

FOR LEASE

1440 Kemper Meadow Dr Cincinnati, OH 45240

NAIBergman

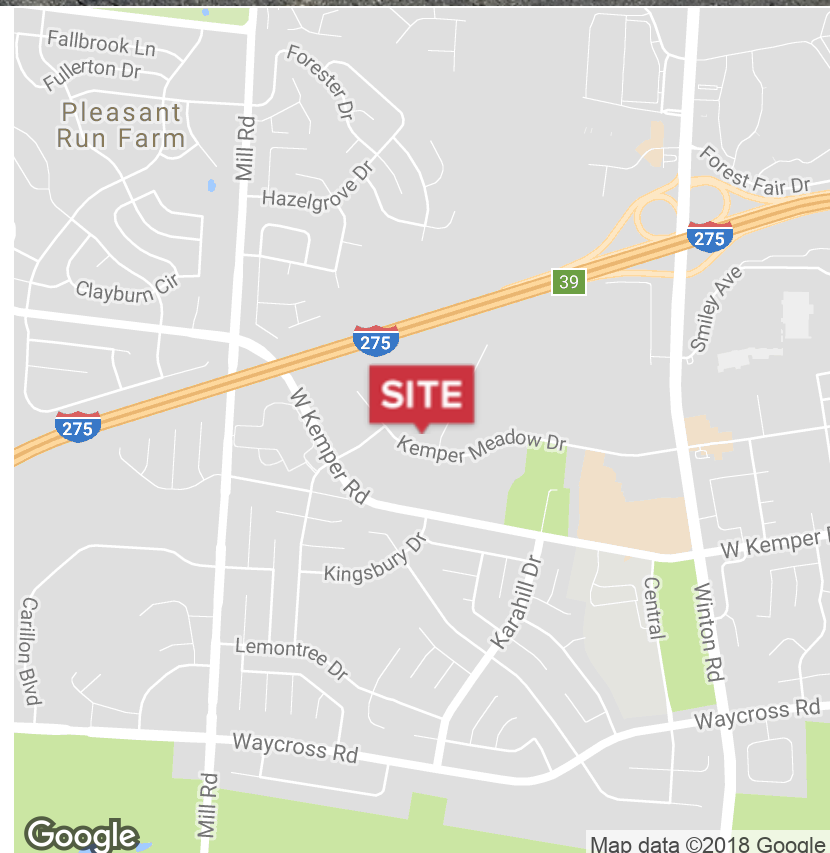


Office | 2,925 - 12,047 SF

- \$15/SF Full Service Rate
- 2925 SF or 4331 SF Class A space for lease
- or 12,047 SF Office/Warehouse For Lease/Sale
- Shared Entry with receptionist
- Secure Build with swipe entry
- NEWLY renovated break room
- NEWLY renovated restrooms
- Semi furnished with desks and file cabinets if needed

Demographics	1 Mile	3 Miles	5 Miles
Total Population:	7,985	71,591	173,620
Average HH Income:	\$59,828	\$63,888	\$62,269

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.



