

FOR SALE

4997 Glenway Ave Cincinnati, OH 45238

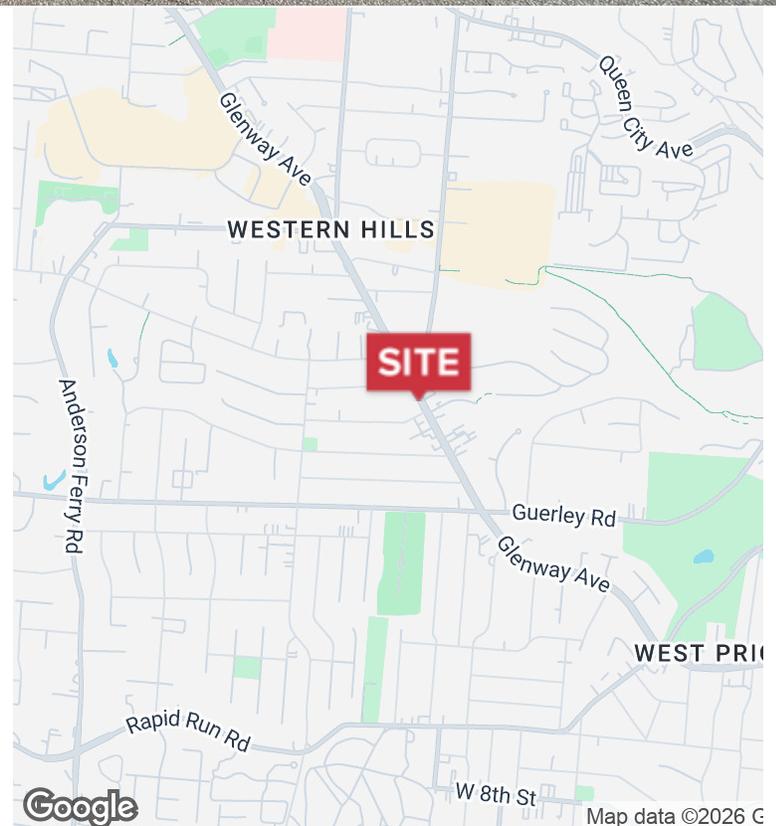


Office | 3,200 SF

- 13,470 VPD Along Glenway Avenue
- Convenient access to I-75 (9 Minute Drive)
- Close Proximity to Downtown Cincinnati
- Church Tenant in Place
- Asking Price: \$295,000

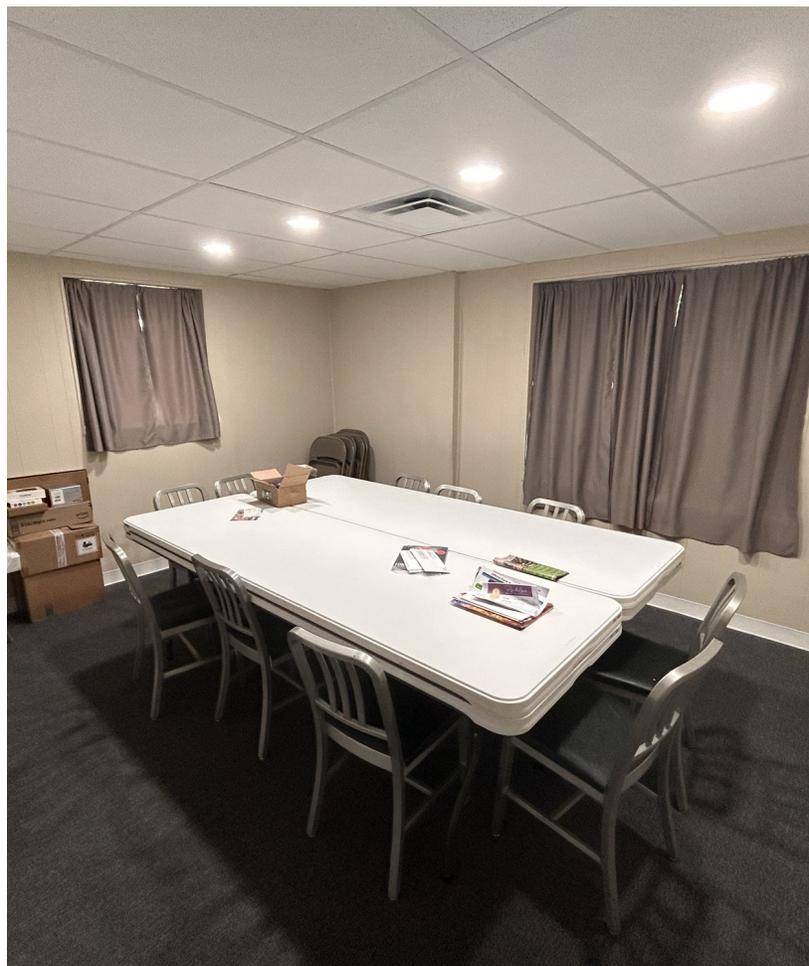
DEMOGRAPHICS

STATS	POPULATION	AVG. HH INCOME
1 MILE	18,588	\$66,339
3 MILES	121,440	\$73,651
5 MILES	240,387	\$82,729



FOR SALE

4997 Glenway Ave Cincinnati, OH 45238



✉ Hayden Batchelor
+1 513 823 0068
hbatchelor@bergman-group.com

✉ Emmanuel Pastoriza
+1 513 512 1112
epastoriza@bergman-group.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals. No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein As Any To Be Implied.

