



1208 Central Parkway

1208 Central Parkway Cincinnati, Ohio 45202

Property Highlights

- High End Creative Office Space
- Upscale Building With Rooftop Patio
- Close Proximity to TQL Stadium
- Modern Open Floor Layout
- Walking Distance to Music Hall and Washington Square Park
- Onsite Parking Available

Lease Rate:	\$27psf Full Service
Building Size:	18,500 SF
Available SF:	3,122 SF

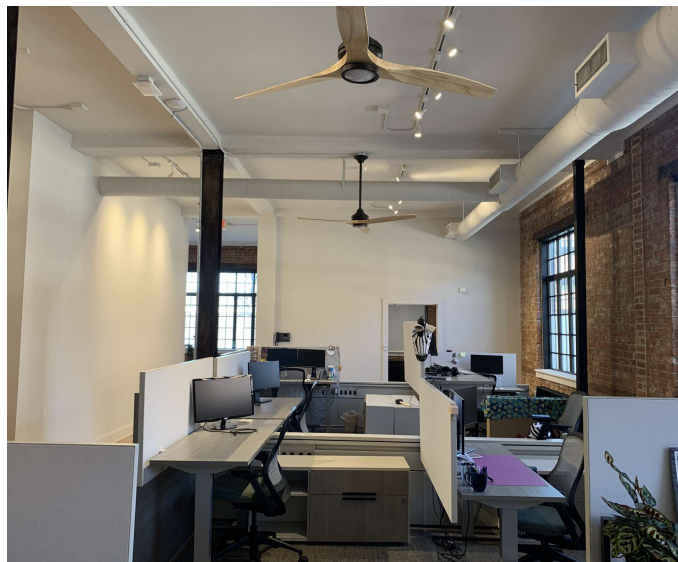
For More Information

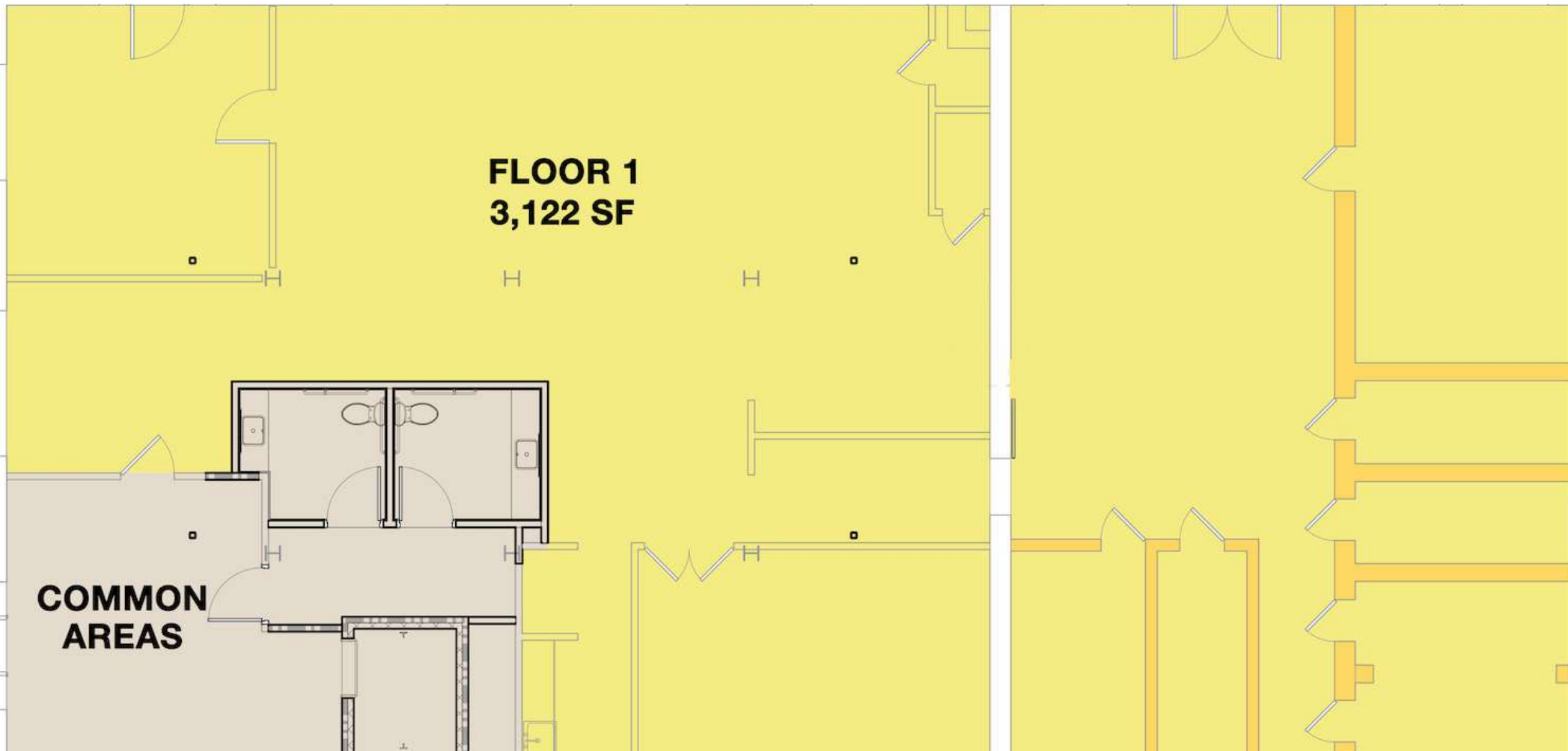
Matt Hiudt

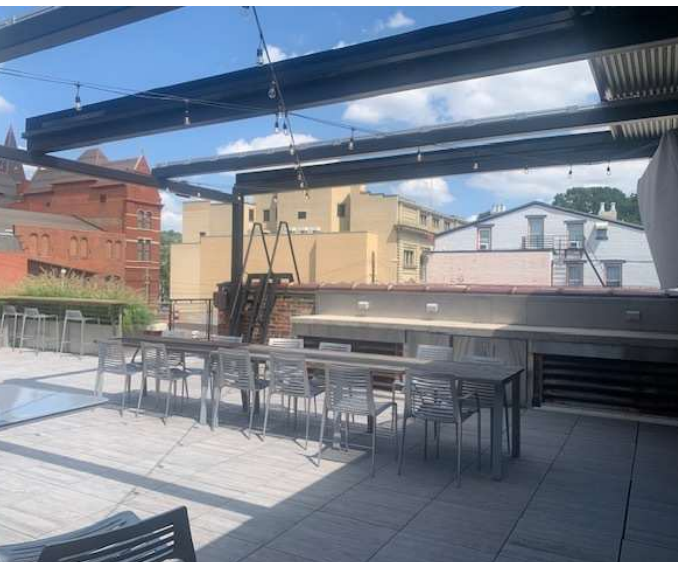