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Google

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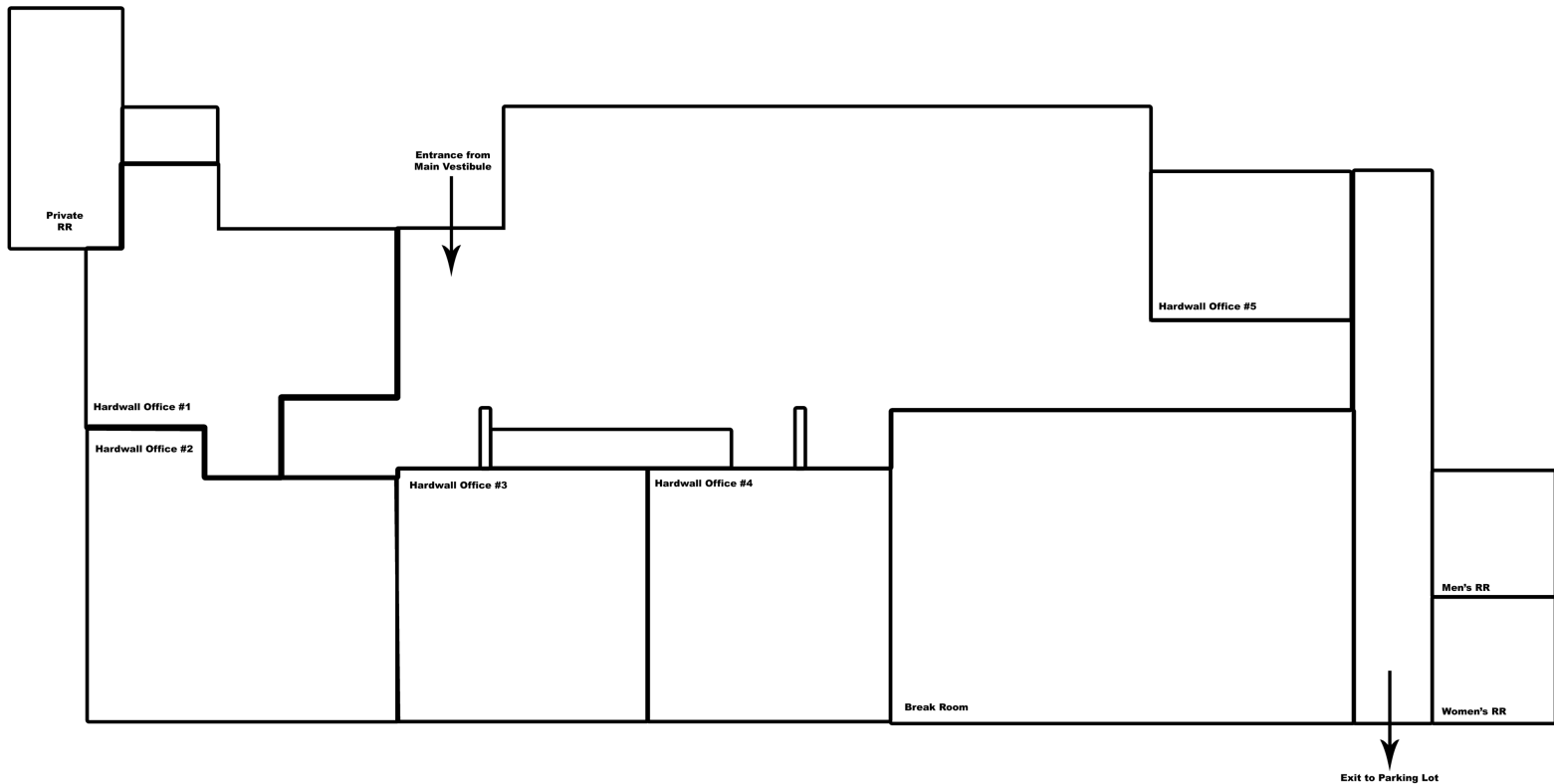


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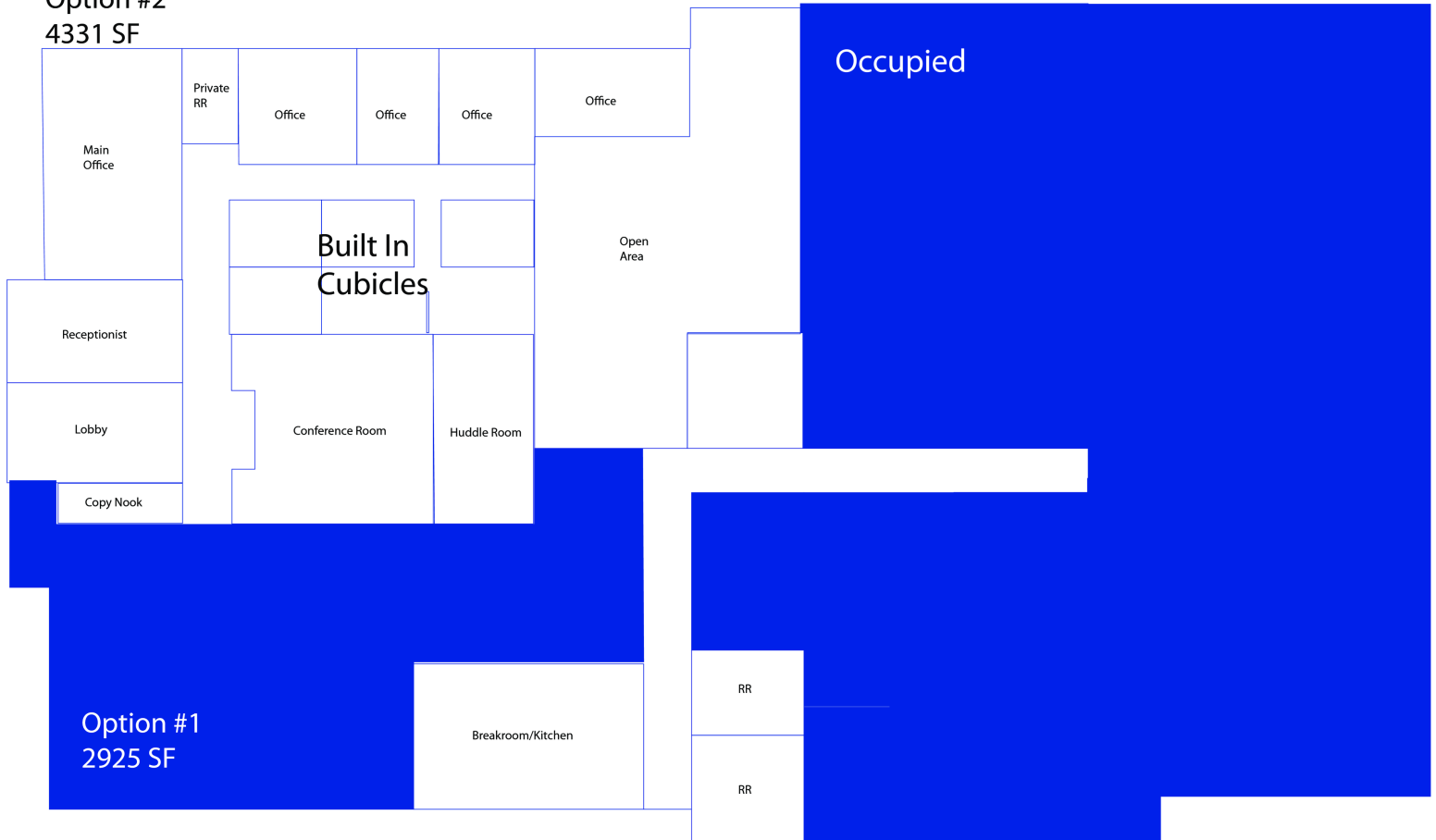
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Option #2 4331 SF

