

FOR LEASE

SMALL OFFICE | 2,320 SF AVAILABLE

4424 AICHOLTZ RD

CINCINNATI, OH 45245

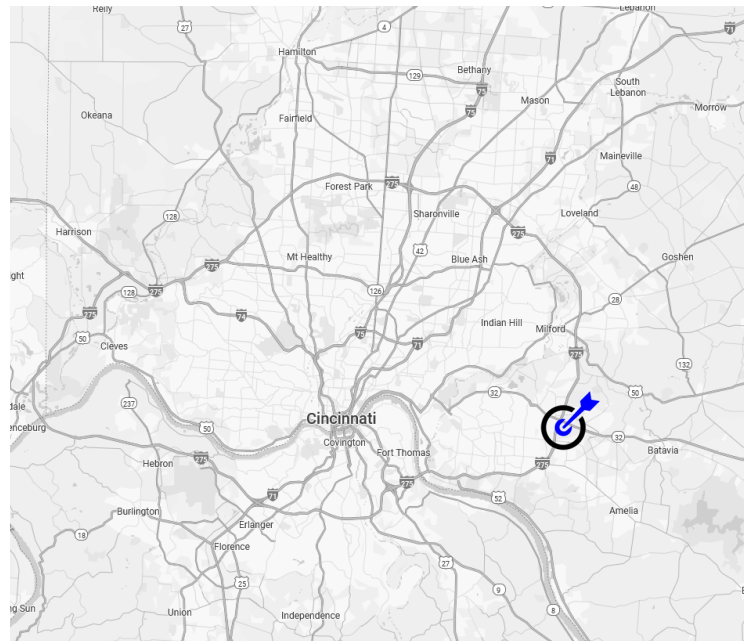


OFFERING SUMMARY

Address	4424 Aicholtz Rd Cincinnati, OH 45245
Asking Rate	\$16.00/SF MG + Utilities
Square Footage	2,320 SF Available Suite H Seven (7) private offices, conference room, space for kitchenette & break area, plus additional storage space
County	Clermont County
Municipality	Union Township B-1 Zoning (Zero Earnings Tax)

PROPERTY OVERVIEW

Convenient I-275 and SR 32 access via Eastgate Blvd. Renovated suites provide professional interior finishes and a functional layout for a move-in ready space for your employees and customers to enjoy.



