

FOR LEASE

711 E Martin Luther King Drive Cincinnati, OH 45220

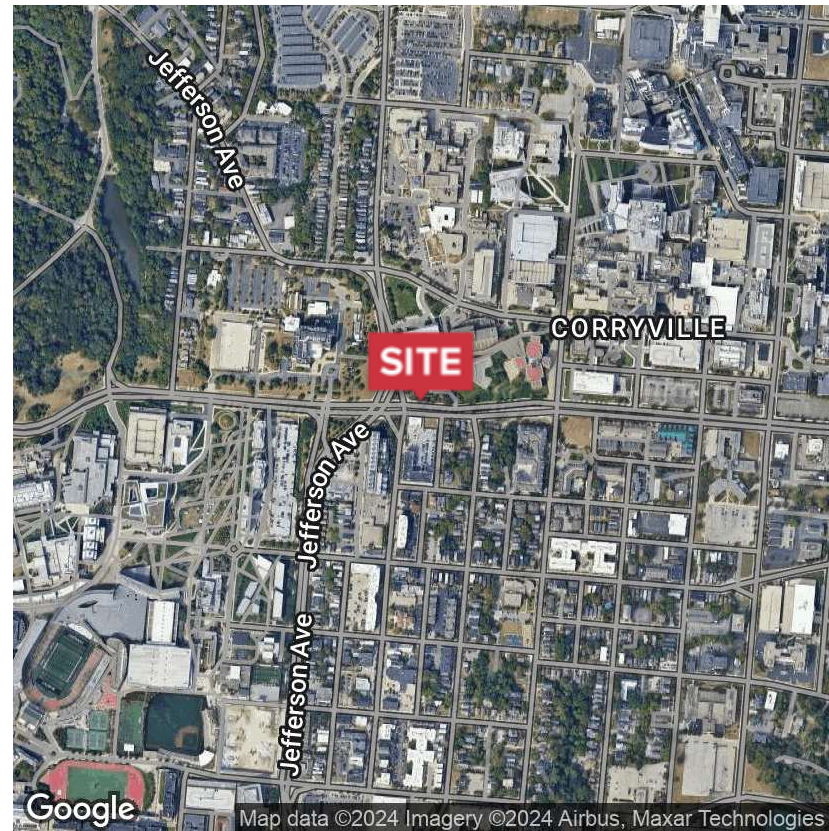


Office Space Available

- 5,000 - 15,000 SF of Proposed Office Space
- Situated on Prominent Corner With Ample Visibility
- Near University of Cincinnati
- Easily Accessible Parking
- Easy Highway Access to I-71
- High Population Density of both Students and Professionals
- 36,000+ CPD on MLK and 22,000+ CPD on Vine
- Call For Pricing

DEMOGRAPHICS

STATS	POPULATION	AVG. HH INCOME
1 MILE	29,628	\$41,777
3 MILES	139,763	\$69,664
5 MILES	332,242	\$73,234



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PROPOSED BUILDING LOCATION



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

PHOENIX
ARCHITECTS



NORTH ELEVATION
SCALE: 1/8" = 1'-0"



EAST ELEVATION
SCALE: 1/8" = 1'-0"