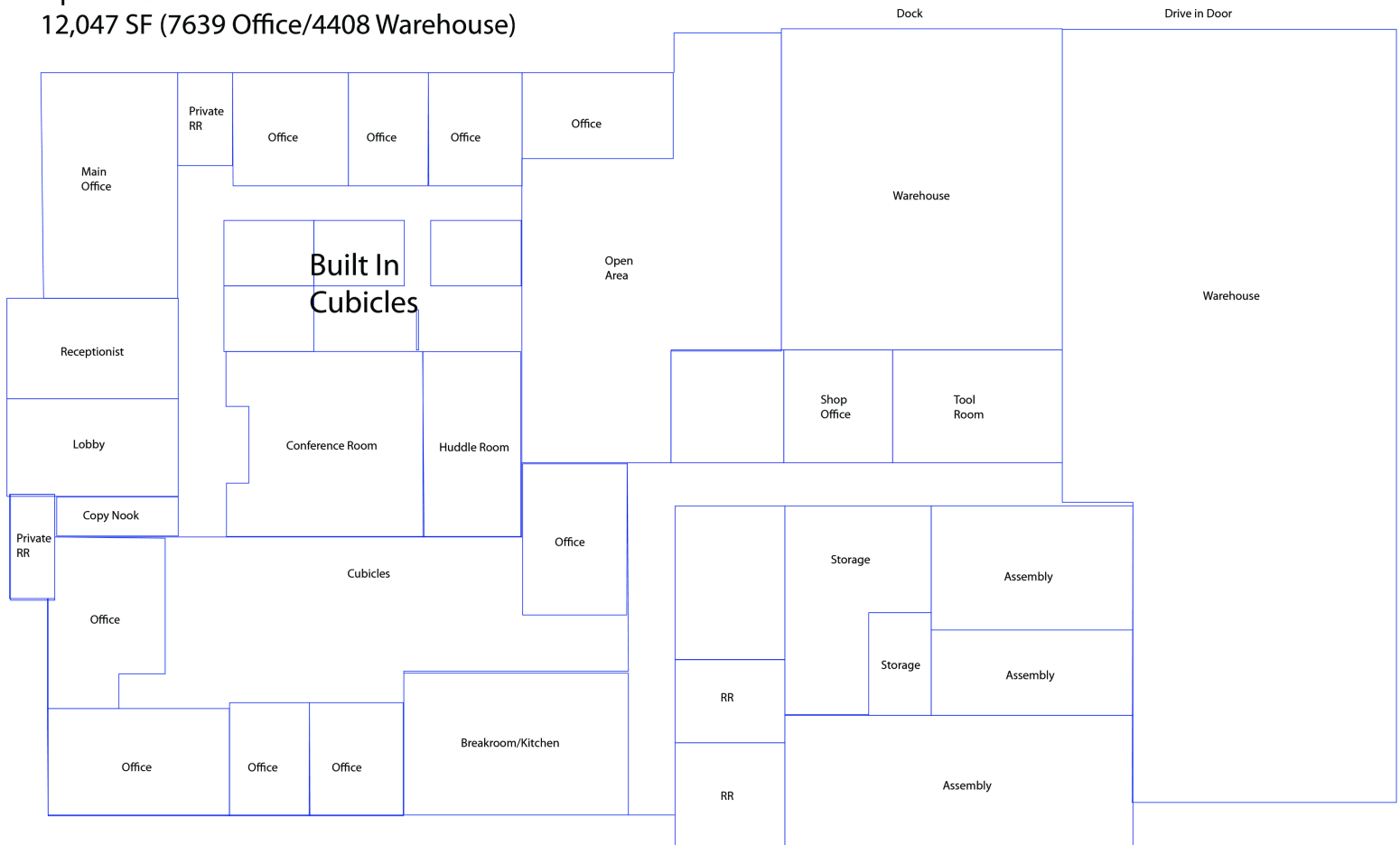


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Option #3

12,047 SF (7639 Office/4408 Warehouse)



