

New Listing!

2828 MAY STREET: 3.85 ACRES

PRIME DEVELOPMENT OPPORTUNITY IN WALNUT HILLS



CONTACT:



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2828 MAY STREET

PROPERTY HIGHLIGHTS

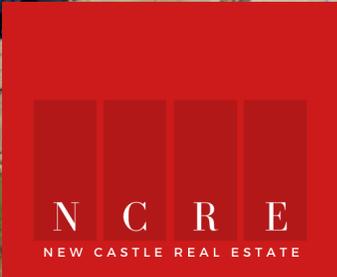
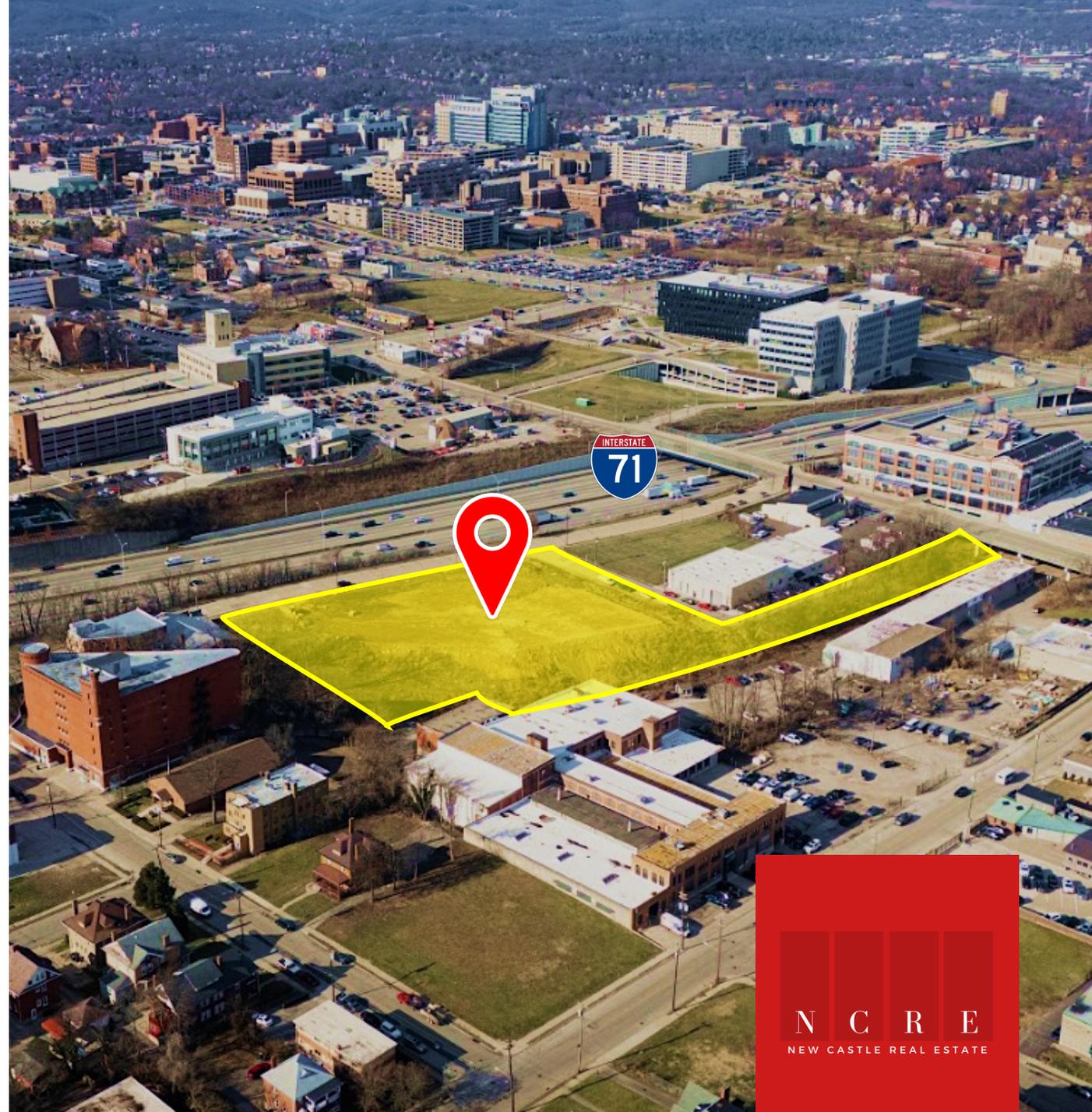
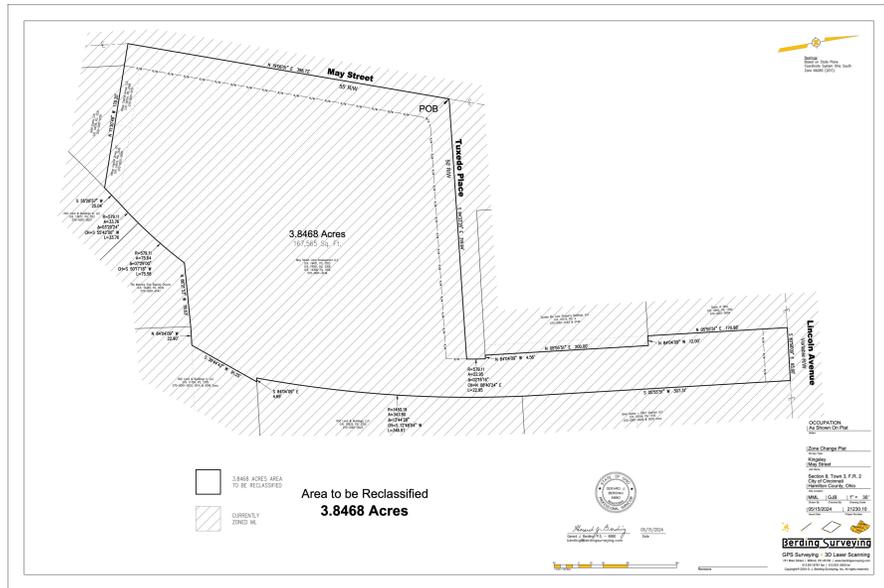
PROPERTY SIZE: 3.85 ACRES

