

# Retail Space For Lease

## Fairfield



Spaces front busy Glenway Avenue with great visibility and strong demographics. Great Co-Tenancy within the center. Perfect for small business owners looking for a new location.



### FEATURES

- \_\_\_\_\_ **Total SF Available**
- Located just off I-275 at the Gilmore Road & Winton Road exits with traffic light access
- Next to two of the largest employers - Cincinnati Financial & Mercy Health Hospital
- Walking path connecting Cincinnati Financial (3,280 employees) and site
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- Lease Rate: \$12.00 PSF Gross

### LOCATION

**Gilmore Square**  
**500 Kolb Drive & Gilmore Road**  
**Fairfield, OH 45014**

### CONTACT

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<u>Demographics:</u>	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population:	5,632	70,964	148,285
Households:	2,112	28,446	58,812
Avg. HH Income:	\$79,018	\$72,269	\$75,688

Traffic Count:  
 Glenway Avenue at Surrey Avenue = 30,976 2018

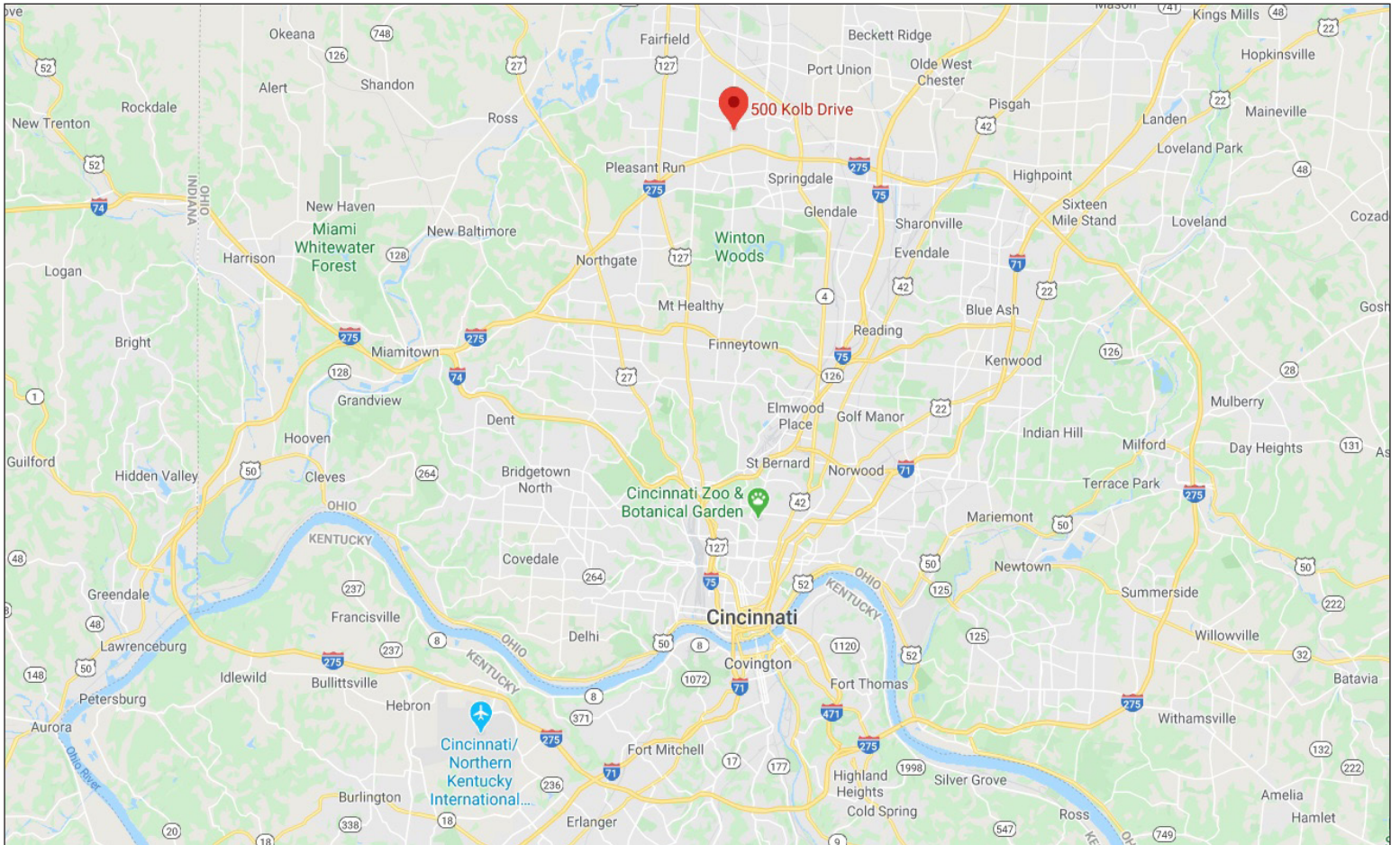
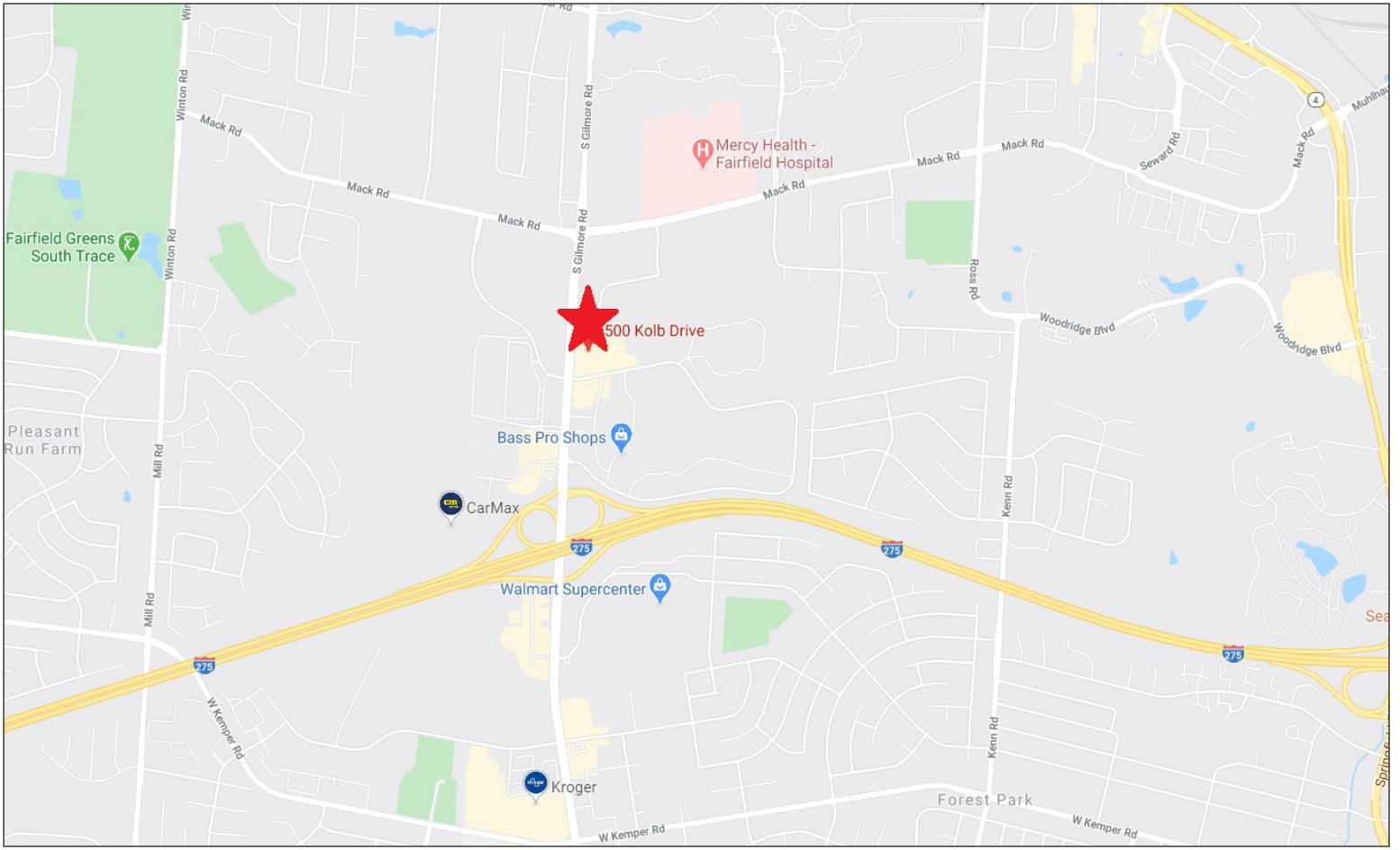


