

AVAILABLE FOR LEASE

PROPERTY HIGHLIGHTS

- 1 Inline space and 1 endcap available:
 - ±3,279 SF - Lease Pending
- 2,201 SF 2nd generation restaurant space
- ~2,100 SF 2nd generation restaurant endcap coming available 3/31/2026
- ±0.50 AC outparcel Available
- Strong demographics with household incomes in excess of \$165,000 within a 3 mile radius
- Located off OH-48 with over 15,000 VPD
- Great neighborhood shopping center with excellent visibility to OH-48
- Strong co-tenancy with many national and regional tenants
- Kroger Marketplace now open, just south on SR 48

TRAFFIC COUNTS

- 15,948 (25) VPD: OH 48
- 15,509 VPD (25): SR 22 & 3

2025 EST. DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	6,919	35,041	79,036
HOUSEHOLDS	2,493	12,887	29,677
AVG HH INCOME	\$172,311	\$165,343	\$165,768
EMPLOYEES	852	5,487	27,349



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Shoppes of Grandin II

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A MEMBER OF
CHAINLINKS
RETAIL ADVISORS

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**2,201 SF
AVAILABLE**

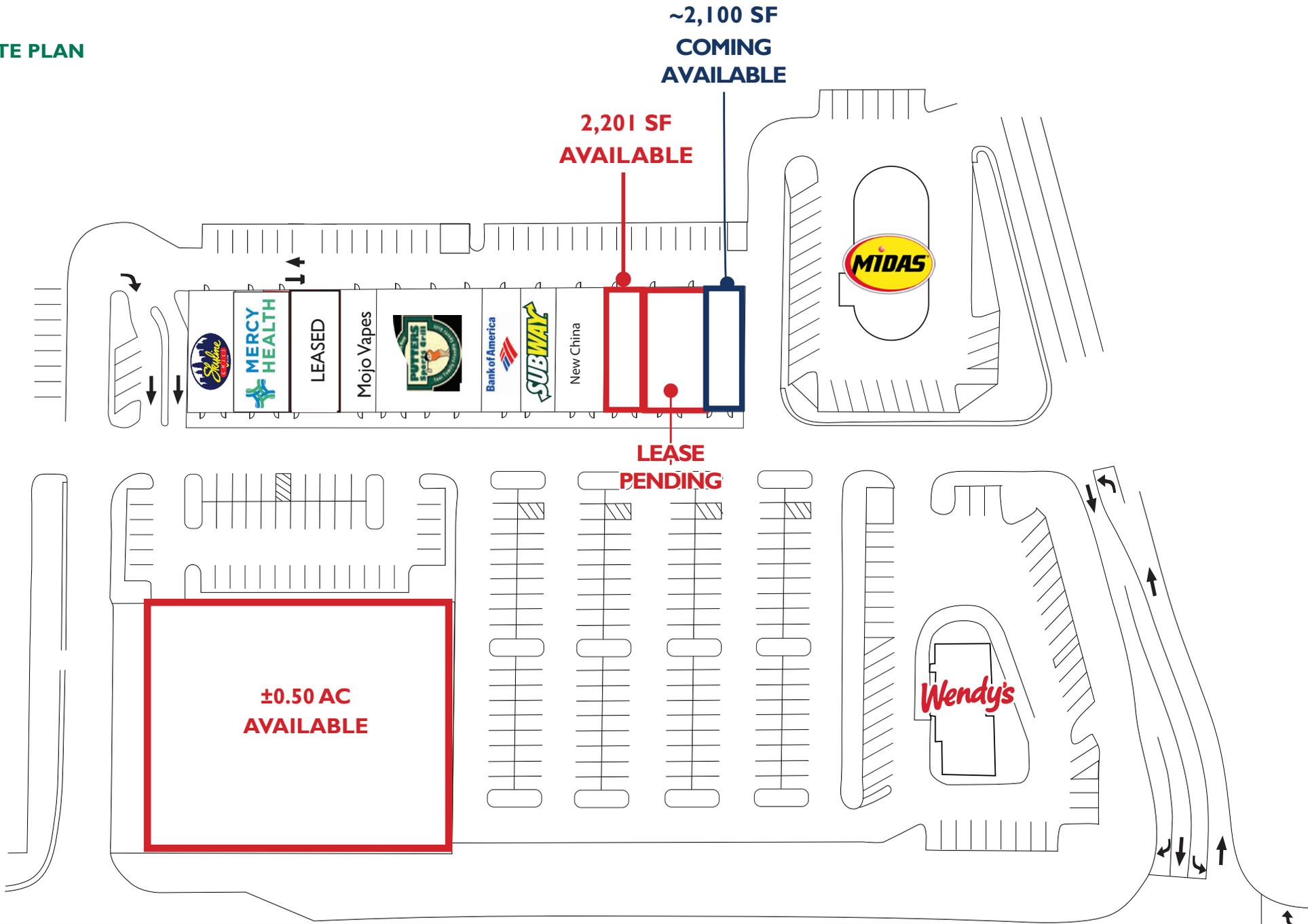
**LEASE
PENDING**

**2,100 SF
COMING
AVAILABLE**

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SITE PLAN



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