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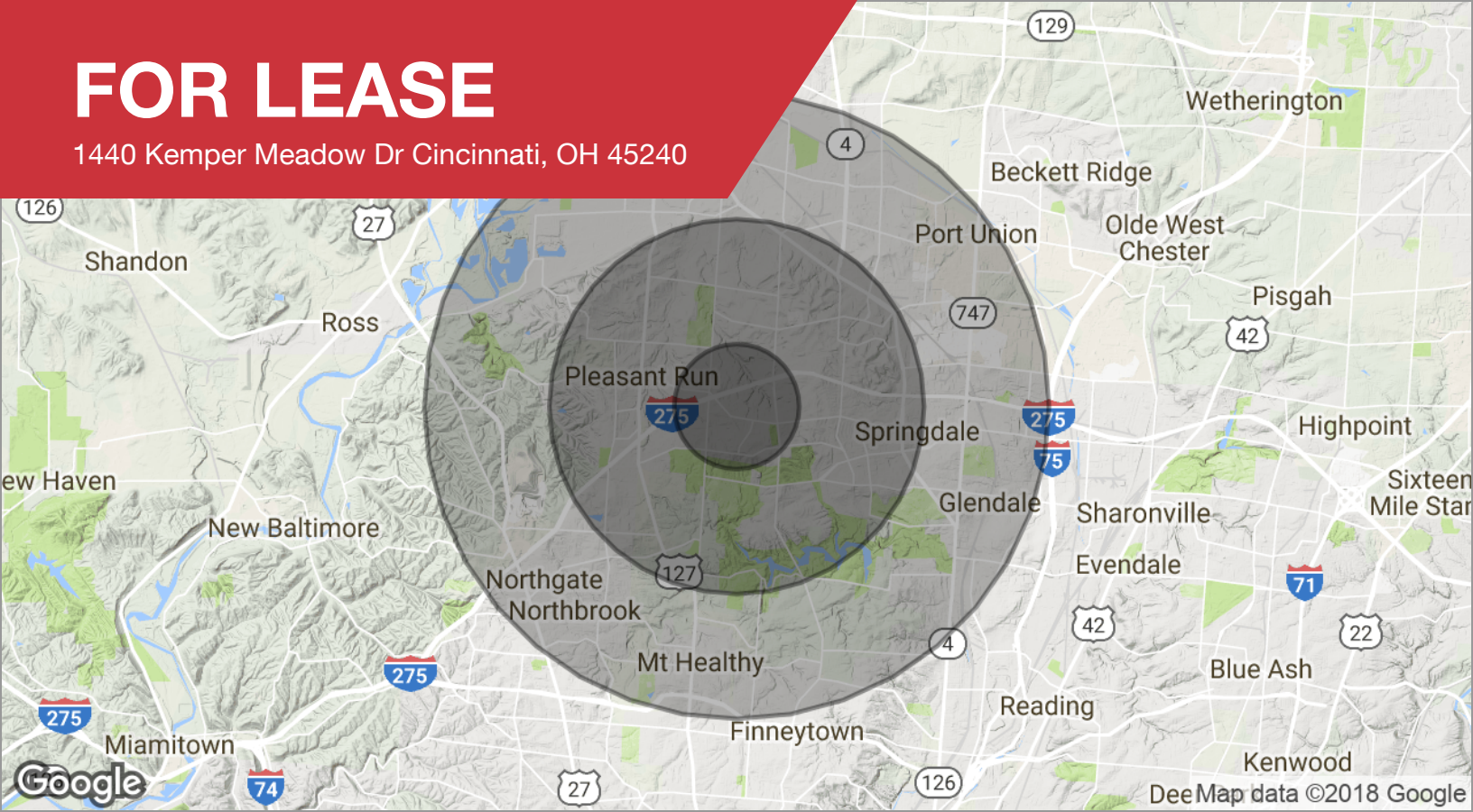
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	7,985	71,591	173,620
Median age	34.8	37.3	36.9
Median age (male)	33.5	36.5	35.5
Median age (Female)	35.1	37.6	38.1

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,050	26,783	67,250
# of persons per HH	2.6	2.7	2.6
Average HH income	\$59,828	\$63,888	\$62,269
Average house value	\$162,570	\$153,402	\$153,428

* Demographic data derived from 2010 US Census