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# Gilmore Square



# Gilmore Square Floor Plan



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# Demographic Summary Report

## Gilmore Square 500 Kolb Dr, Fairfield, OH 45014

Building Type: **General Retail**      Total Available: **0 SF**  
 Secondary: **Storefront**              % Leased: **100%**  
 GLA: **18,900 SF**                      Rent/SF/Yr: **-**  
 Year Built: **1999**



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2025 Projection	5,574	71,815	150,056
2020 Estimate	5,632	70,964	148,285
2010 Census	6,237	70,022	146,629
Growth 2020 - 2025	-1.03%	1.20%	1.19%
Growth 2010 - 2020	-9.70%	1.35%	1.13%
<b>2020 Population by Hispanic Origin</b>	199	5,430	11,386
<b>2020 Population</b>	5,632	70,964	148,285
White	3,111 55.24%	40,474 57.03%	94,545 63.76%
Black	2,196 38.99%	25,173 35.47%	42,934 28.95%
Am. Indian & Alaskan	11 0.20%	259 0.36%	514 0.35%
Asian	118 2.10%	2,441 3.44%	5,409 3.65%
Hawaiian & Pacific Island	13 0.23%	112 0.16%	320 0.22%
Other	183 3.25%	2,506 3.53%	4,562 3.08%
U.S. Armed Forces	0	38	87
<b>Households</b>			
2025 Projection	2,082	28,799	59,555
2020 Estimate	2,112	28,446	58,812
2010 Census	2,391	28,104	58,117
Growth 2020 - 2025	-1.42%	1.24%	1.26%
Growth 2010 - 2020	-11.67%	1.22%	1.20%
Owner Occupied	1,691 80.07%	17,203 60.48%	37,186 63.23%
Renter Occupied	421 19.93%	11,243 39.52%	21,625 36.77%
<b>2020 Households by HH Income</b>	2,112	28,445	58,811
Income: <\$25,000	181 8.57%	4,459 15.68%	9,475 16.11%
Income: \$25,000 - \$50,000	501 23.72%	7,082 24.90%	14,199 24.14%
Income: \$50,000 - \$75,000	493 23.34%	7,015 24.66%	13,358 22.71%
Income: \$75,000 - \$100,000	327 15.48%	3,845 13.52%	8,035 13.66%
Income: \$100,000 - \$125,000	314 14.87%	2,793 9.82%	5,809 9.88%
Income: \$125,000 - \$150,000	162 7.67%	1,308 4.60%	2,997 5.10%
Income: \$150,000 - \$200,000	104 4.92%	1,060 3.73%	2,628 4.47%
Income: \$200,000+	30 1.42%	883 3.10%	2,310 3.93%
<b>2020 Avg Household Income</b>	\$79,018	\$72,269	\$75,688
<b>2020 Med Household Income</b>	\$69,541	\$58,800	\$60,159

