






# FOR SALE

## Norwood Redevelopment Property



2359-2363 Norwood Avenue, Cincinnati, Ohio 45212

### PROPERTY HIGHLIGHTS

-  Commercial Building & Land For Sale
-  Great Investment Opportunity in Norwood Just Minutes From Hyde Park and Downtown Cincinnati
-  Zoned Commercial
-  1,377 SF Building in .151 AC
-  .144 AC Vacant Land

**Zamaris "Z" M. Geleszinski**  
zamaris@onsiteretailgroup.com  
513.924.5265

### DEMOGRAPHICS

Year 2019	One Mile	Three Mile	Five Mile
Estimated Population	17,183	120,747	271,573
Median Income	\$52,652	\$57,329	\$58,090
Average HH Income	\$69,021	\$81,419	\$79,988
Daytime Population	24,730	79,677	196,068

Avg Daily Traffic Count: 7,200 (2018)





Zamaris "Z" M. Geleszinski  
zamaris@onsiteretailgroup.com  
513.924.5265

2359-2363 Norwood Avenue,  
Cincinnati, Ohio 45209

**OnSite**  
Retail Group

The information herein is produced using data from private and government sources deemed to be reliable and is provided without representation or warranty. Logos are for identification purposes only and may be trademarks of their respective companies. © 2019 OnSite Retail Group, LLC All Rights Reserved.



Pine St.

Forest Ave.

Norwood Ave.

