

THE MONTGOMERY POINTE

RETAIL FOR LEASE

8740 MONTGOMERY ROAD
CINCINNATI, OHIO 45236



LAURI SULLIVAN (STEFANOU)
SENIOR VICE PRESIDENT

MOBILE 513.604.1414 | **DIRECT** 513.842.9504
LSTEFANOU@EQUITY.NET



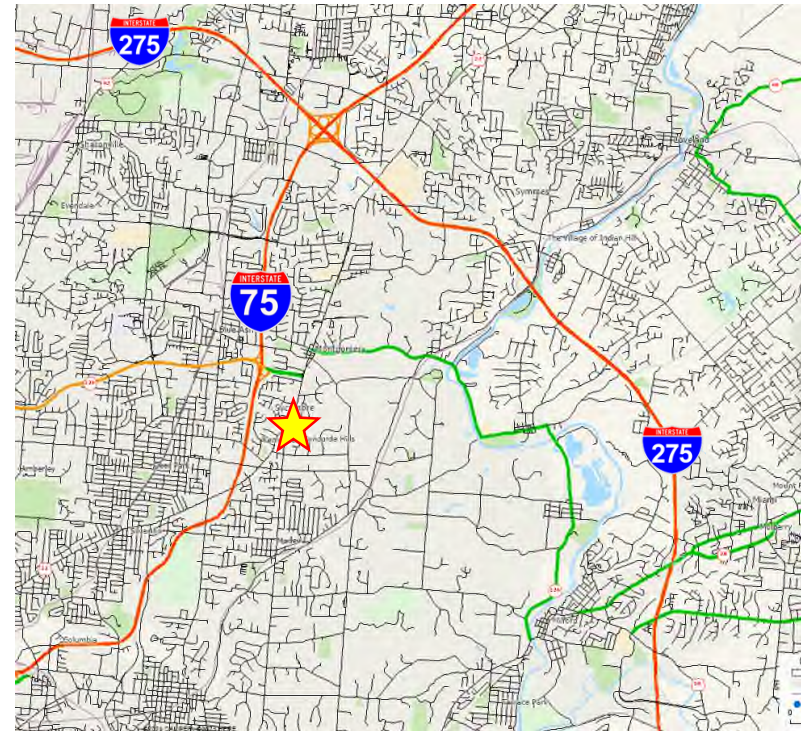
The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as is". The submission may be modified or withdrawn at any time by the property owner.

PROPERTY HIGHLIGHTS

- +/- 4,166 SF inline, street-level retail space available: \$20.00 psf NNN
- +/-11,675 SF lower-level office space available (divisible to 5,296 SF): \$10.00 psf NNN
- Located on the north side of Kenwood Mall trade area
- Adjacent to affluent Montgomery, Kenwood, Madeira & Indian Hill
- Locally owned & managed
- Minutes from Kenwood Towne Center

