

FOR LEASE

7640 BEECHMONT AVE

CINCINNATI (ANDERSON TWP), OH 45255



4,400 SF / TURN-KEY RESTAURANT SPACE

[cushmanwakefield.com](https://www.cushmanwakefield.com)

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PROPERTY HIGHLIGHTS

- 4,400 SF turn-key restaurant space available in Anderson Twp
- Outdoor patio seating
- FF&E Available
- 20' ventilation hood with 2 walk-in coolers
 - » 1 walk-in cooler/freezer
 - » 1 walk-in beer cooler with 24 taps
- Building signage available
- Located at the Shoppes of Anderson in front of Kroger Marketplace, one of the largest Kroger's in the market
- Located on the corner of Beechmont Ave & Wolfangel Road
- Next door to Chipotle, McAlister's and Anderson Town Center, featuring 600,000 SF of retail space

RETAIL SPACE

4,400 SF

MARKET

Anderson Twp

ASKING RATE

Call for pricing

NEIGHBORHOOD DEMOGRAPHICS



POPULATION

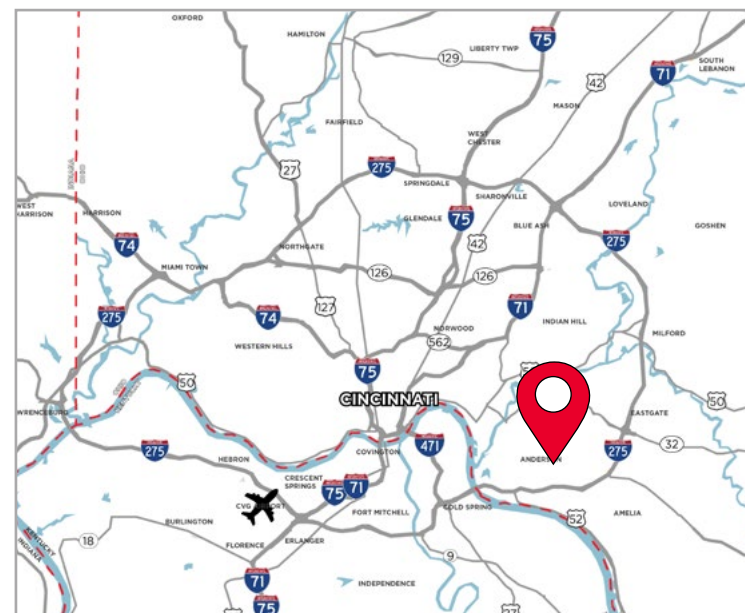


AVG. HH INCOME



DAYTIME POP.

1 Mile	9,400	\$126,267	11,282
3 Mile	56,928	\$148,931	34,306
5 Mile	100,140	\$134,273	65,109



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PROPERTY PHOTOS



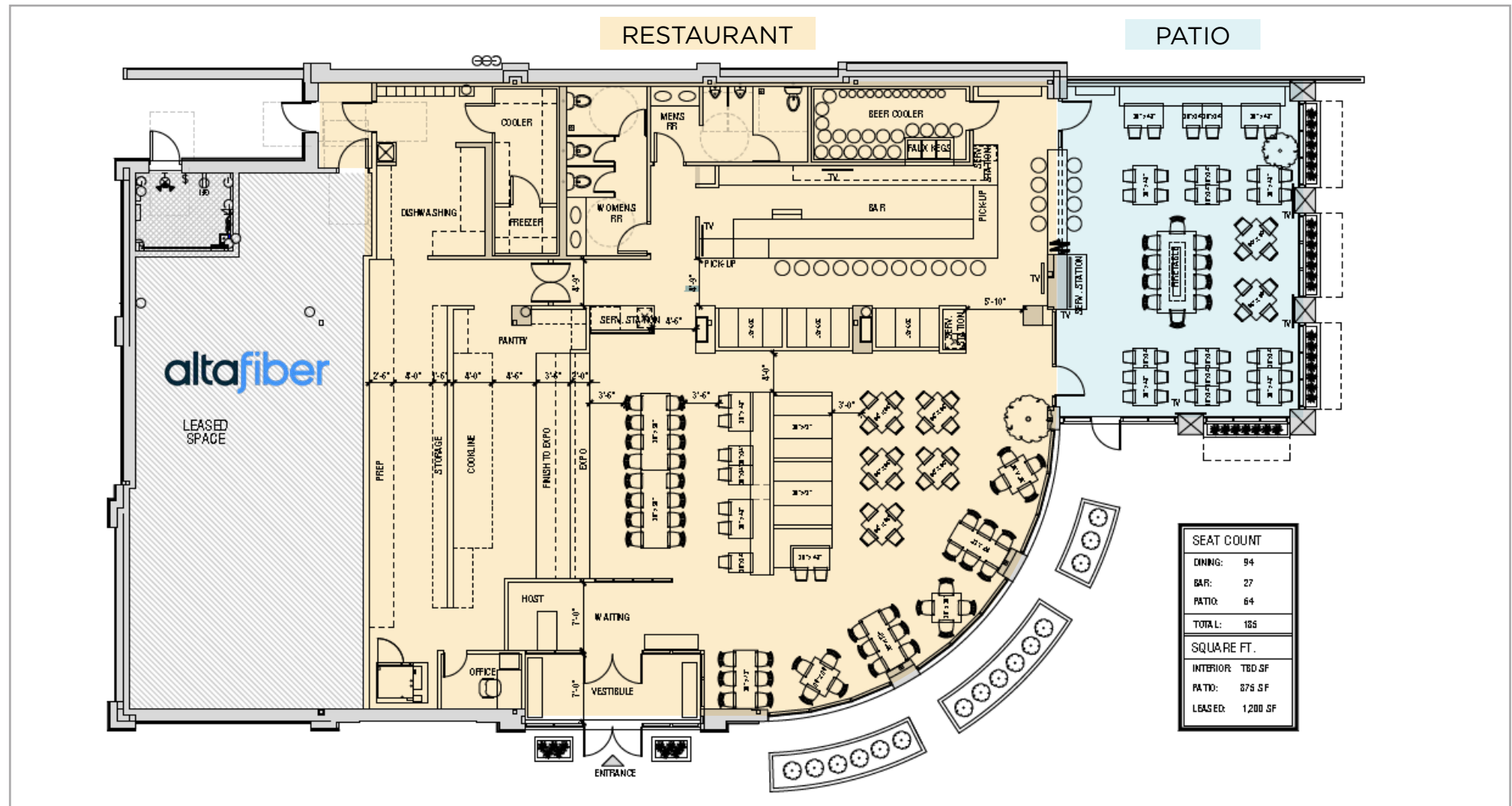
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FLOOR PLAN



