



*For Lease*

# NEWPORT SHOPPING CENTER

1727 MONMOUTH STREET | NEWPORT, KY 41071



MULTIPLE RETAIL OPPORTUNITIES AVAILABLE  
**UP TO 16,730 SF AVAILABLE**

For more information, contact:

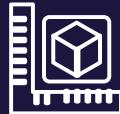
**Rob Murphy**

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## PROPERTY OVERVIEW

# PROPERTY SNAPSHOT



### PROPERTY SIZE

267,665 SF



### PARKING

800+



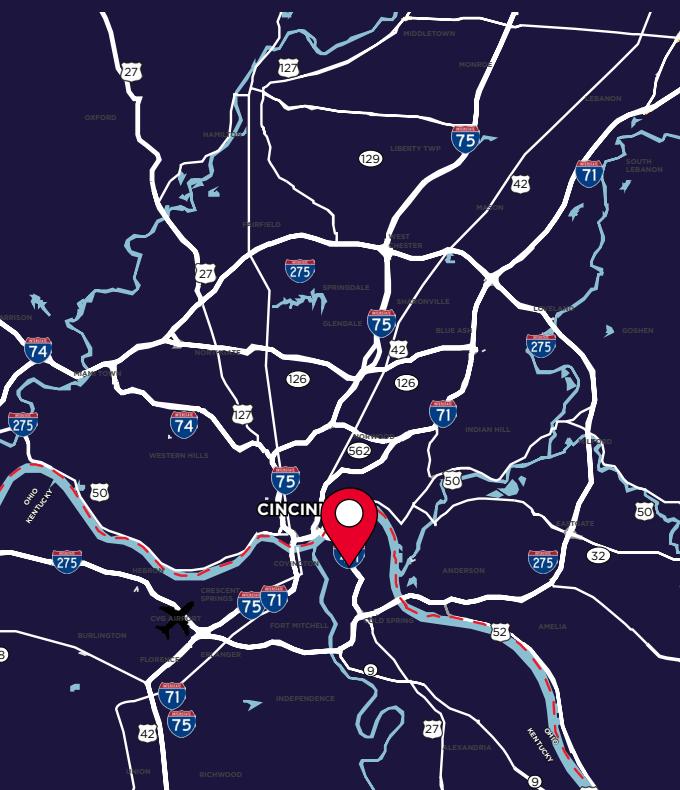
### SIGNAGE

(2) PYLONS



### LEASE RATE

\$15.00 - \$19.00/SF  
(\$3.13/SF OPEX)



## PROPERTY HIGHLIGHTS

- 800 - 16,370 SF of in-line and end-cap space available
- Situated in the densely populated retail corridor of Newport, just 3 miles south of downtown Cincinnati, and 2 miles south of Newport on the Levee.
- Surrounded by a mix of national retailers, restaurants, and service providers, creating strong cross-shopping opportunities.
- Located on the corner of Carothers Rd and Monmouth St, the property offers high visibility and easy access to surrounding interstates.
- Generous on-site parking accomodations
- Serves as a local destination for entertainment, wellness, and everyday shopping needs.



