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Walnut Hills COMMERCIAL SPACES AVAILABLE

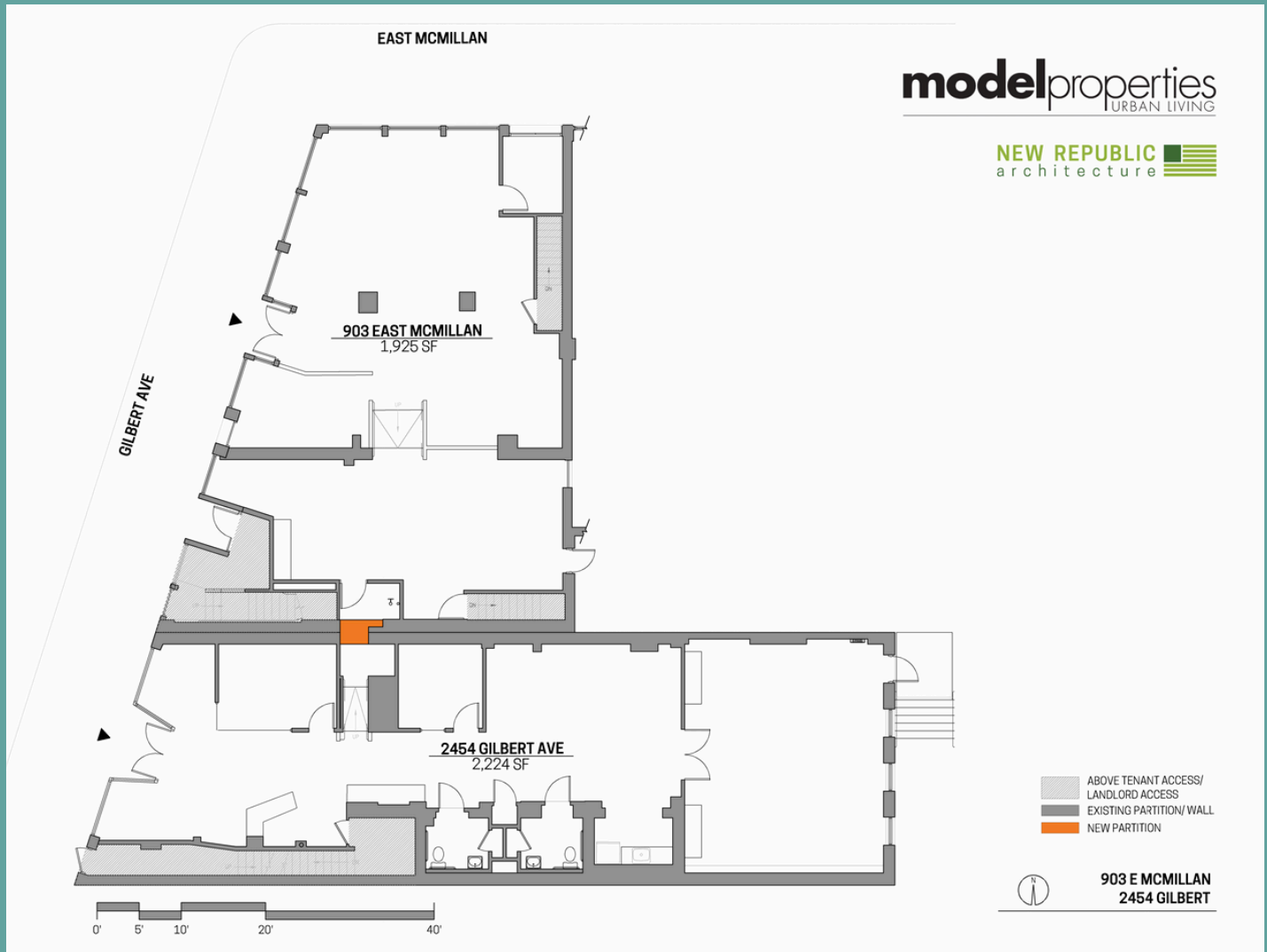
E McMillan & Gilbert Ave - 2 Units for Lease

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4000 square feet of combined retail space is currently being used as an office but can be leased as two separate commercial storefronts.

SUITE A - 903 E MCMILLAN - 1,925 SQFT

- white box retail space
- will need built out restrooms and flooring
- requires tenant with active use and hours



SUITE B - 2454 GILBERT AVE - 2,224 SQFT

- white box office space
- built out restrooms, kitchenette
- offices/conference room

Both suites are whitebox and are asking \$20/SQFT

With its strategic location, diverse audience, and collaborative environment, your business will find the perfect home in Walnut Hills

- \$55+M in total development is currently underway
- 117 occupied apartments and 111 apartments currently under lease up
- 221 parking spaces with priority being transient parking
- 6 new commercial spaces anchored by ETC Produce and Provisions and Dancefix
- Artwork's and Mortars new headquarters will be located on Gilbert Ave