ZONING: UM-T

VACANT PARCEL WITH UNIQUE TOPOGRAPHY

PRIME LOCATION: STEPS TO PUBLIC TRANSPORTATION + PROXIMITY TO UPTOWN, WALNUT HILLS, + DOWNTOWN WITH EASY ACCESS TO 71 INTERCHANGE

WALKABLE COMMUNITY
VIBRANT CONNECTION TO UPTOWN + WALNUT HILLS.



2828 MAY STREET

DEMAND DRIVERS

NIOSH RESEARCH	0.2 MILES
1819 INNOVATION HUB	0.3 MILES
UC DIGITAL FUTURES	0.3 MILES
CHILDREN'S VERNON MANOR	0.4 MILES
ESOTERIC BREWING COMPANY	0.6 MILES
HOXWORTH BLOOD CENTER	0.8 MILES
UC MEDICAL CENTER	0.9 MILES
UC HEALTH BUSINESS CENTER	1.0 MILES
UNIVERSITY OF CINCINNATI	1.1 MILES
CHILDREN'S HOSPITAL	1.1 MILES
CINCINNATI VA HOSPITAL	1.1 MILES
TRIHEALTH (CORP OFFICES)	1.1 MILES
CHRIST HOSPITAL	1.4 MILES
NIPPERT STADIUM	1.4 MILES
CINCINNATI ZOO	1.5 MILES
HARD ROCK CASINO	2.0 MILES
GOOD SAM HOSPITAL	2.3 MILES
GREAT AMERICAN BALLPARK	2.6 MILES



2828 MAY STREET

PRIME URBAN INFILL **OPPORTUNITY**



CINCINNATI SNAPSHOT

Metro Population: ~2.26 million

Median Age: Low-to-mid 30s

Home to 7 Fortune 500 headquarters

Strong healthcare and institutional presence

4 major universities in Cincy Metro including University of Cincinnati, Xavier, + NKU

Growing population of young professionals
+ Gen Z workers

**Recognized nationally for livability,
cost of living, + quality of life**



WALNUT HILLS OVERVIEW

The historic urban neighborhood of Walnut Hills boasts walkability, transit access, and proximity to downtown employment centers, **situated just 2 miles from downtown Cincinnati.**

The neighborhood **population of ~6,500–7,500** residents thrive in a diverse, community-oriented area experiencing significant **reinvestment and revitalization**, creating a strong demand for quality housing, with a predominantly renter-occupied market.



Leverage Cincinnati's economic stability + Walnut Hills' momentum to deliver impactful, high-demand urban development. 2828 May Street is perfect for **residential infill, mixed-use, workforce housing, and neighborhood-serving commercial**