## PROPERTY OVERVIEW

# AVAILABLE SPACE

### SITE PLAN



## PROPERTY OVERVIEW

# NEIGHBORHOOD DEMOGRAPHICS



POPULATION

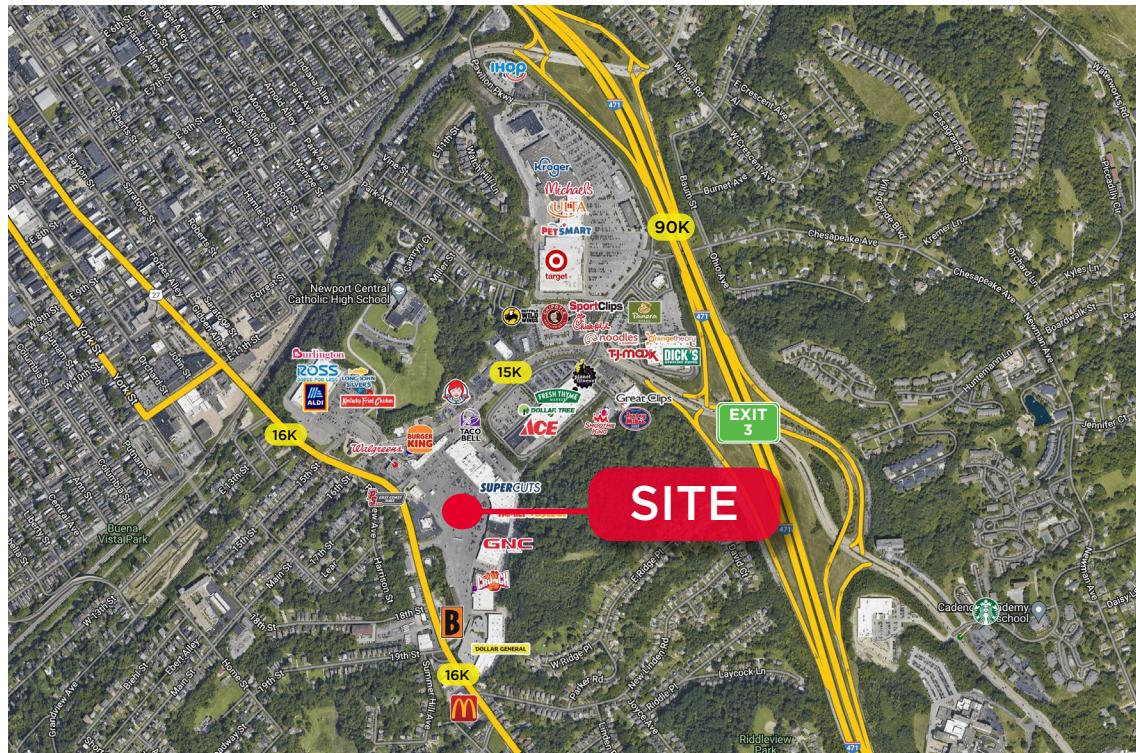
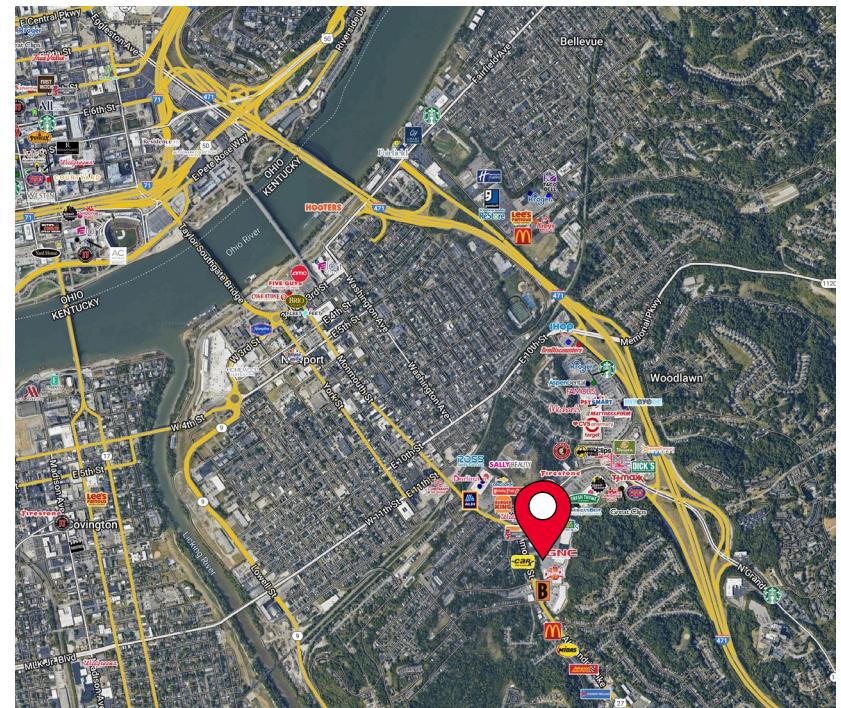


AVG. HH INCOME



DAYTIME POP.

1 Mile	8,362	\$141,292	4,229
3 Mile	57,670	\$160,877	40,945
5 Mile	147,471	\$163,707	123,868



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