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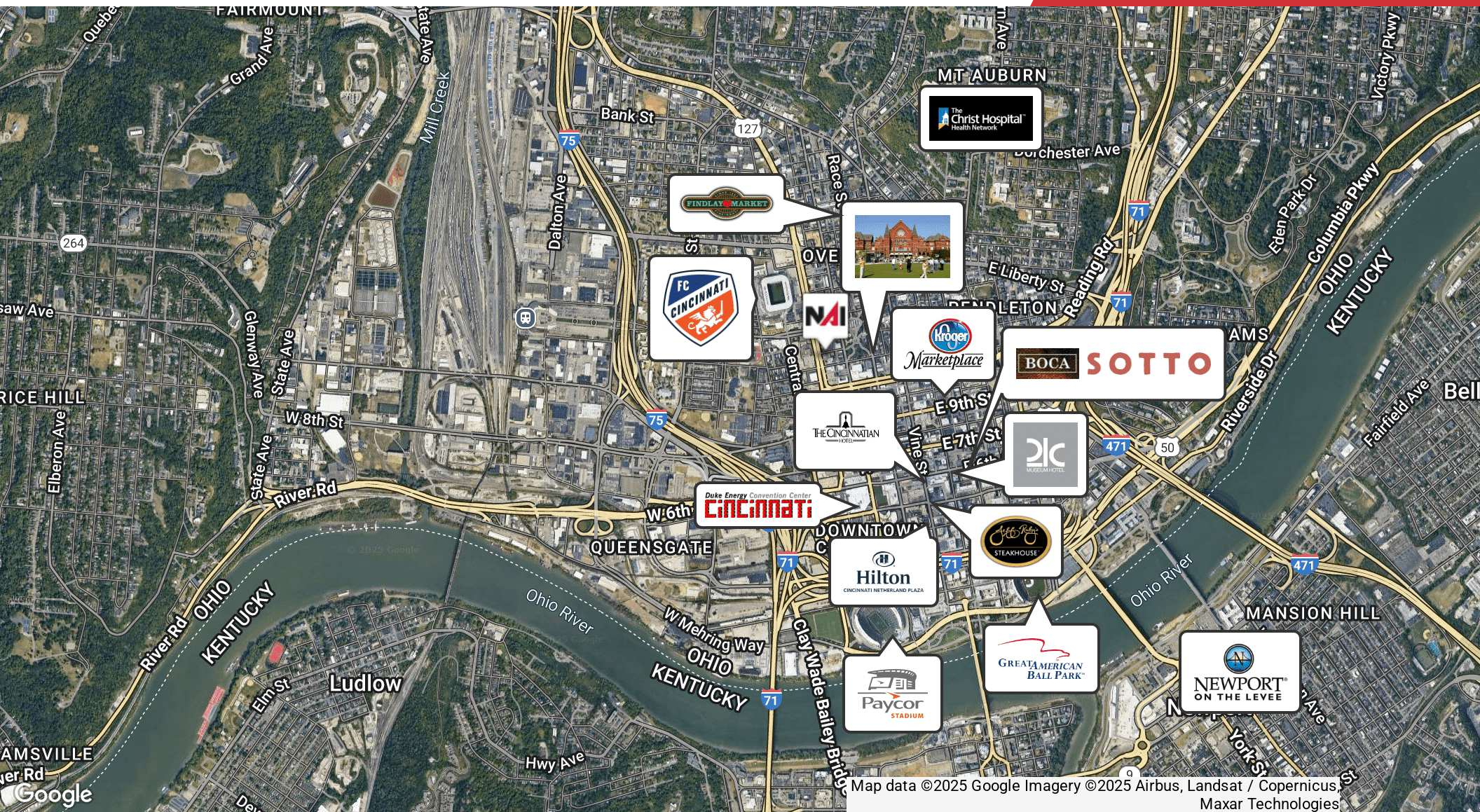






- Inspired by successful adjacent-sports mixed-use projects like Gallagher Way (Wrigleyville) and Titledown (Green Bay)
- 8-8.5-acre site immediately north of TQL Stadium
- 13-story residential tower and a hotel tower
- 80,000 sq ft office space
- 65,000 sq ft of ground-floor retail/food & beverage
- 1,500-2,000-seat performance venue, designed for concerts, comedy, esports, and events - adding about 200 events annually
- Residential tower flaunts a sky deck with pool overlooking the stadium
- Situated near existing bus lines and the Connector streetcar





Map data ©2025 Google Imagery ©2025 Airbus, Landsat / Copernicus, Maxar Technologies

Population	1 Mile	3 Miles	5 Miles
Total Population	20,478	135,790	307,358
Average Age	30.7	34.2	35.3
Average Age (Male)	30.5	34.2	34.6
Average Age (Female)	32.0	35.1	36.4
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	13,682	75,218	158,197
# of Persons per HH	1.5	1.8	1.9
Average HH Income	\$59,407	\$54,689	\$62,075
Average House Value	\$215,210	\$166,972	\$169,702

2020 American Community Survey (ACS)

