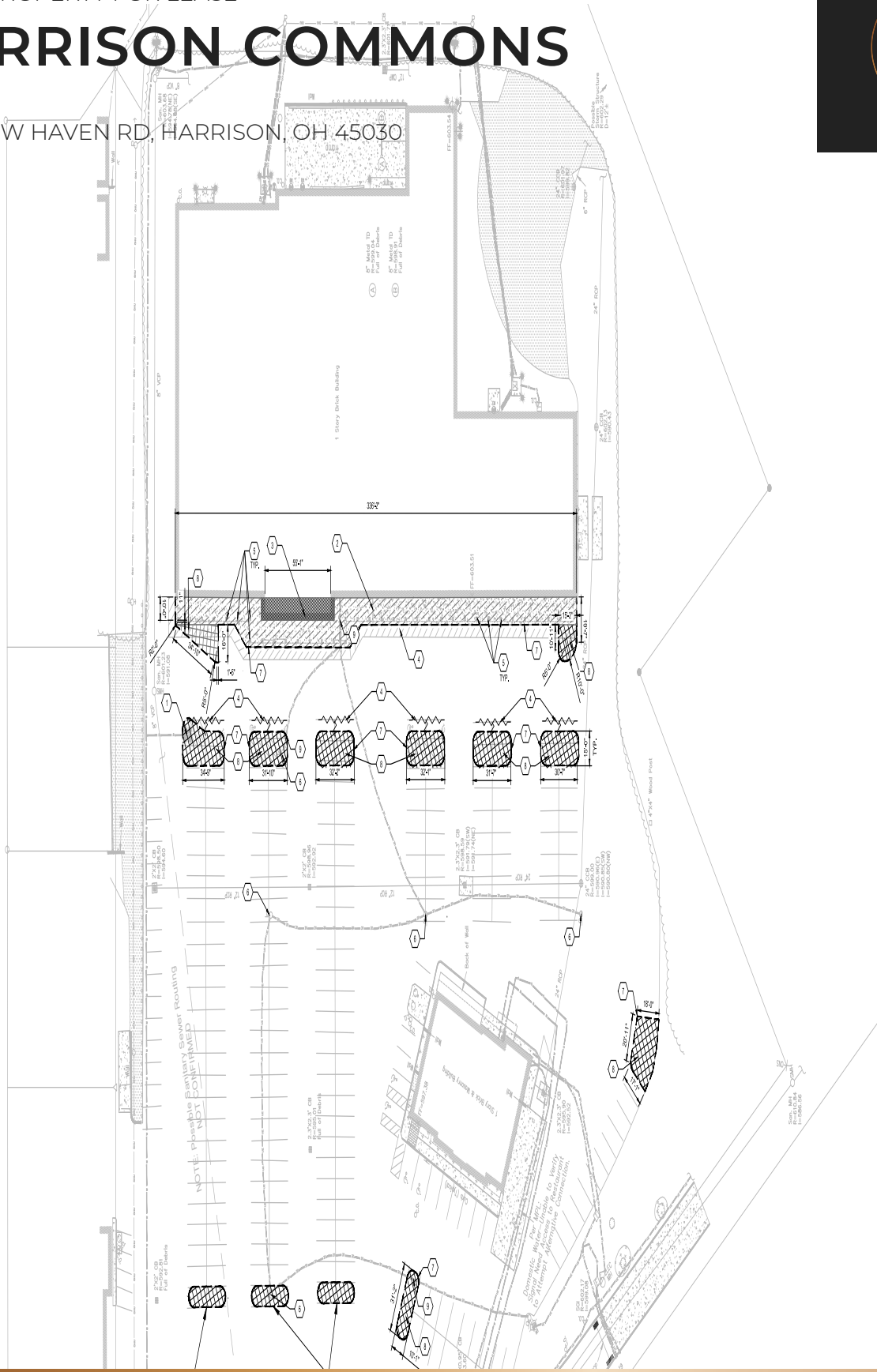
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1. DEMO EXISTING BUILDING WALLS.
2. DEMO EXISTING PAVEMENT MARKINGS.
3. DEMO EXISTING COLUMNS.
4. PROTECT EXISTING LIGHT POLE.
5. SAWCUT EXISTING PAVEMENT.
6. DEMO EXISTING ASPHALT PAVEMENT.
7. PROTECT EXISTING ELECTRIC.

DEMO LEGEND:

- CONCRETE DEMO
- ASPHALT DEMO
- BUILDING DEMO
- PAVEMENT SAWCUT

REVISIONS	NO.	DESCRIPTION	PROJECT NO.	DATE	BY
	0	ISSUED FOR CONSTRUCTION		07/28/20	BSI



BSI DATA

ABS ENGINEERING

10301 N. RIVER RD.
SUITE 100
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PH: 513.291.2969
FAX: 513.291.2969
WWW.ABS-ENGINEERING.COM

CLIENT DATA

AMERICAN HOME TECH

DRAWN: BSI
PROJECT: HARRISON COMMONS
SHEET: 01 OF 01

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