

RETAIL PROPERTY FOR LEASE

960

Kennedys Landing
Cincinnati, OH 45245

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Astonish
Commercial Real Estate Services

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PROPERTY DESCRIPTION

The Shoppes at Kennedy's Landing is a 14,000 SF Class B neighborhood strip center located at 960 Kennedy's Landing in Cincinnati's Eastgate/Anderson Township submarket. Built in 2006, the masonry construction center sits on 1.61 acres with 281 feet of frontage along Kennedy's Landing, two curb cuts, a dedicated turn lane, and 70 surface parking spaces. The center is home to a stable mix of service and retail tenants including Martial Arts America, Marcella's Donuts, Hibachi Express, and Image Nails. Astonish Commercial is pleased to offer 3,500 SF of inline retail space for lease – a former dollar/variety store suite that can be demised into two 1,750 SF spaces to accommodate smaller users. The space offers excellent visibility, pylon signage opportunity, and immediate access to State Route 32, which carries approximately 39,000 vehicles per day.

PROPERTY HIGHLIGHTS

- 1,750 - 3,500 SF of Inline Retail Available
- Asking Rate: \$18.50/SF MG
- Prominent Building and Pylon Signage Available Along Glen Este Withamsville Rd.
- Dense and Growing Trade Area
- Established Retail Corridor Surrounded by Neighboring Retail and Service Tenants

Offering Summary

Lease Rate:	\$18.50 SF/yr (MG)
Available SF:	1,750 - 3,500 SF
Lot Size:	1.61 Acres
Building Size:	14,000 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Households	2,501	21,063	42,735
Total Population	6,055	49,716	103,229
Average HH Income	\$87,376	\$97,480	\$113,556

