1818/RACE

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- *Silver LEED certified*

- *22,940 SF building built in the 1880's*

- *Asking $16.45 PSF Modified Gross (tenant pays util. + janitorial)*

- *Located directly on the Connector streetcar line*

- *Neighbors Findlay Market, the primary source of fresh food in urban Cincinnati*
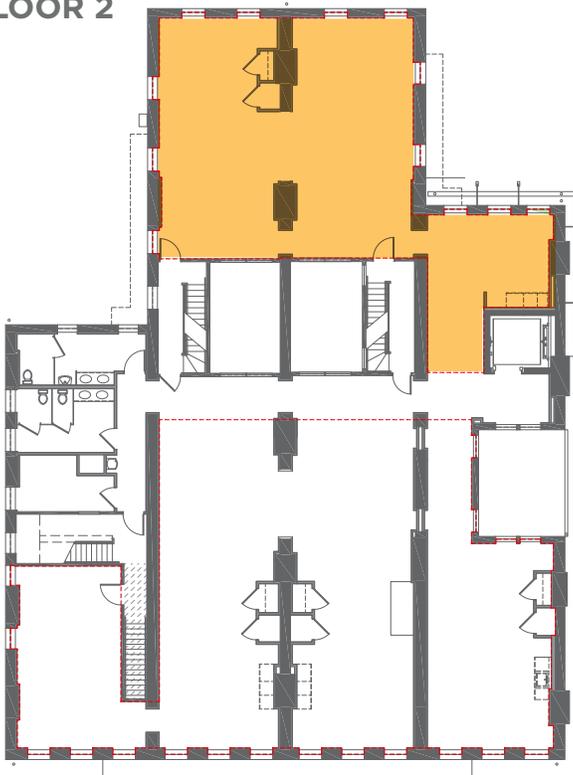
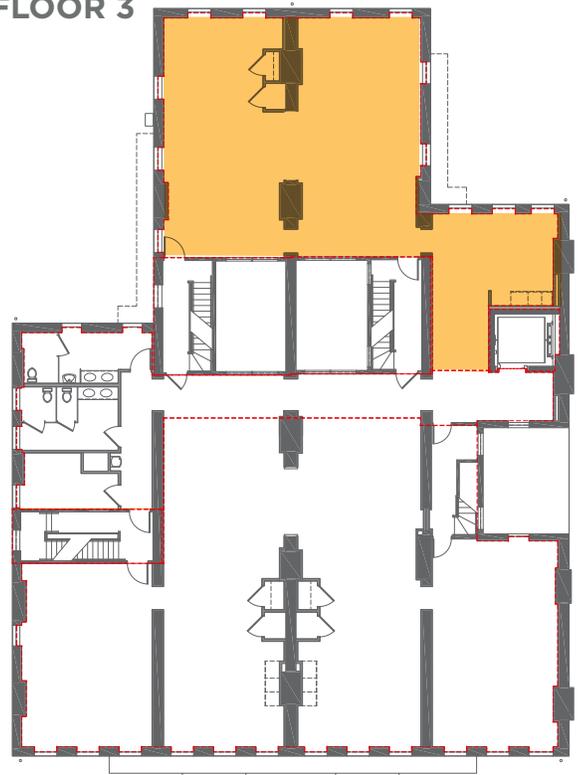- *Option to lease nearby parking spots*

