



For Lease or Sale

Office condo in professional services campus

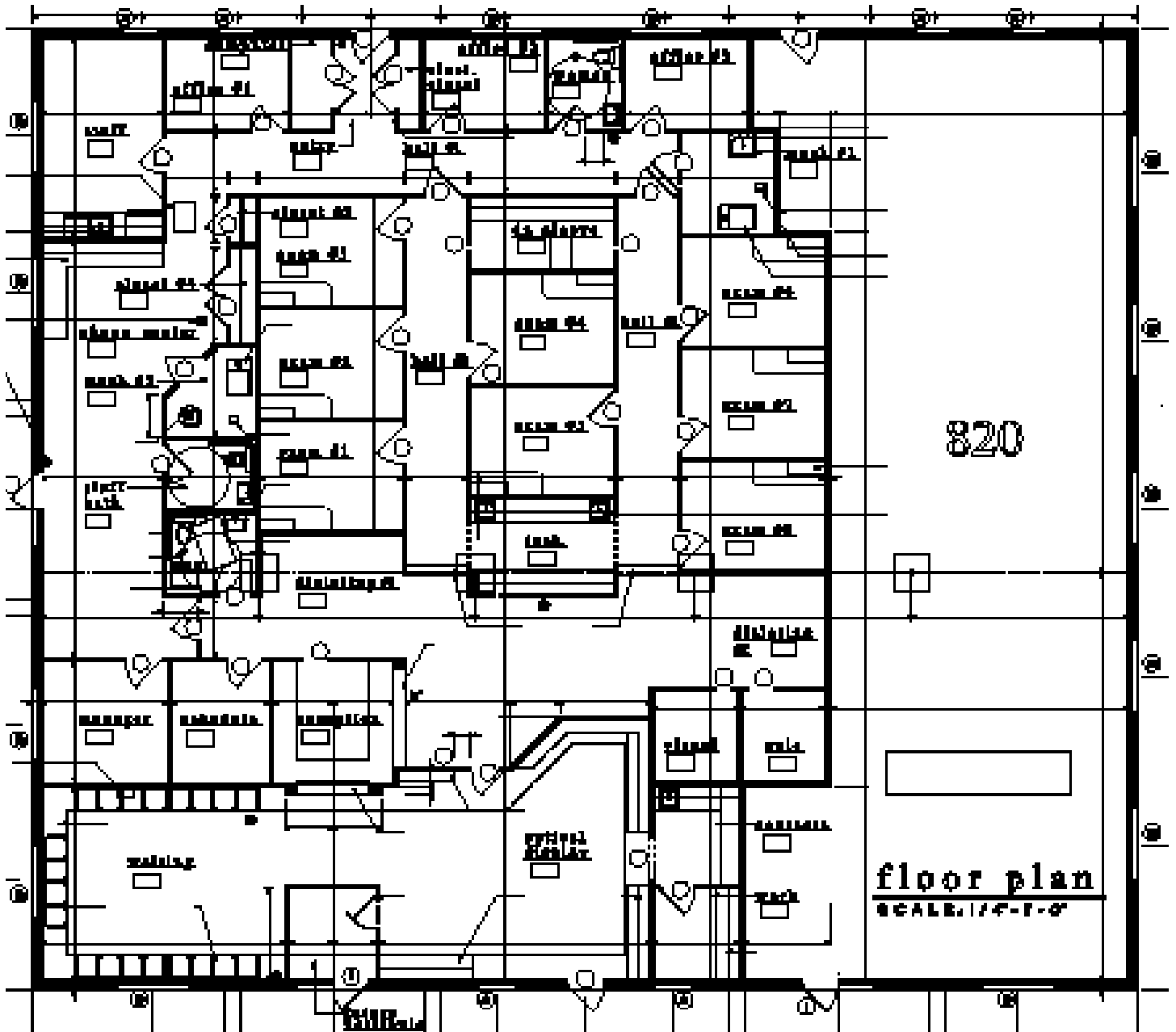
- High-end build out for medical practice
- Total condo size 5,086 square feet; built in 2009
- Condo comes with 20 parking spaces
- Available signage opportunities
- Located near one of the busiest intersections in Mason
- Convenient access to I-75 and I-71 as well as numerous restaurants, retail and hotels
- Beautifully landscaped and maintained
- Rental rate of \$14.50 / s.f. nnn or sale price of \$737,000

**6394 Thornberry Court
Mason, OH 45040**

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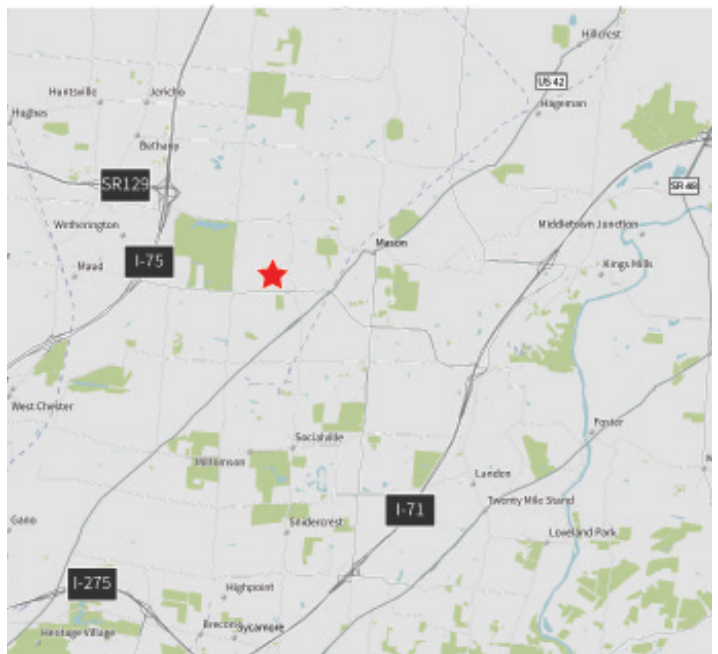
Favorable demographics

	1 mile	5 miles	10 miles
Population	9,172	139,251	400,766
Median age	36.7	36.7	36.7
Households	3,027	50,383	146,921
Median household income	\$87,507	\$90,396	\$80,891
Average household income	\$108,148	\$113,405	\$105,008

U.S. median age is 38.2

Average U.S. median household income is \$56,124

Average U.S. household income is \$80,675



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