



OBERER

REALTY SERVICES, LTD.

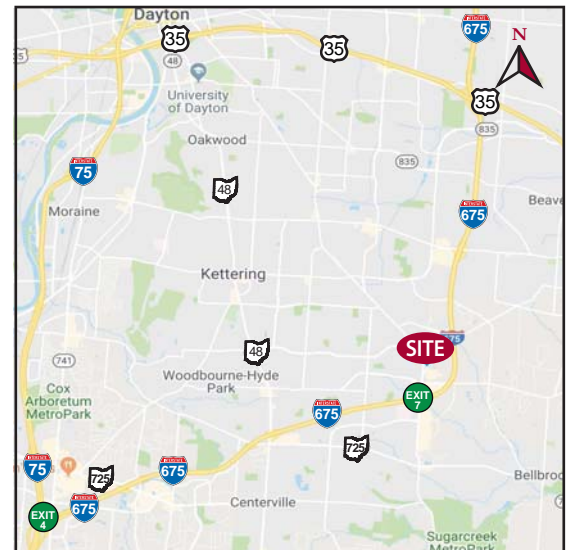
FOR LEASE SHOPPES I AT CORNERSTONE

Centerville, OH 45440



- 1,400 +/- SF INLINE RETAIL SPACE for lease in 10,00 SF strip center
- LOCATED AT CORNERSTONE OF CENTERVILLE, a 156-acre Costco, Cabela's & Kroger-anchored mixed use development accommodating retail, restaurant, hotel and medical office users
- STRATEGIC LOCATION in the south Dayton market at I-675 & Wilmington Pike offering convenient access to/from Dayton's most desirable demographics of Centerville/Washington Twp., Kettering, Oakwood, Beavercreek and Bellbrook/Sugarcreek Twp.
- IDEALLY SITUATED on a strong, well-established retail corridor
- HIGH VISIBILITY with direct frontage on Wilmington Pike providing over 31,000 vehicles per day
- CONVENIENT ACCESS VIA multiple signalized access points
- CORNERSTONE INCLUDES A 40-ACRE RESIDENTIAL COMPONENT providing 300 luxury apartment units, a 19-acre senior living community and 60 For Sale residential units
- JUST 1/2 MILE NORTH OF I-675 AND: Miami Valley Hospital South, a 750,000 SF hospital & medical office complex with over 450 employees; and Sinclair College South Campus, a 39-acre education, cultural & community center providing access to college & university classes, recreation, health services, cultural & performing arts activities
- CALL CHRIS CONLEY OR DANIELLE KUEHNLE at 937-910-0851 for more information

2019 DEMOGRAPHICS	3 mile	5 mile	7 mile
POPULATION	58,556	136,492	259,609
HH INCOME	\$90,508	\$91,574	\$86,593
TOTAL EMPLOYEES	32,523	70,500	137,128