NABergman

FOR SALE

4997 Glenway Ave Cincinnati, OH 45238



SITE



Imagery ©2026 Airbus, Landsat / Copernicus,

✉ Hayden Batchelor
+1 513 823 0068
hbatchelor@bergman-group.com

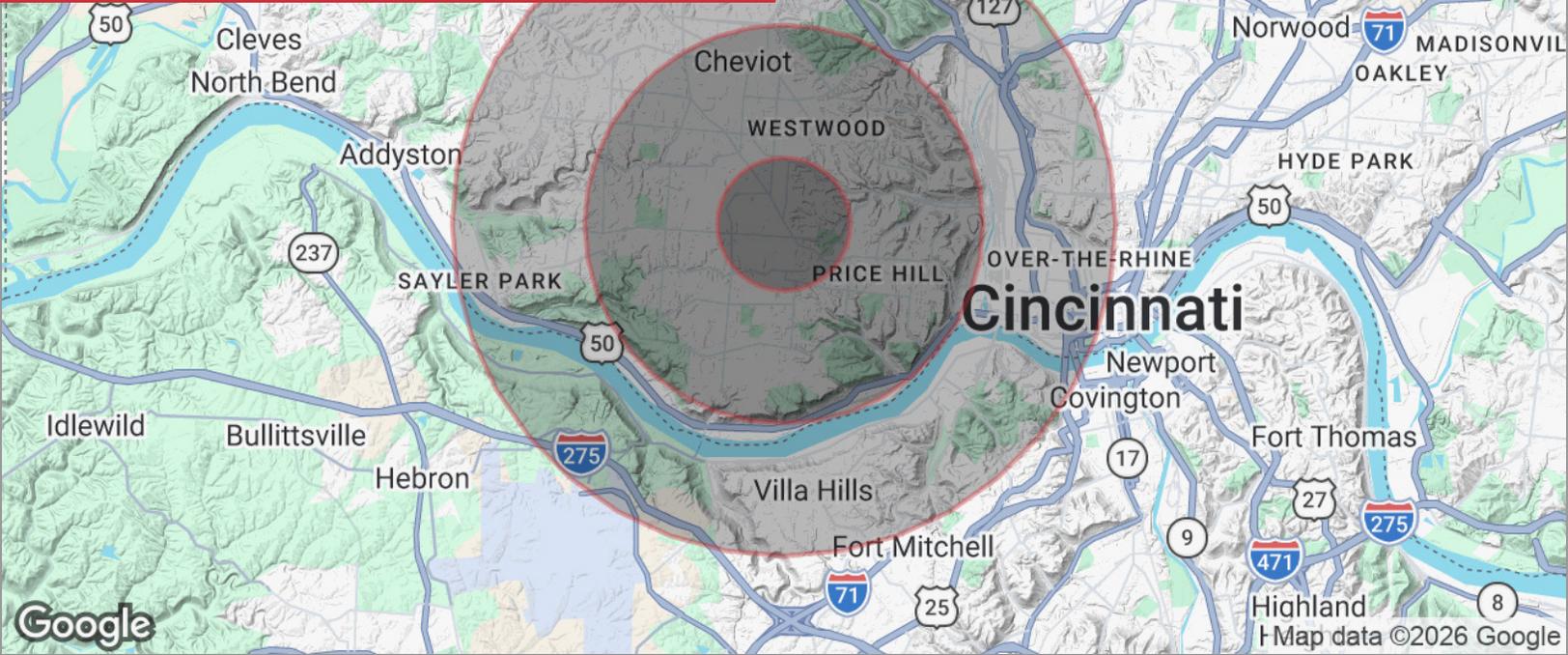
✉ Emmanuel Pastoriza
+1 513 512 1112
epastoriza@bergman-group.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals. No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein As Any To Be Implied.



FOR SALE

4997 Glenway Ave Cincinnati, OH 45238



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	18,588	121,440	240,387
Median age	33.9	35.2	35.6
Median age (male)	30.7	32.6	33.7
Median age (Female)	36.3	37.1	37.0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	8,374	49,800	100,880
# of persons per HH	2.2	2.4	2.4
Average HH income	\$66,339	\$73,651	\$82,729
Average house value	\$183,777	\$179,747	\$220,964

* Demographic data derived from 2020 ACS - US Census

✉ Hayden Batchelor
+1 513 823 0068
hbatchelor@bergman-group.com

✉ Emmanuel Pastoriza
+1 513 512 1112
epastoriza@bergman-group.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals. No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Any To Be Implied.

NABergman