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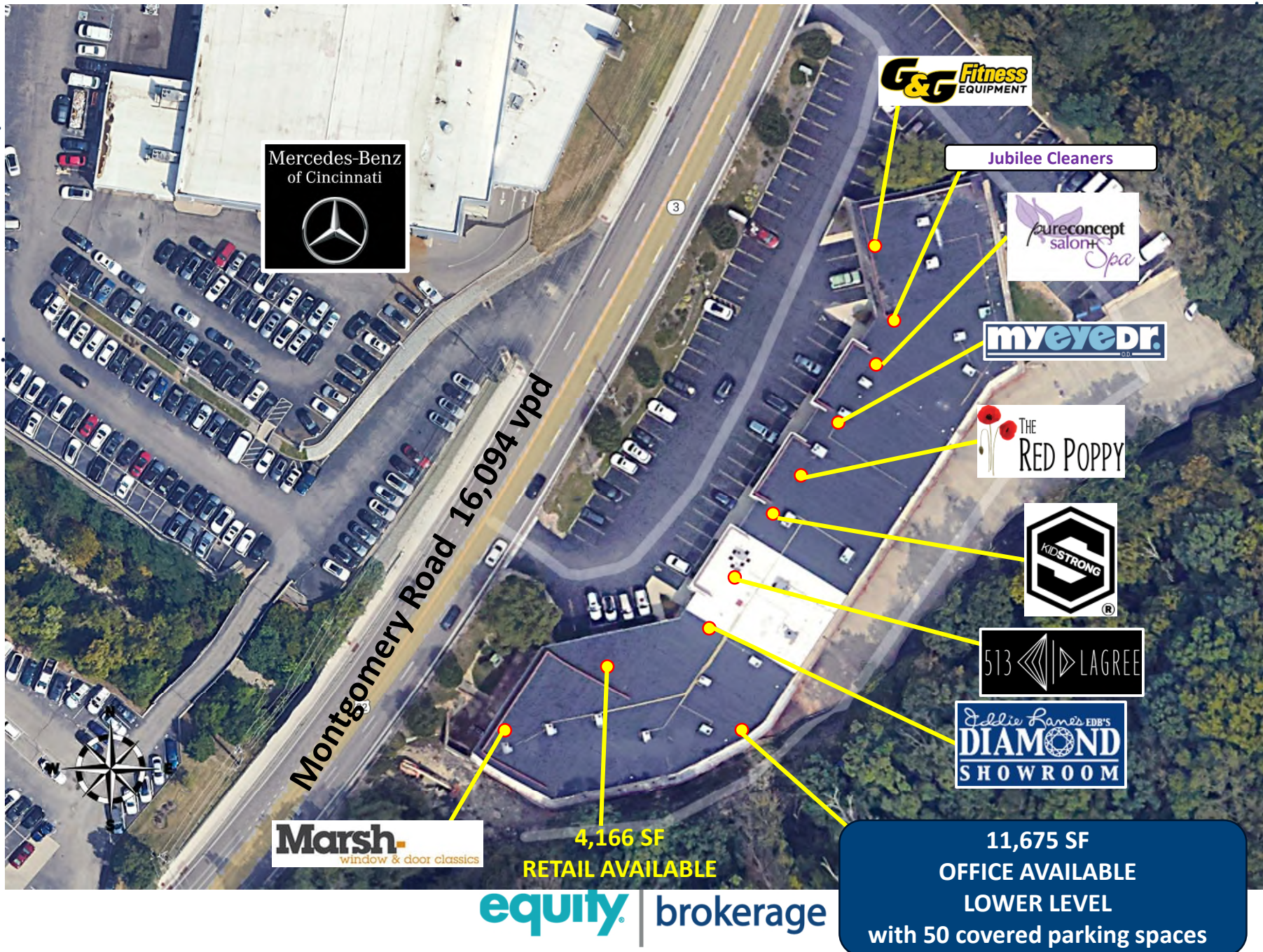
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SITE AERIAL



