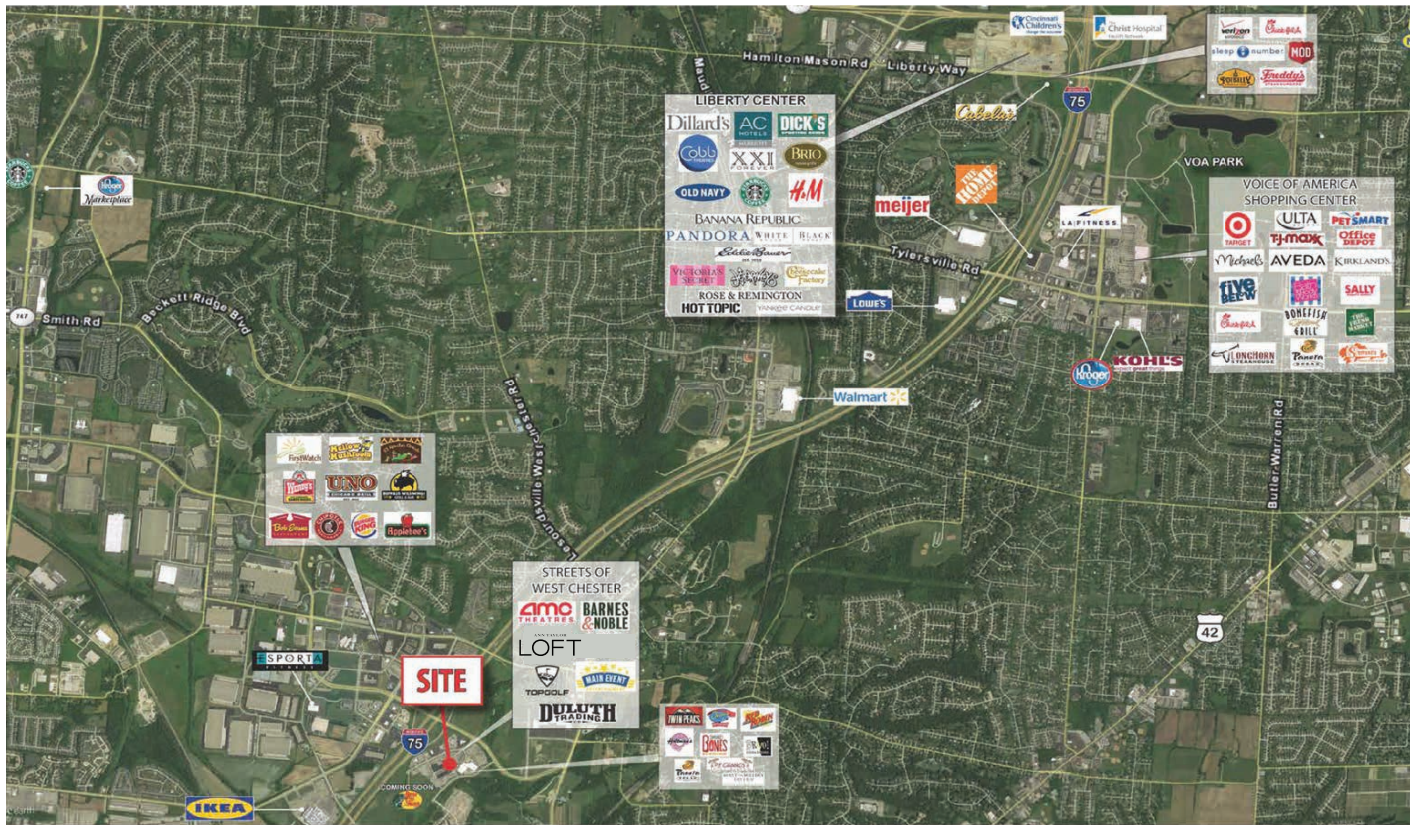


STREETS OF WEST CHESTER

9435-9455 CIVIC CENTER BOULEVARD, 9436-9568 WATER FRONT DR, WEST CHESTER, OH



► PROPERTY DETAILS

Total Square Footage: 236,842

► PROPERTY DESCRIPTION

- 236,842 SF Retail Center strategically positioned at the intersection of I-75 and Union Centre Boulevard with over 119,779 vehicles per day in West Chester, Ohio's largest township

- The regional entertainment hub serving the affluent suburbs of Northern Cincinnati

- Area restaurants include P.F. Changs, Bravo, Matt the Miller, Twin Peaks, Smokey Bones, Red Robin, Panera and Skally's

- Area attractions include IKEA, Top Golf, Main Event, AMC Theater (18-Screens), Barnes & Noble and Duluth Trading

TRAFFIC COUNTS:

- 119,779 VPD on I-75
- 37,264 VPD on Civic Centre Blvd, east of site

► DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Total Population	40,322	135,475	604,413
Average Household Income	\$110,209	\$114,243	\$107,408
2024 Households	15,573	52,051	234,108

► TENANTS



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