

# CREATIVE/LOFT OFFICE

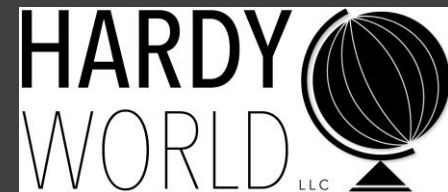
18 West 9<sup>th</sup> Street  
Cincinnati, OH



# NOW LEASING

Graham Kukucka  
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This renovated office is located between Over-The-Rhine and the CBD, just 3 blocks to the Hamilton County Courthouse, 2 blocks from the new high-rise Kroger development at Court & Walnut.

Built in 1948, the building has a lot of character with large window-lined work spaces, and modern updates throughout.

Private gated parking lot with designated surface spaces available. Time Warner Fiber Optics available in building.



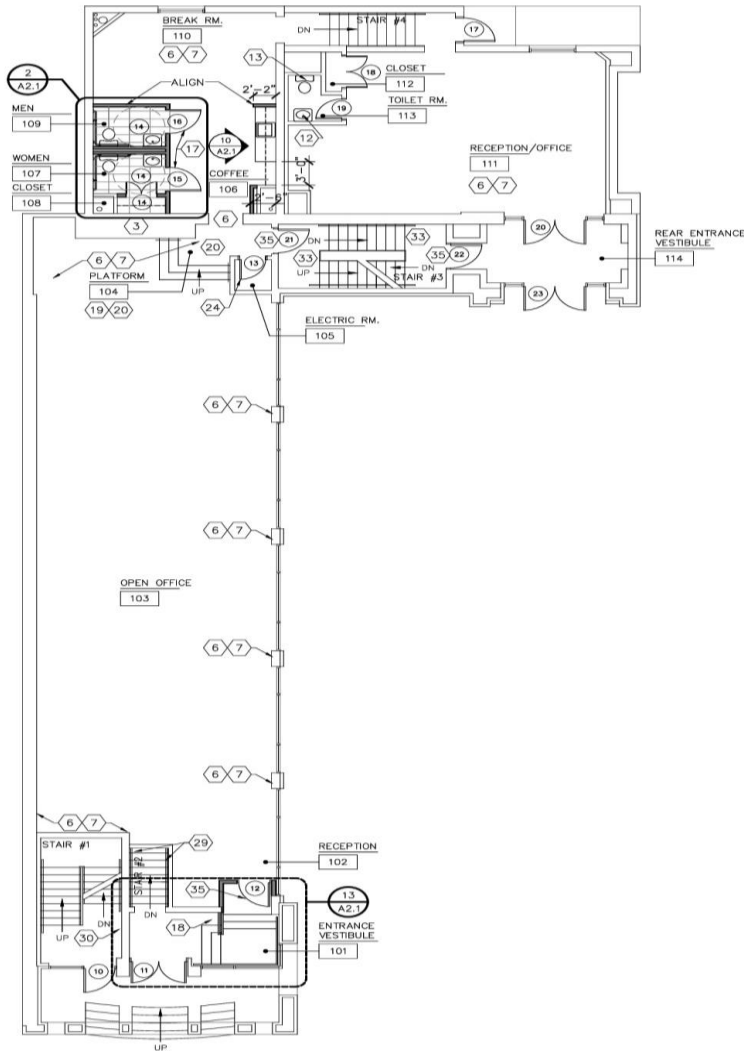
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## PROPERTY FEATURES

### Zoning

DD – Downtown District

### Rentable Building Area

10,775 Sq. Ft.

### Parking

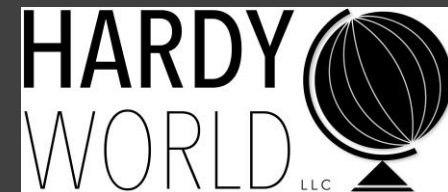
16 Surface Spaces

### Access

Bus line – West 9<sup>th</sup> Street  
Streetcar on Vine Street

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POPULATION	1 MILE	3 MILE	5 MILE
2018 Total Population	21,590	143,666	310,634
2023 Projected Population	21,985	145,383	313,920
Population Growth 2018-2023	1.83%	1.20%	1.09%
Average Age	37.4	36	36.4
HOUSEHOLD	1 MILE	3 MILE	5 MILE
2018 Total Households	10,398	62,422	132,941
Household Growth 2018-2023	2.13%	1.24%	1.11%
Average Household Income	\$71,468	\$58,059	\$63,396
HOUSING	1 MILE	3 MILE	5 MILE
Median Home Value	\$286,377	\$138,882	\$141,242
Median Year Built	1948	1947	1948

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