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SITE AERIAL



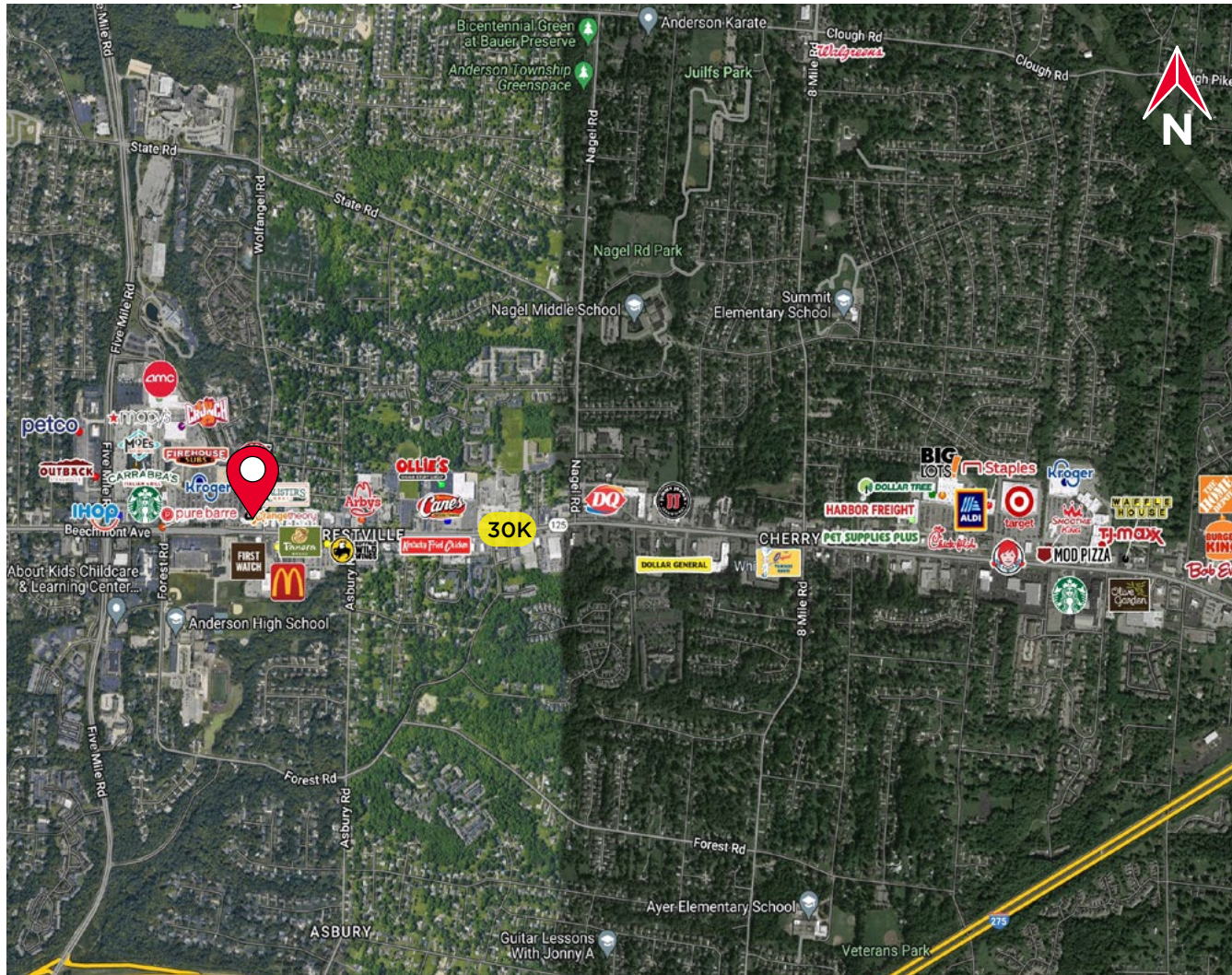
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SUBMARKET AERIAL



For More Information, please contact:

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