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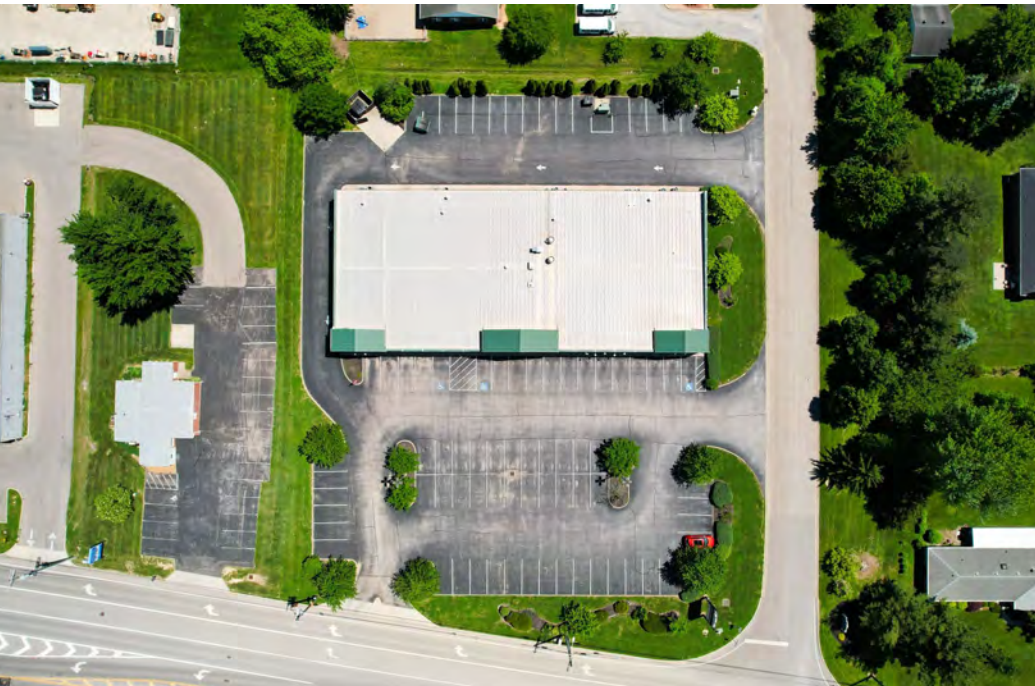
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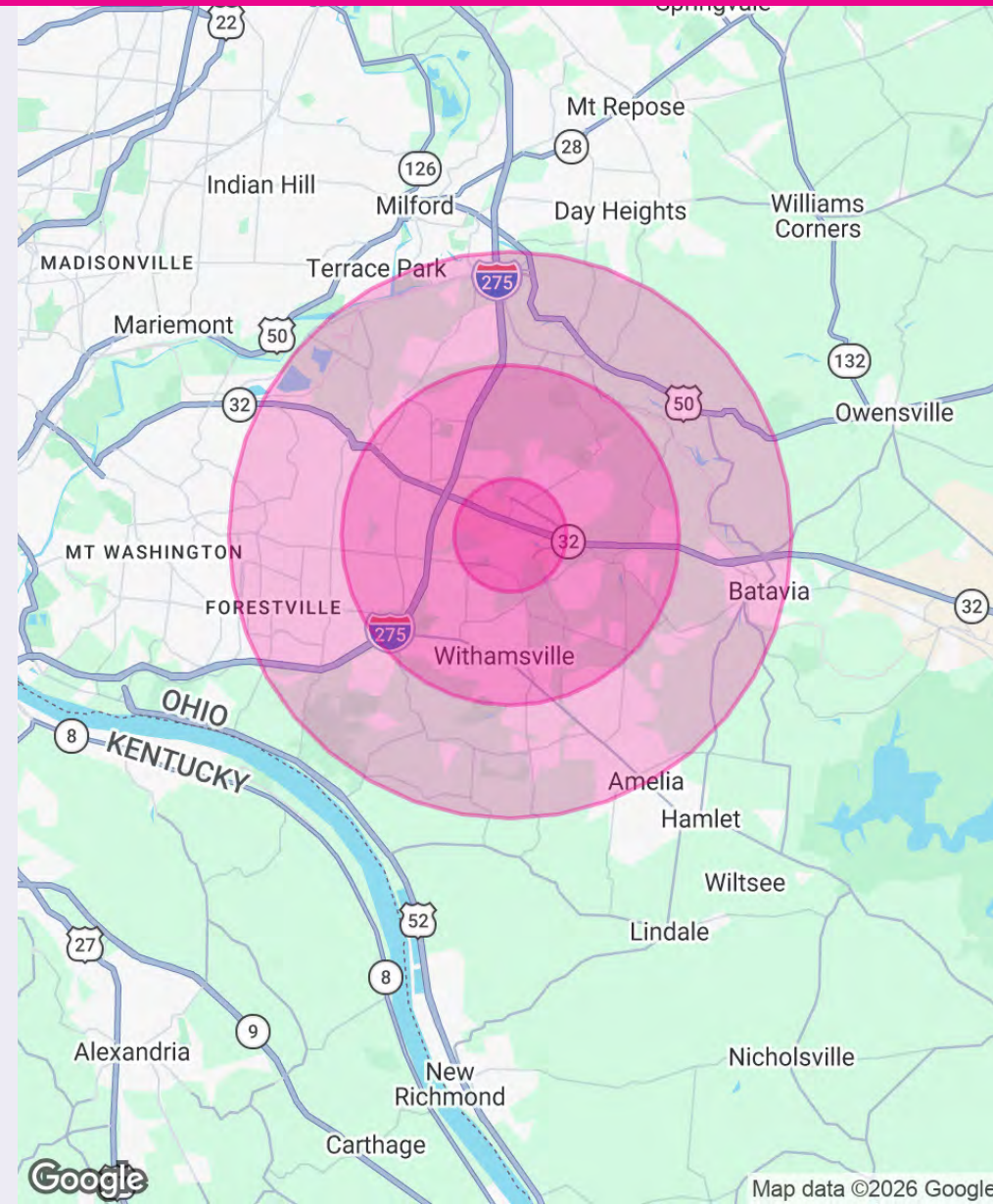
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Population	1 Mile	3 Miles	5 Miles
Total Population	6,055	49,716	103,229
Average Age	36.2	38.2	40.8
Average Age (Male)	35.9	38.1	40.7
Average Age (Female)	37.8	40.0	42.2

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,501	21,063	42,735
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$87,376	\$97,480	\$113,556
Average House Value	\$251,550	\$253,340	\$296,127

2023 American Community Survey (ACS)



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FOR MORE INFORMATION:



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