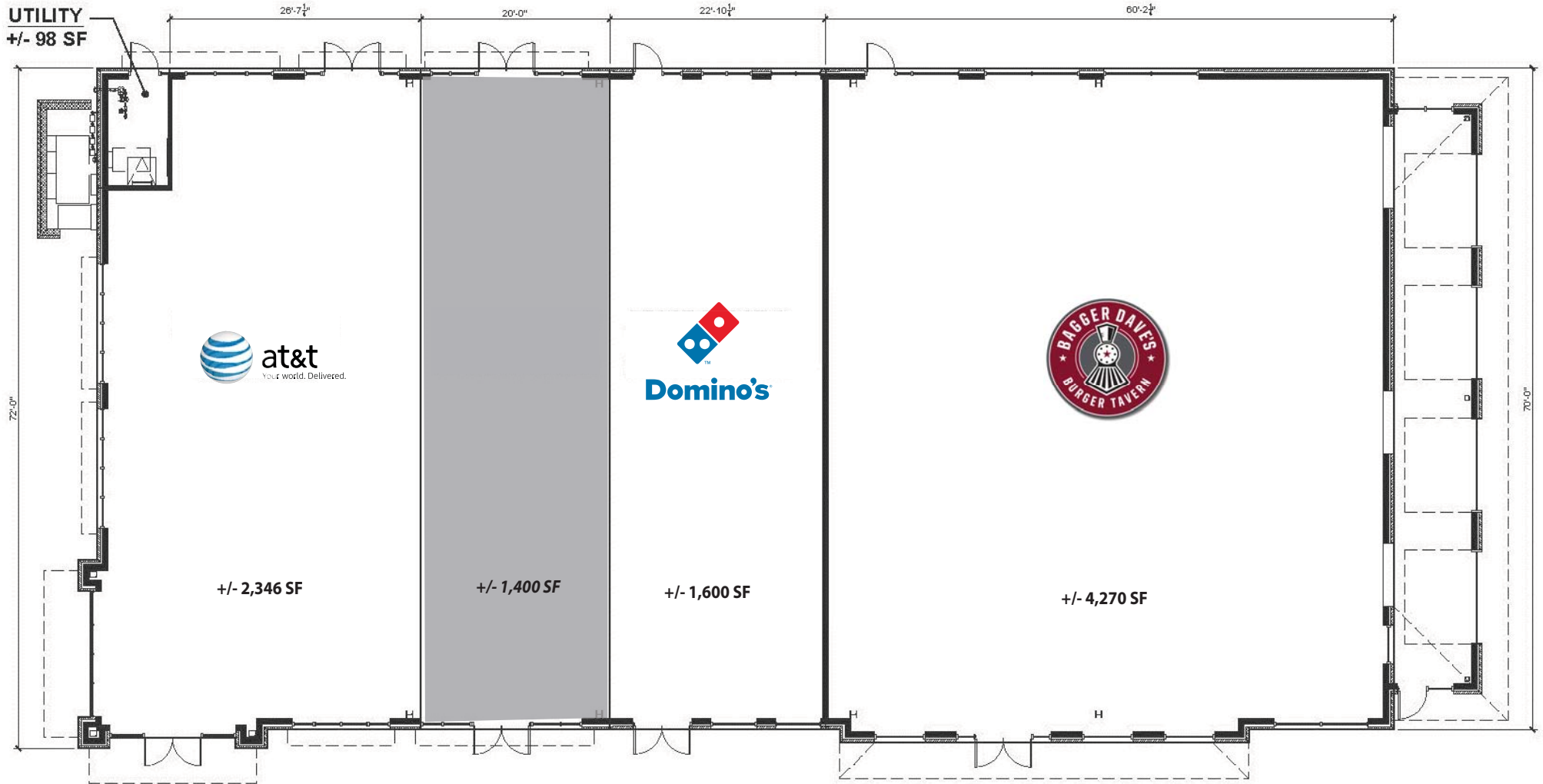
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937-910-0851 • 3445 Newmark Drive, Miamisburg, Ohio 45342 • www.oberer.com/commercial

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CORNERSTONE OF CENTERVILLE

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- 2 HOMES2 SUITES BY HILTON
- 3 AVAILABLE - 1.5 ACRES
- 4 CORE LIFE EATERY
- 5 CORNERSTONE SHOPPES III
BIBIPOP
ATHLETICO
FIREHOUSE SUBS
FIRST WATCH
- 6 CORNERSTONE SHOPPES I
BAGGER DAVE'S BURGER TAVERN
DOMINO'S
1,400 +/- SF AVAILABLE
AT&T AUTHORIZED RETAILER
- 7 CHICK-FIL-A
- 10 CHEDDAR'S CASUAL CAFE
- 11 FIRST FINANCIAL BANK
- 12 PANDA EXPRESS
- 13 COSTCO FUEL
- 14 CORNERSTONE SHOPPES II
MATTRESS FIRM
WHICH WICH?
GREAT CLIPS
WRIGHT PATT CREDIT UNION
- 16 KROGER FUEL
- 17 CABELA'S - 68,569 SF
- 18 KROGER GROCERY - 125,327 SF
- 19 COSTCO WHOLESALE - 153,623 SF
- 20 THE VILLAGE - +/- 6.3 ACRES
A COOPER'S HAWK WINERY
B HAND & STONE
LUMINOUS NAIL
C AVAILABLE: 1,500 - 10,000 SF retail
1,500 - 10,000 SF office
- 25 FUTURE KETTERING HEALTH - +/- 10.5 AC
- 27 MULTI-FAMILY - +/- 18.382 ACRES
UNDER CONTRACT - 260 UNITS
- 28 TREPLUS COMMUNITIES - +/- 19.760 ACRES
110 UNITS
- 29 RESIDENTIAL - 9.545 ACRES

CORNERSTONE OF CENTERVILLE, NORTH
WILMINGTON PIKE AND FEEDWIRE ROAD
COUNTY OF GREENE, CITY OF CENTERVILLE, OHIO

SITE PLAN EXHIBIT

SCALE: 1" = 140'-0"

The information shown on this concept plan is to illustrate general intent and shall not be construed as final as final with regard to any and all improvements shown hereon.



JANUARY 2020

www.oberer.com

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