NEW SPACE

FLOOR 2

FLOOR 3

- - - - - - *RACE STREET* - - - - -

LAYOUT
EXCELLENT DIVISIBILITY

3

MCMICKEN AVENUE

FINDLAY STREET

RACE STREET

ELM STREET

ELDER STREET

PARK

PARK
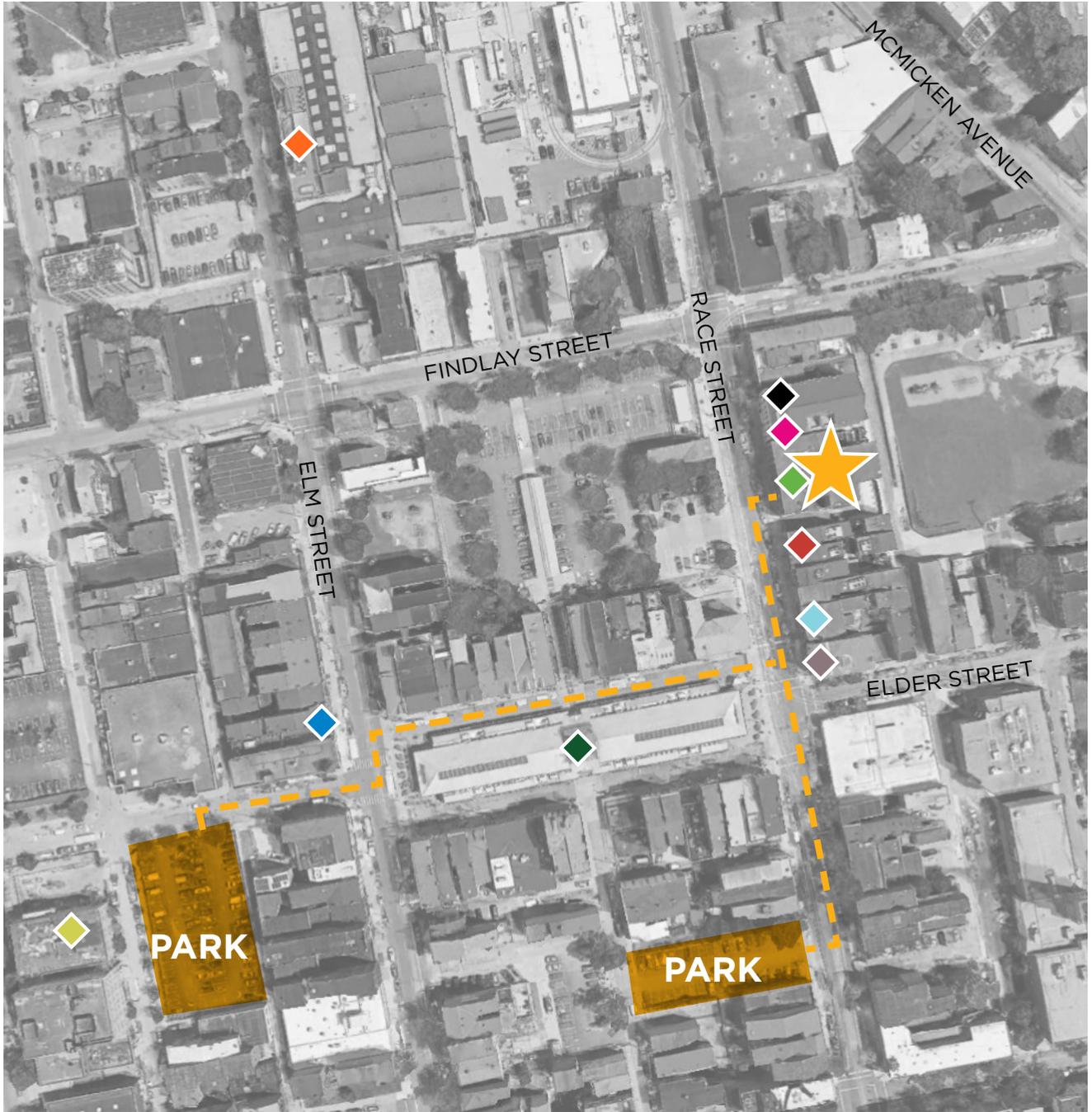
◆	◆	◆	◆	◆	◆	◆
RHINEGEIST BREWERY	MODEL GROUP	PHO LANG THANG	NEW FOOD HALL	DEEPER ROOTS	CHERBOURG CYPRUS	GOOSE & ELDER