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PHOTOS



equity | brokerage

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KEY FACTS

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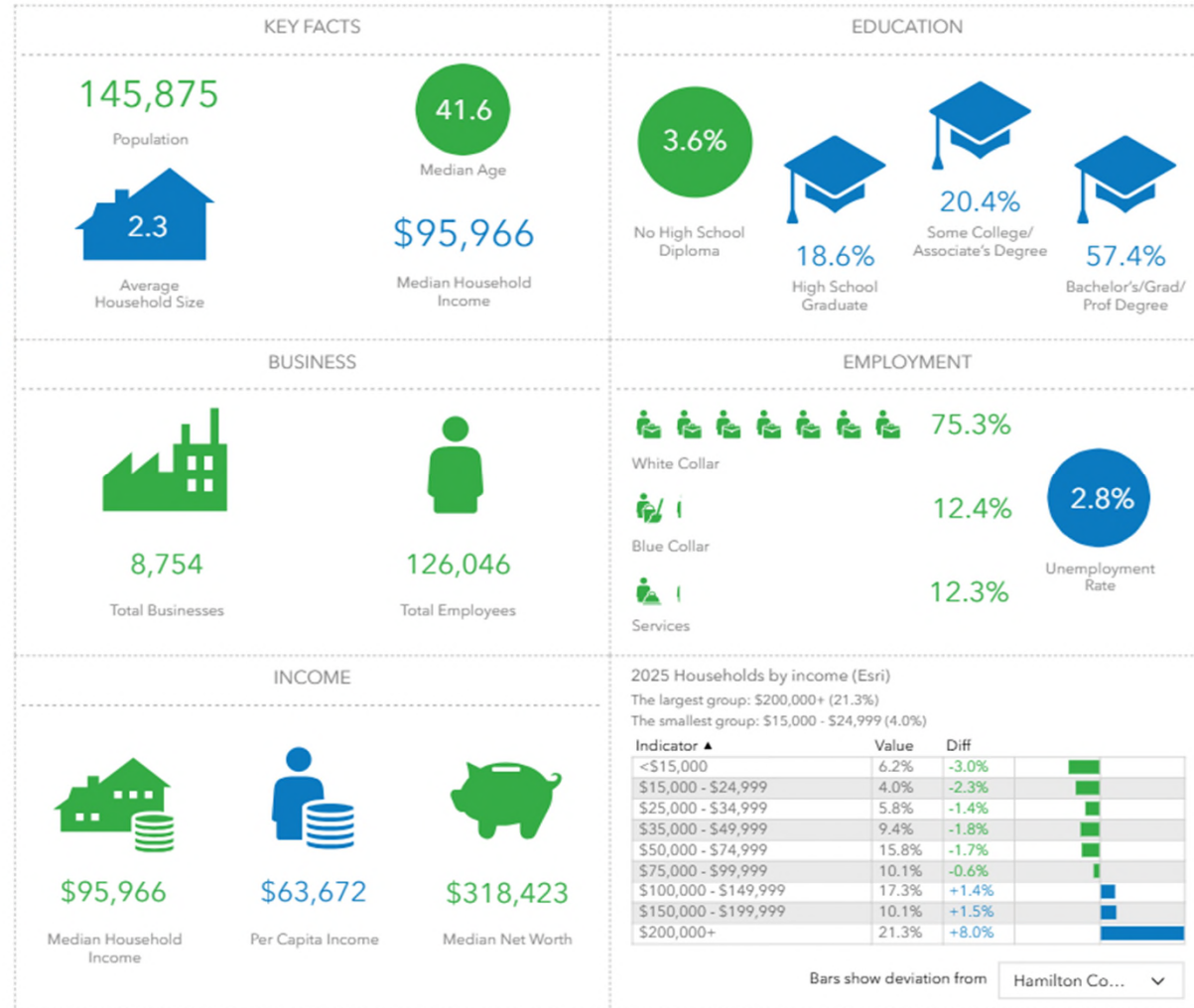


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Key Facts

8740 Montgomery Rd, Cincinnati, Ohio, 45236
Ring of 5 miles



Source: This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025). © 2025 Esri



What's in My Community?

Places that make your life richer and community better

8740 Montgomery Rd, Cincinnati, Ohio, 45236
5 miles



This infographic was inspired by the visionary [Plan Melbourne](#) and the hyper proximity 20-minute neighbourhoods concept. Points of interest are grouped into civic themes which contribute to livability and community engagement.

Points of interest are sourced from Foursquare. License information about this content is available in the [data documentation](#). * Indicates the number of locations has reached the maximum. © 2025 Esri

AREA INFORMATION

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SHOPPING AND SPENDING

8740 Montgomery Rd, Cincinnati, Ohio, 45236 3
Ring of 5 miles

Shopping

117

2025 Shopped at DSW Store/3 Mo:
Index

Which is more than 80% of all ZIP Codes

121

2025 Shopped at Nordstrom Store/3 Mo:
Index

Which is more than 80% of all ZIP Codes

105

2025 Shopped at CVS Drug Store/6 Mo:
Index

Which is more than 80% of all ZIP Codes

86

2025 Shopped at Walmart Pharmacy
Drug Store/6 Mo: Index

Which is less than 80% of all ZIP Codes

Disposable Income for this Area



\$110,468 ↑

Average Disposable Income is \$33,201 higher than
Ohio, which has a value of \$77,267