

RETAIL FOR LEASE FORMER FREE-STANDING BANK

11186 Reading Road, Cincinnati, OH 45241



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 **LEE &
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COMMERCIAL REAL ESTATE SERVICES

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11186 Reading Road, Cincinnati, OH 45241

AVAILABLE: 1,800 SF First Floor/
1,800 SF 2nd Floor Office Space

ASKING RATE: \$22 PSF NNN + \$4.50

- Front Door corner of Sharonville
- Ample parking
- Easy expressway access
- Approximately .56 acres
- Three drive-thru lanes
- 258' of frontage on Reading Rd
- 3 curb cuts

TRAFFIC COUNTS:

- Reading Road – 20,222 VPD
- E Sharon Road – 24,528 VPD







BRIJ MOHAN
Indian Sweets and Restaurant

LaRosa's
PIZZERIA

City of Sharonville
Fire Department

Sharonville License Bureau

Cornell Road

RALLYE MOTORS

SITE

Scac
SHARONVILLE
SUNSHINE AND COUNTRY

RENEE GRACE
BRIDAL

Sahara
MORCCAN LOUNGE

ON THE RISE

That Dog Cafe

HCI HAGLAGE CONSTRUCTION INC.

ST. MICHAEL
THE ARCHANGEL
CATHOLIC PARISH AND SCHOOL

CLIFF HARDWARE

PNC

Angilo's
PIZZA

alReddy
LOCAL EATERY
EST. 2008
CUPCAKES, BAKED GOODS, SANDWICHES

Housley
INSTITUTE
RESTORATIVE BEAUTY

Roc-A-Fellas

BLUE GOOSE
Sports Cafe

E Sharon Road

Firecracker Bakery

瓊華酒家
Chinese Imperial Inn

FIRECRACKER
BAKERY

Athenian Restaurant
Greek American Grill

	1 mi radius	3 mi radius	5 mi radius
Population			
2021 Estimated Population	3,663	34,836	144,875
2026 Projected Population	3,632	35,778	148,394
2010 Census Population	4,099	33,914	139,770
2000 Census Population	4,251	34,816	140,660
Projected Annual Growth 2021 to 2026	-0.2%	0.5%	0.5%
Historical Annual Growth 2000 to 2021	-0.7%	-	0.1%
Households			
2021 Estimated Households	1,626	14,435	60,035
2026 Projected Households	1,613	14,847	61,574
2010 Census Households	1,781	13,841	57,096
2000 Census Households	1,798	13,947	56,457
Projected Annual Growth 2021 to 2026	-0.2%	0.6%	0.5%
Historical Annual Growth 2000 to 2021	-0.5%	0.2%	0.3%
Age			
2021 Est. Population Under 10 Years	12.0%	12.2%	12.2%
2021 Est. Population 10 to 19 Years	10.5%	11.9%	12.4%
2021 Est. Population 20 to 29 Years	12.7%	11.3%	11.6%
2021 Est. Population 30 to 44 Years	20.6%	18.1%	19.3%
2021 Est. Population 45 to 59 Years	18.1%	19.4%	19.1%
2021 Est. Population 60 to 74 Years	17.6%	19.1%	17.5%
2021 Est. Population 75 Years or Over	8.5%	8.0%	7.8%
2021 Est. Median Age	39.1	41.5	40.2
Marital Status & Gender			
2021 Est. Male Population	48.8%	48.5%	48.6%
2021 Est. Female Population	51.2%	51.5%	51.4%
2021 Est. Never Married	29.0%	28.1%	29.4%
2021 Est. Now Married	51.0%	53.1%	49.9%
2021 Est. Separated or Divorced	11.8%	11.8%	14.0%
2021 Est. Widowed	8.2%	7.0%	6.8%
Income			
2021 Est. HH Income \$200,000 or More	6.7%	13.0%	12.1%
2021 Est. HH Income \$150,000 to \$199,999	4.1%	6.5%	7.6%
2021 Est. HH Income \$100,000 to \$149,999	17.0%	18.1%	17.7%
2021 Est. HH Income \$75,000 to \$99,999	16.7%	12.7%	13.2%
2021 Est. HH Income \$50,000 to \$74,999	20.8%	18.9%	17.4%
2021 Est. HH Income \$35,000 to \$49,999	9.0%	9.3%	10.3%
2021 Est. HH Income \$25,000 to \$34,999	8.0%	7.1%	7.7%
2021 Est. HH Income \$15,000 to \$24,999	10.2%	7.1%	7.1%
2021 Est. HH Income Under \$15,000	7.6%	7.3%	6.8%
2021 Est. Average Household Income	\$91,720	\$111,633	\$108,856
2021 Est. Median Household Income	\$67,524	\$83,838	\$84,558
2021 Est. Per Capita Income	\$40,804	\$46,321	\$45,188
2021 Est. Total Businesses	328	4,300	9,890
2021 Est. Total Employees	5,156	86,990	174,955

