

# Calhoun Street Marketplace

Cincinnati (Clifton)

## Property Highlights

- + 2,448 SF of Retail Space Available for Lease
- + University Park Apartments are located above the retail level
- + Calhoun Street Parking Garage is located beneath the building
- + Adjacent to the University of Cincinnati
  - Enrollment of 48,000+ Students
- + Across the street from multiple retail tenants including: Target, Urban Outfitters, Smoothie King, Dirty Dough, Cane's and more
- + Within minutes of the region's dominant hospital systems and downtown area, home to multiple Fortune 500 firms and over 80,000 employees daily

## Contact Us

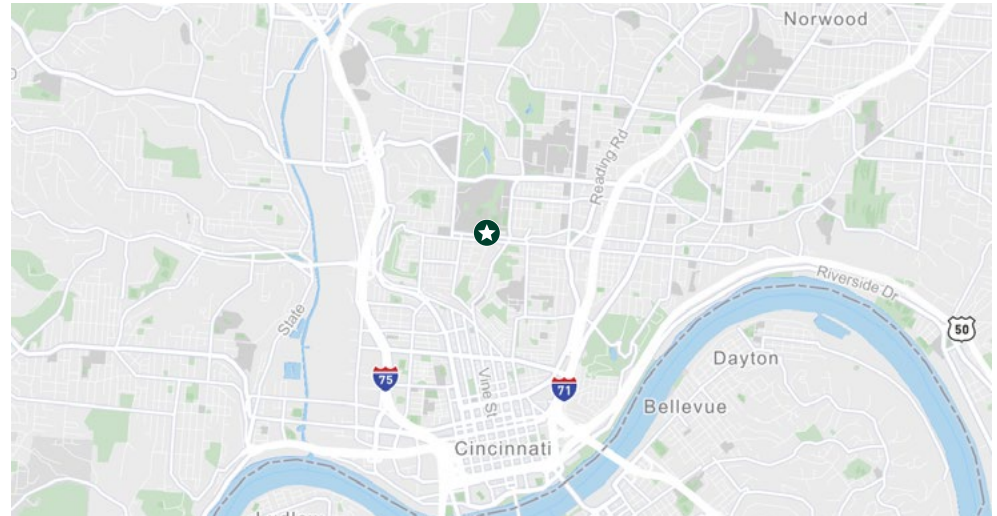
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# Space Plan

- + 2,448 SF of Retail Space Available for Lease
- + Asking \$32.00/SF + \$9.00 NNN
- + Co-Tenants include: Bibibop, Bishops, Currito, T-Mobile, Insomnia Cookies, Tropical Smoothie Cafe, FedEx Office, Flip'd by IHOP, Buffalo Wild Wings, Bank of America, and Panera Bread





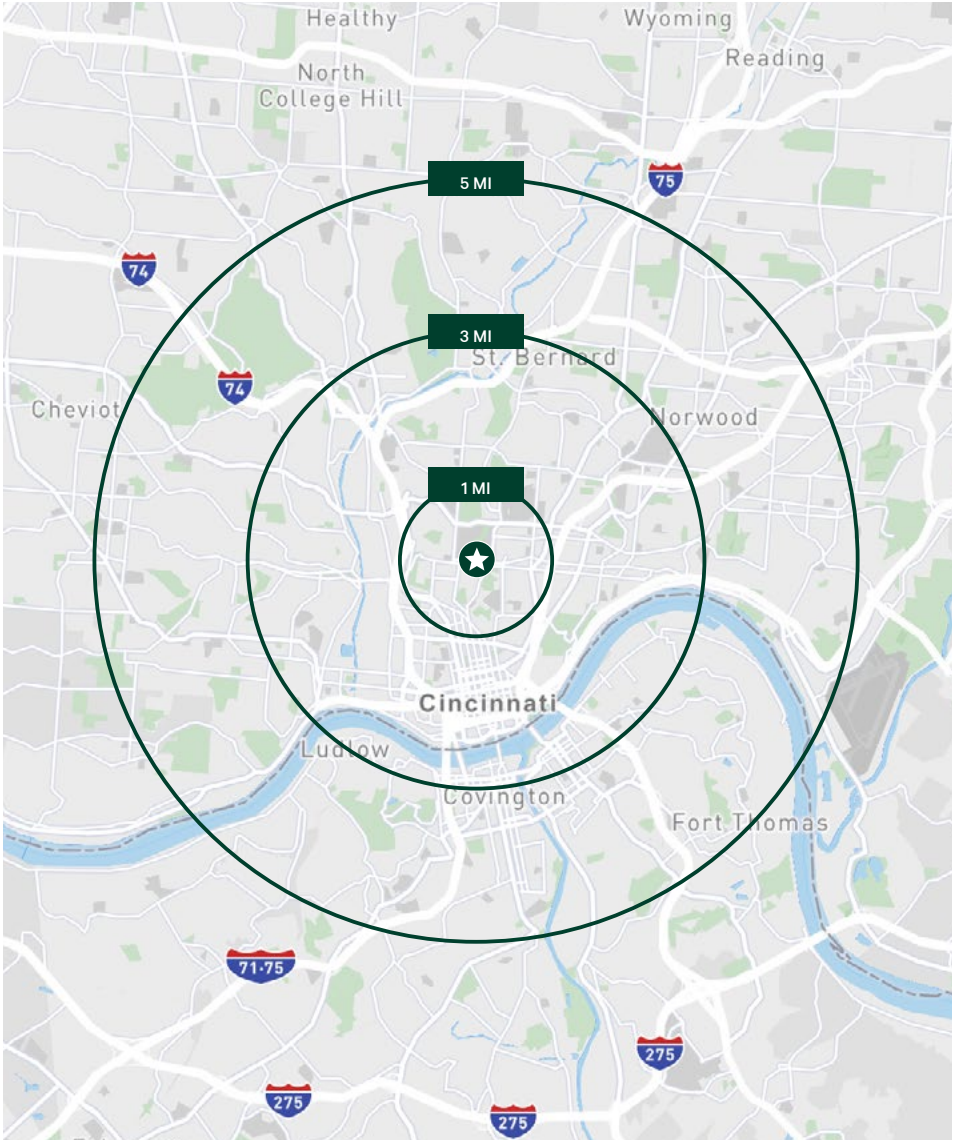
# Market Overview





# Market Insights

| 2023 Demographics        | 1 Miles  | 3 Miles  | 5 Miles  |
|--------------------------|----------|----------|----------|
| Population               | 32,893   | 138,251  | 331,153  |
| Daytime Population       | 64,827   | 280,034  | 451,300  |
| Median Age               | 23.8     | 32.1     | 34.6     |
| Households               | 12,257   | 62,775   | 148,306  |
| Average Household Income | \$53,785 | \$81,092 | \$83,063 |



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