

# TURFWAY CROSSING

1336 Hansel Avenue, Florence, KY 41042

## EXECUTIVE SUMMARY



## LOCATION OVERVIEW

Florence is located approximately 10 miles southwest of the Cincinnati CBD and is part of the Cincinnati/Northern Kentucky MSA. The region ranks in the nation's top 10 markets for the number of Fortune 500 headquarters per million residents.

## PROPERTY HIGHLIGHTS

- Available: 5,000 SF
- Turfway Crossing is a 99,500 SF shopping center anchored by Dick's Sporting Goods and Christmas Tree Shops
- Situated north of the Houston Road and Turfway Road intersection
- Houston Road serves as the main retail thoroughfare in the trade area. Turfway Road is a thoroughfare connecting the area's retail and commercial uses with Interstate 75/71 and the residential population
- Area retailers include: Kohl's, PetSmart, Target, Sam's Club, Walmart, The Home Depot, Best Buy, Chick-fil-a, Texas Roadhouse, Cracker Barrel, Applebee's Grill + Bar, and LongHorn Steakhouse

## DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
POPULATION	2,727	51,118	147,164
HOUSEHOLDS	1,054	20,795	57,128
AVG HH INCOME	\$55,013	\$73,347	\$93,203



## EXCLUSIVE AGENT(S)

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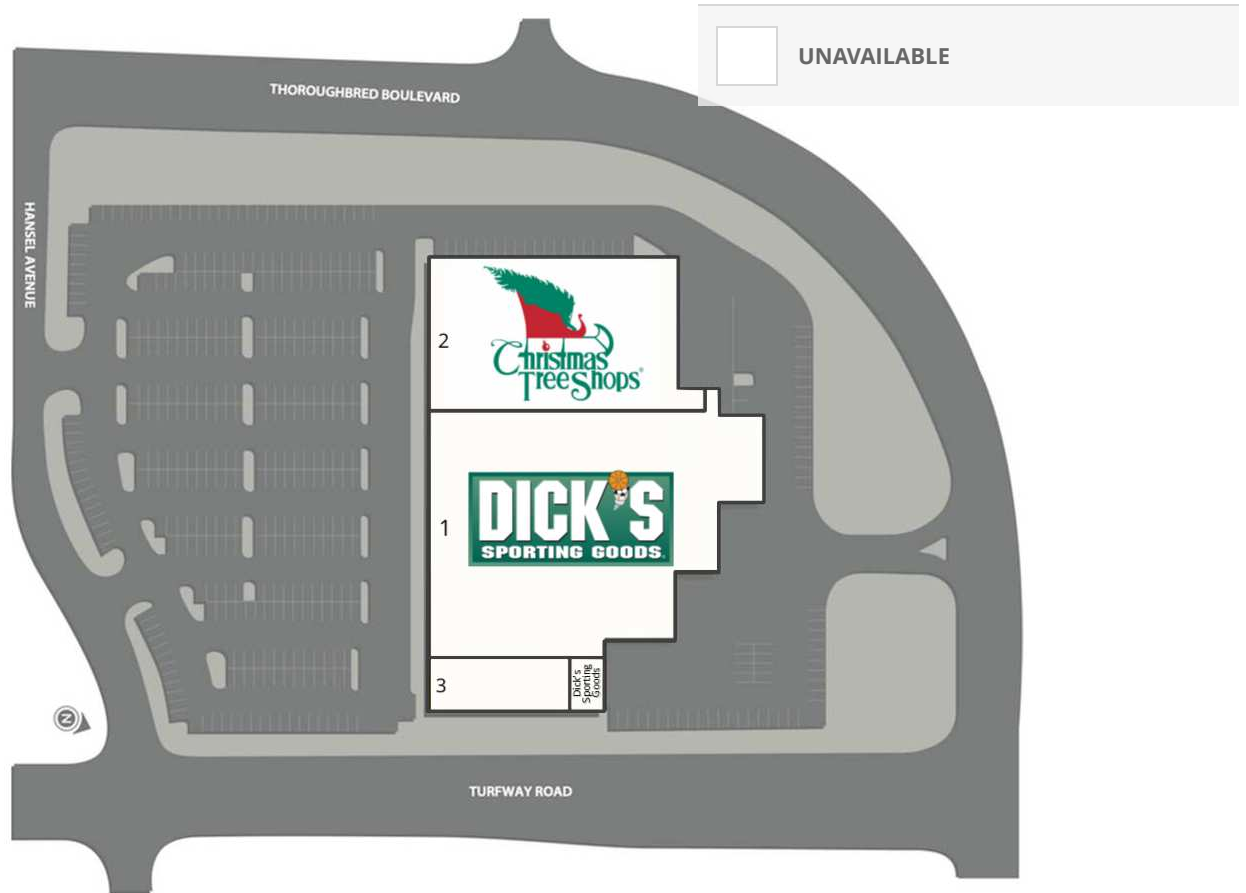
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## SITE PLAN



SUITE	TENANT NAME	SPACE SIZE
1	Dick's Sporting Goods	60,250 SF
2	Christmas Tree Shops	32,138 SF
3	-	5,000 SF
4	Dick's Sporting Goods	2,190 SF

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