



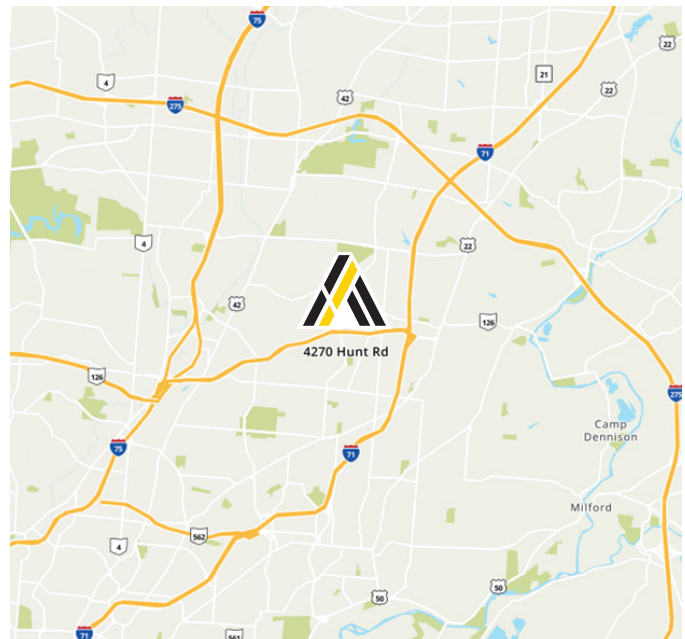
4270 Hunt Road

Blue Ash, Ohio 45242

SALE PRICE:
\$1,500,000

Property Highlights

- 3,384± SF Freestanding restaurant situated on 0.842± acres
- 1,100± SF Patio
- Abundant parking with a ratio of 18/1000
- Located in a highly trafficked area
- Blue Ash consistently ranks in the top 10 Best Places to Live in Ohio - In 2024, Blue Ash was ranked #1 in Ohio and #16 in America
- Ideally situated near several apartment communities and surrounded by a wide array of amenities including restaurants, banks, and retail shops offering strong built-in traffic and convenience for both businesses and consumers
- Conveniently located just 0.25 miles from SR-126



Demographics

	1 Mile	3 Mile	5 Mile
Total Population	9,497	67,820	157,264
Total Households	4,159	29,238	67,949



Joe Krug

Senior Associate

937.701.1083

Joe.Krug@ApexCommercialGroup.com

4270 Hunt Road

Blue Ash, Ohio 45242

Aerial



4270 Hunt Road

Blue Ash, Ohio 45242

Aerial



ApexCommercialGroup.com