

AVAILABLE FOR LEASE

PROPERTY HIGHLIGHTS

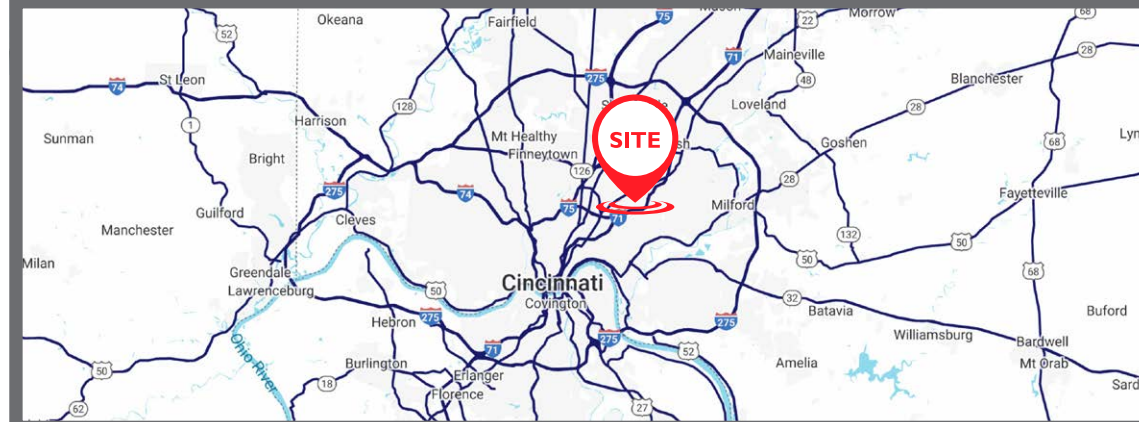
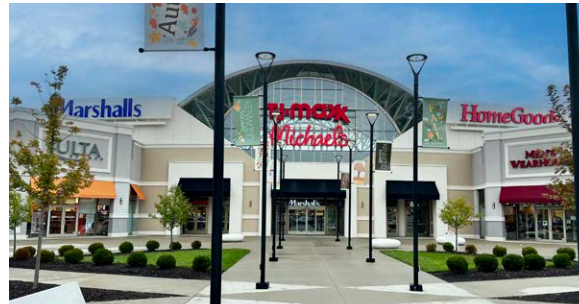
- **2,394 SF, 5,000 SF and 15,000 SF available for lease**
- 460,893 SF retail center located in the Kenwood retail corridor across from the Kenwood Towne Center, one of Ohio's top performing malls
- Excellent visibility from I-71, access from both Montgomery Road and Kenwood Road
- Tenants include Dick's Sporting Goods, The Fresh Market, Marshall's, HomeGoods, TJ Maxx, Macy's Furniture Gallery, Ulta, Michael's, Sleep Number, Staples and Big Sandy
- Retailers in the area include Nordstrom, Dillard's, Macy's, Crate & Barrel, The Container Store, Whole Foods, Apple, Tiffany's, Louis Vuitton and many others

TRAFFIC COUNTS

- 24,091 (24) VPD: Montgomery Rd
- 135,164 (25) VPD: I-71

2025 EST. DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	9,997	68,291	172,304
HOUSEHOLDS	4,369	29,382	76,718
AVG HH INCOME	\$133,222	\$146,781	\$136,467
EMPLOYEES	16,623	45,711	128,574



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SITE PLAN



SUITE	TENANT	SF
100	Macy's Furniture Gallery	69,491 SF
205	Staples (Available Soon)	15,000 SF
210	Big Sandy Superstore	46,000 SF
215	Michaels	27,741 SF
230	Men's Warehouse	7,424 SF
235	Lenscrafters	4,000 SF
240	Potbelly	2,215 SF
245	BIBIBOP Asian Grill	2,200 SF
250	ULTA Beauty	9,862 SF
253	Ideal Image	2,500 SF
265	Marshalls/HomeGoods	46,396 SF
270	AT LEASE	7,000 SF
275	Dick's Sporting Goods	82,365 SF
300	T.J. Maxx	35,000 SF
400	Firestone	6,600 SF
405	Jared	6,000 SF
415	Sleep Number	3,000 SF
420	Milk Jar Cafe	1,200 SF
425	FedEx Office	2,000 SF
430	The Fresh Market	25,723 SF
435	AVAILABLE	2,394 SF
440	Starbucks Coffee	1,550 SF
600	AVAILABLE	5,000 SF
700	Texas Roadhouse	7,163 SF
U-410	Lasik Plus Vision Center	29,787 SF
U-445	McDonald's	4,365 SF

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