11K ADT '19

**SITE**

The Christ Hospital  
Health Network

1,377SF

0.151 AC

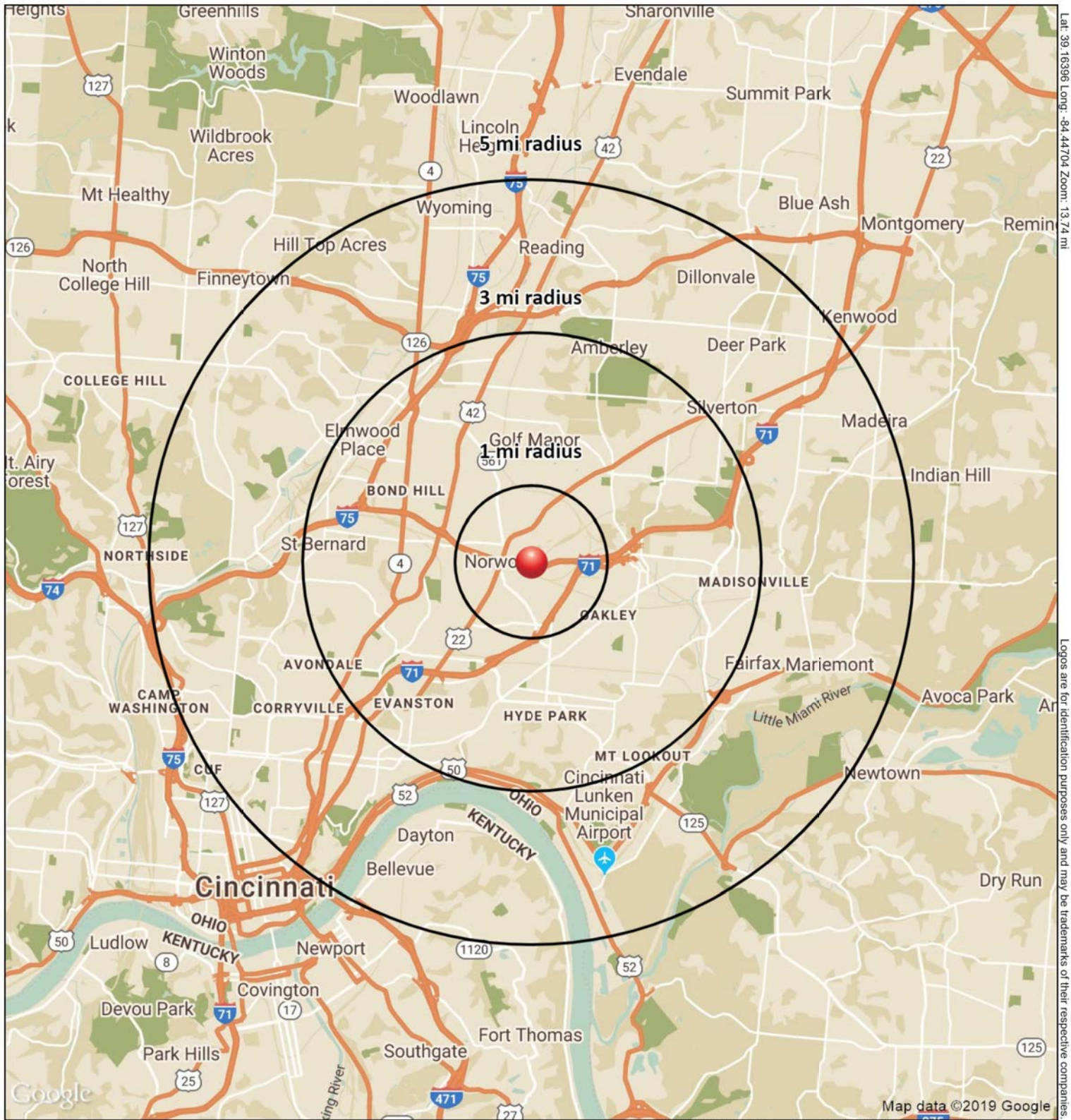
XO LIVING ROOM  
Research Facility

7K ADT '19

Zamaris "Z" M. Geleszinski  
zamaris@onsiteretailgroup.com  
513.924.5265

2359-2363 Norwood Avenue,  
Cincinnati, Ohio 45209

OnSite  
Retail Group



**2359 Norwood Ave**  
**Cincinnati, OH 45212**

December 2019



# SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections



Lat/Lon: -84.447/39.164

RS1

## 2359 Norwood Ave

## Cincinnati, OH 45212

		1 mi radius	3 mi radius	5 mi radius
<b>POPULATION</b>	2019 Estimated Population	17,183	120,747	271,573
	2024 Projected Population	17,404	123,383	277,466
	2010 Census Population	16,473	120,815	266,326
	2000 Census Population	18,503	134,945	292,683
	Projected Annual Growth 2019 to 2024	0.3%	0.4%	0.4%
	Historical Annual Growth 2000 to 2019	-0.4%	-0.6%	-0.4%
	2019 Median Age	34.4	36.5	36.1
<b>HOUSEHOLDS</b>	2019 Estimated Households	8,307	57,950	126,338
	2024 Projected Households	8,335	58,594	127,967
	2010 Census Households	7,527	55,674	119,442
	2000 Census Households	8,293	60,875	129,773
	Projected Annual Growth 2019 to 2024	-	0.2%	0.3%
	Historical Annual Growth 2000 to 2019	-	-0.3%	-0.1%
<b>RACE AND ETHNICITY</b>	2019 Estimated White	78.8%	54.4%	61.3%
	2019 Estimated Black or African American	13.8%	39.4%	31.6%
	2019 Estimated Asian or Pacific Islander	1.6%	2.1%	3.3%
	2019 Estimated American Indian or Native Alaskan	0.4%	0.2%	0.2%
	2019 Estimated Other Races	5.4%	3.8%	3.6%
	2019 Estimated Hispanic	6.6%	3.7%	3.3%
<b>INCOME</b>	2019 Estimated Average Household Income	\$69,021	\$81,419	\$79,988
	2019 Estimated Median Household Income	\$52,652	\$57,329	\$58,090
	2019 Estimated Per Capita Income	\$33,450	\$39,278	\$37,467
<b>EDUCATION (AGE 25+)</b>	2019 Estimated Elementary (Grade Level 0 to 8)	3.4%	3.0%	2.8%
	2019 Estimated Some High School (Grade Level 9 to 11)	9.4%	7.4%	6.8%
	2019 Estimated High School Graduate	27.7%	22.9%	23.3%
	2019 Estimated Some College	18.9%	18.5%	18.2%
	2019 Estimated Associates Degree Only	7.0%	7.0%	7.1%
	2019 Estimated Bachelors Degree Only	21.7%	23.5%	23.7%
	2019 Estimated Graduate Degree	11.9%	17.7%	18.0%
<b>BUSINESS</b>	2019 Estimated Total Businesses	945	5,248	14,489
	2019 Estimated Total Employees	24,730	79,677	196,068
	2019 Estimated Employee Population per Business	26.2	15.2	13.5
	2019 Estimated Residential Population per Business	18.2	23.0	18.7

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.