MIKE BASTIN

DIRECT: 513.618.2823 | CELL: 513.520.4525

EMAIL: MJBASTIN@CBCRELIANTREALTY.COM



**COLDWELL BANKER
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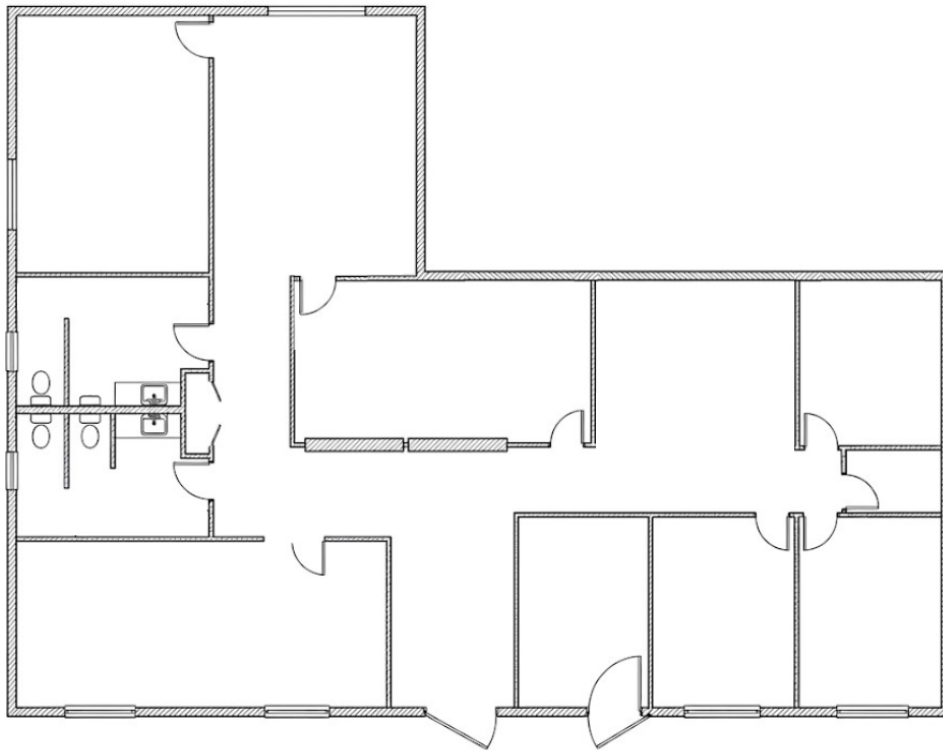
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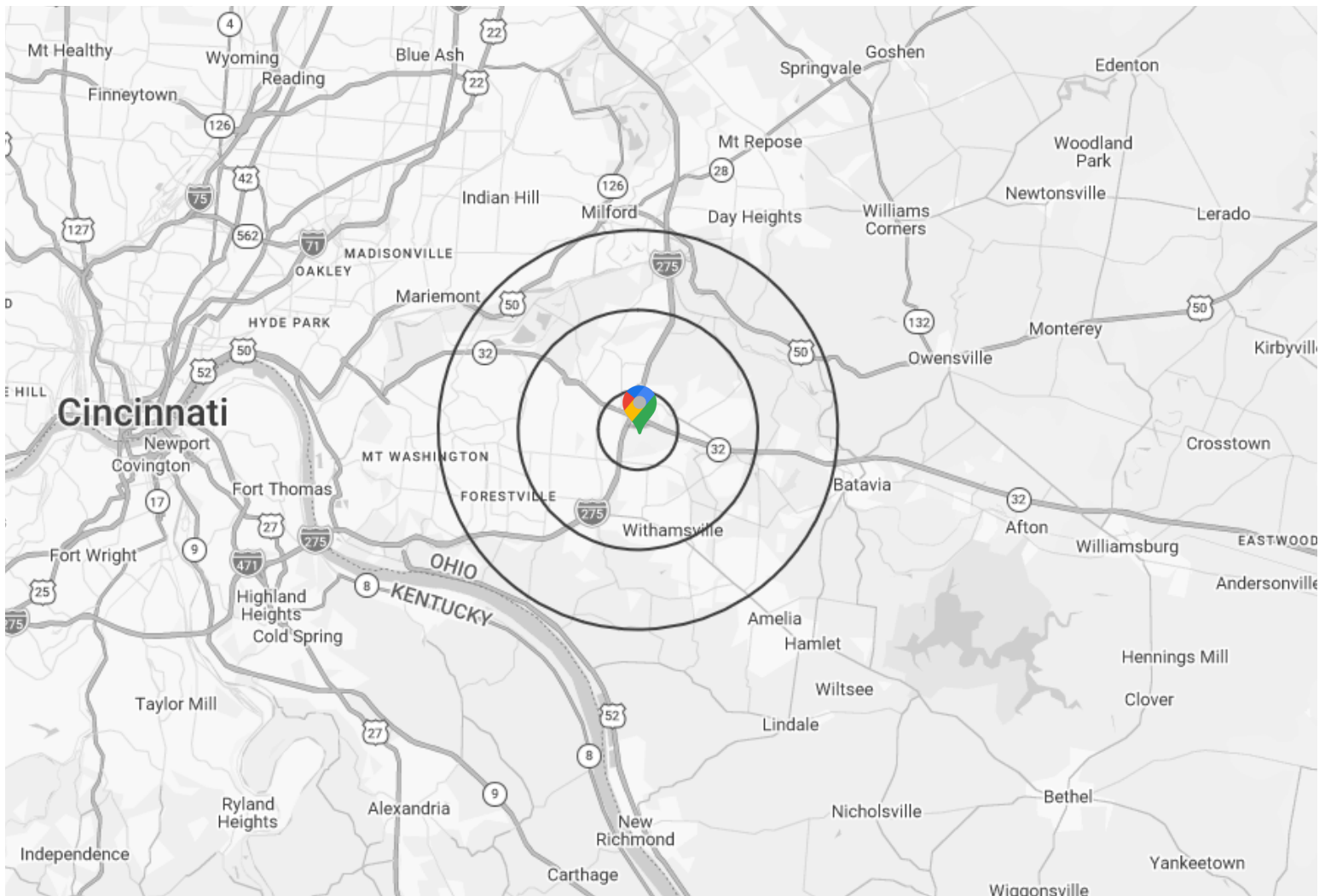
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DEMOGRAPHICS



Description	1 mile	3 mile	5 mile
Population Summary			
2020 Population	4,777	56,427	111,431
2025 Population	5,181	57,078	113,025
2030 Population Projection	5,360	58,114	114,961
Household Summary			
2020 Households	2,193	23,148	44,545
2025 Households	2,406	23,664	45,450
2030 Household Projection	2,497	24,179	46,345
Household Occupancy			
Owner Occupied Households	1,237	15,350	32,153
Renter Occupied Households	1,260	8,829	14,192
Avg Household Size	2.1	2.3	2.4

Description	1 mile	3 mile	5 mile
Household Income			
Avg Household Income	\$72,637	\$104,193	\$116,847
Median Household Income	\$55,988	\$79,375	\$87,320
Median Home Info			
Median Home Value	\$209,322	\$274,025	\$312,202
Median Year Built	1978	1983	1983
Employment Summary			
Employees	10,016	22,752	51,319
Businesses	994	2,638	5,719
Employees per Business	10	9	9
Median Age			
2025 Median	41.4	40.7	41.5

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