WEST ELEVATION
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

✉ **Michael Bergman**
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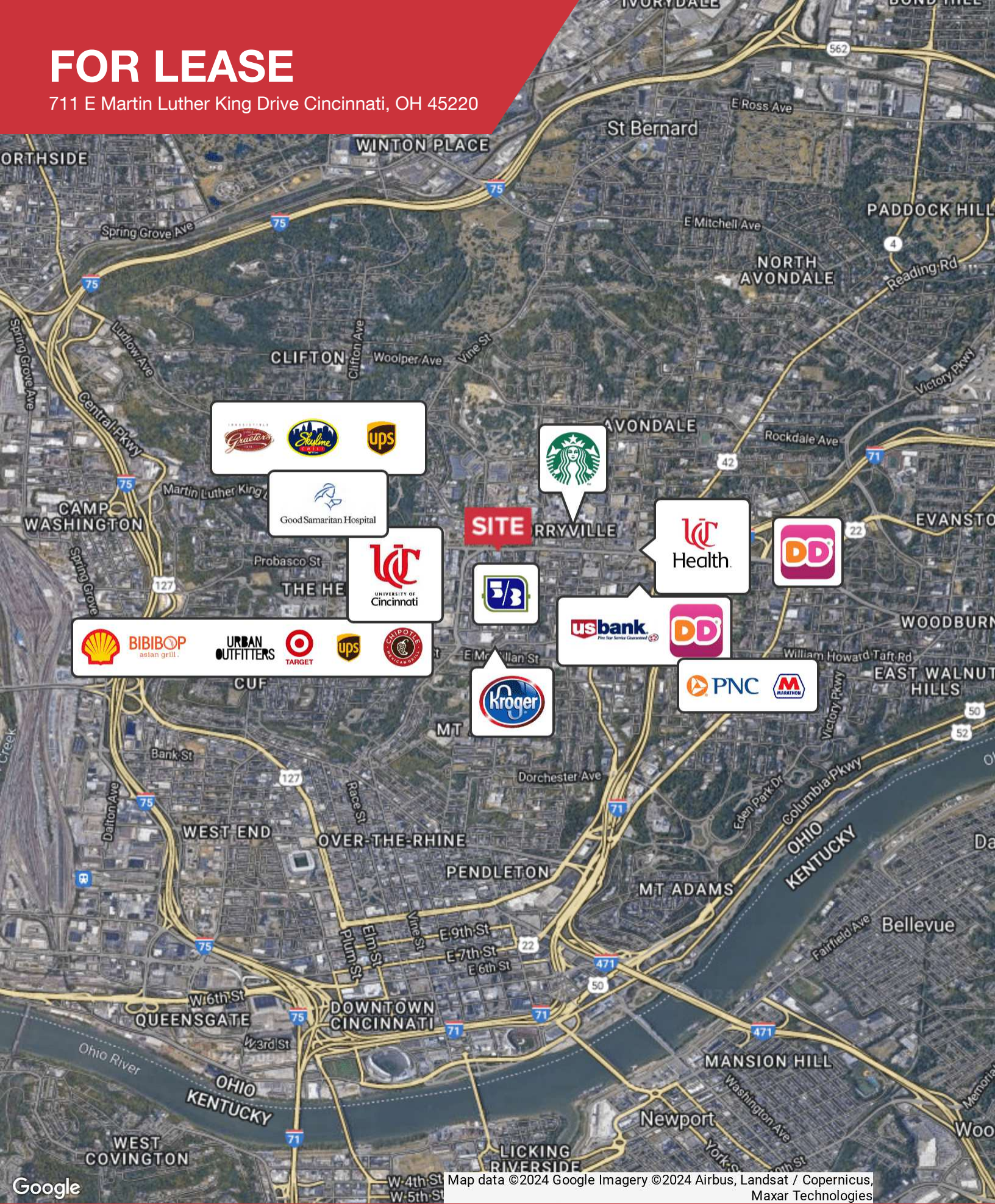
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NABergman

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711 Martin Luther King Dr E Cincinnati, OH 45220	1 mi radius	3 mi radius	5 mi radius
Population			
2021 Estimated Population	29,628	139,763	332,242
2026 Projected Population	29,856	139,938	329,700
2010 Census Population	25,120	127,827	318,562
2000 Census Population	26,762	145,859	356,418
Projected Annual Growth 2021 to 2026	0.2%	-	-0.2%
Historical Annual Growth 2000 to 2021	0.5%	-0.2%	-0.3%
Households			
2021 Estimated Households	10,887	61,073	146,450
2026 Projected Households	10,982	61,447	145,960
2010 Census Households	9,913	55,974	139,383
2000 Census Households	11,356	63,345	155,330
Projected Annual Growth 2021 to 2026	0.2%	0.1%	-
Historical Annual Growth 2000 to 2021	-0.2%	-0.2%	-0.3%
Age			
2021 Est. Population Under 10 Years	7.3%	10.8%	12.6%
2021 Est. Population 10 to 19 Years	23.0%	15.0%	13.0%
2021 Est. Population 20 to 29 Years	32.2%	22.0%	18.5%
2021 Est. Population 30 to 44 Years	14.7%	18.9%	20.4%
2021 Est. Population 45 to 59 Years	10.8%	15.4%	16.3%
2021 Est. Population 60 to 74 Years	7.8%	12.8%	13.9%
2021 Est. Population 75 Years or Over	4.1%	5.1%	5.3%
2021 Est. Median Age	26.1	32.5	33.9
Marital Status & Gender			
2021 Est. Male Population	53.0%	50.4%	49.2%
2021 Est. Female Population	47.0%	49.6%	50.8%
2021 Est. Never Married	79.8%	60.6%	52.6%
2021 Est. Now Married	9.1%	20.6%	26.2%
2021 Est. Separated or Divorced	8.6%	14.4%	16.3%
2021 Est. Widowed	2.6%	4.4%	5.0%
Income			
2021 Est. HH Income \$200,000 or More	2.9%	6.3%	5.8%
2021 Est. HH Income \$150,000 to \$199,999	2.1%	3.7%	3.9%
2021 Est. HH Income \$100,000 to \$149,999	3.2%	9.0%	10.4%
2021 Est. HH Income \$75,000 to \$99,999	4.9%	8.6%	9.5%
2021 Est. HH Income \$50,000 to \$74,999	14.4%	16.0%	16.7%
2021 Est. HH Income \$35,000 to \$49,999	13.9%	11.2%	11.8%
2021 Est. HH Income \$25,000 to \$34,999	14.0%	9.9%	10.7%
2021 Est. HH Income \$15,000 to \$24,999	14.1%	11.3%	11.2%
2021 Est. HH Income Under \$15,000	30.6%	24.0%	20.0%
2021 Est. Average Household Income	\$41,777	\$69,664	\$73,234
2021 Est. Median Household Income	\$29,555	\$46,900	\$50,709
2021 Est. Per Capita Income	\$16,588	\$31,302	\$32,749
2021 Est. Total Businesses	1,105	7,931	13,767
2021 Est. Total Employees	24,448	136,451	208,668