◆	◆	◆
SAM ADAMS TAPROOM	FRENCH CRUST CAFE	FINDLAY MARKET

NEARBY

★
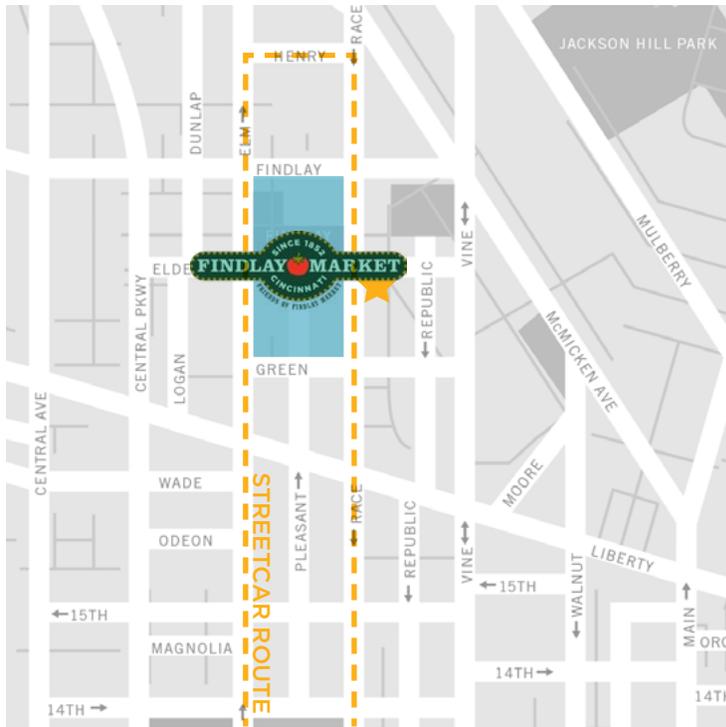
1818 RACE OFFICE

Cincinnati's **Connector** *(streetcar) will take you from OTR to riverfront amenities at The Banks.*

Stop located in front of 1818 Race!

"OTR's office space boom is built to last..." **Findlay Market** is "an amenity that doesn't cost anything that beats what other office parks try to manufacture"

READ PRESS

This neighborhood is "home to one of the country's **most promising food scenes**"

READ PRESS

Salazar's third restaurant at 1800 Race Street "will have a separate **menu inspired by Findlay Market**"

READ PRESS

"The Hickory Wald Group is **opening a food hall** to serve as a testing ground for new concepts by chefs and food entrepreneurs"
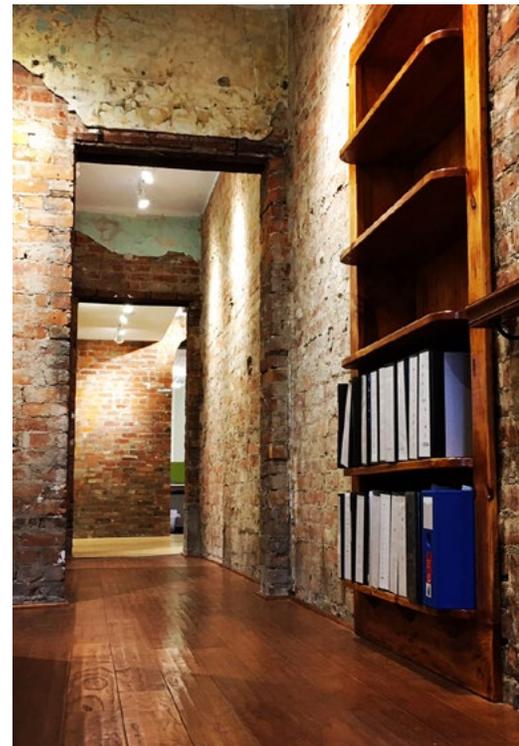
READ PRESS

"Popular Findlay Market Vietnamese restaurant Pho Lang Thang is moving to a larger location that will **open up new opportunities**"

READ PRESS

OVER-THE-RHINE

modelgroup

DEVELOPMENT • CONSTRUCTION • MANAGEMENT

- Model Group is a recognized leader in urban revitalization and historic preservation

- Guaranteed that your new space will be one of a kind!

- Other OTR projects include Bremen Lofts, Broadway Square, Trinity Flats and Centennial Row

- Recent press shows the great successes of Model Group:

DEVELOPER

1818/RACE

+