






# FOR LEASE

## Latonia Centre & Latonia Plaza



Winston Avenue & Howard Litzler Drive, Covington, KY

### PROPERTY HIGHLIGHTS

-  Join Co-Tenants: Kroger, CVS and Dollar Tree
-  Prominent Location with Excellent Visibility
-  Signalized Entrance
-  Population of 69,032 within 3 Miles
-  **Traffic Counts:**  
Winston Avenue: 20,000 ADT  
Howard Litzler Drive: 10,000 ADT

### DEMOGRAPHICS

Year 2019	1 Mile	3 Mile	5 Mile
Estimated Population	9,816	69,219	179,199
Median HH Income	\$47,526	\$55,368	\$65,367
Average HH Income	\$51,498	\$66,917	\$81,975
Daytime Population	2,320	30,613	205,199



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**OnSite**  
Retail Group

Latonia Centre & Latonia Plaza | Covington, KY 41015

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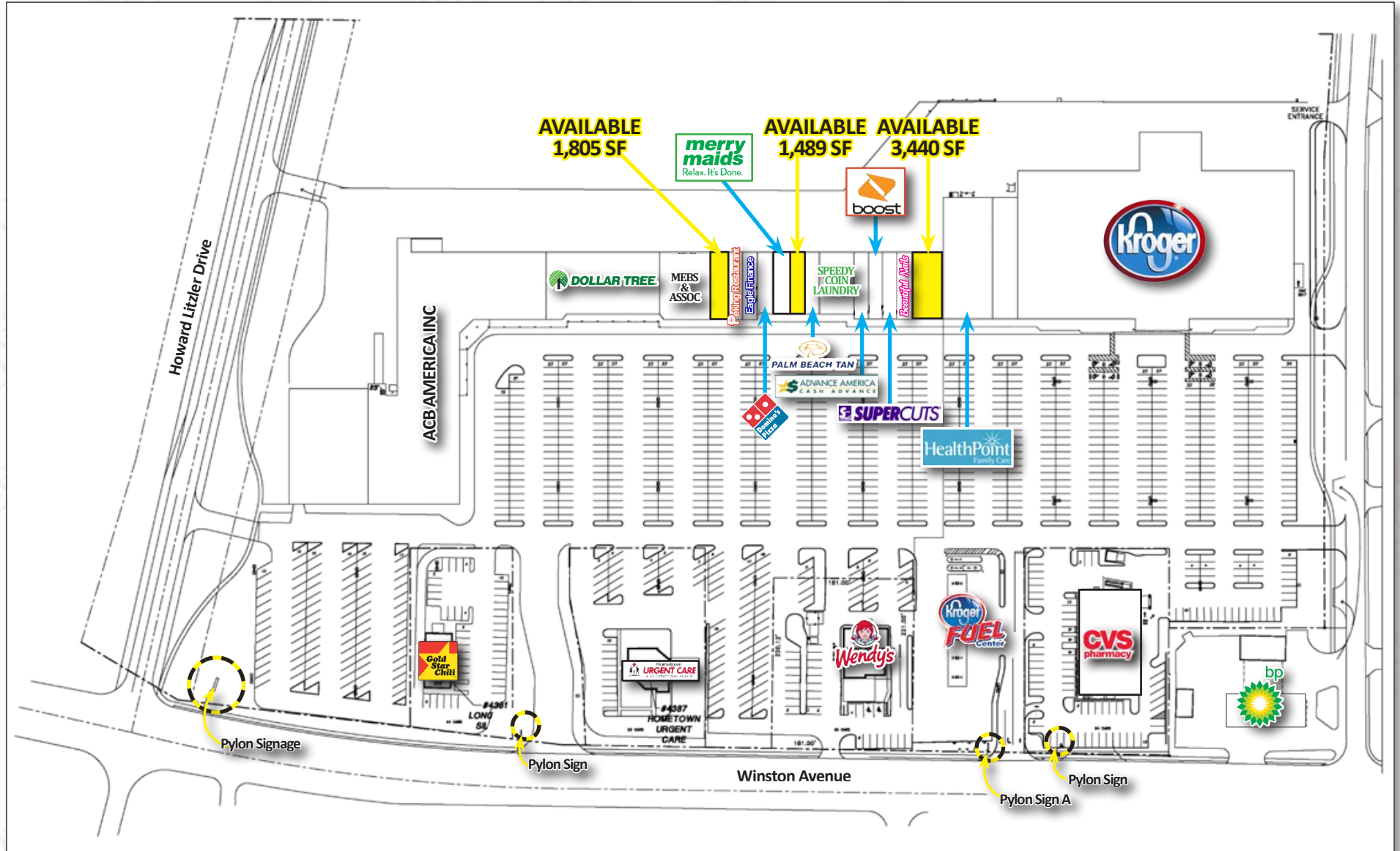
Latonia Centre & Latonia Plaza | Covington, KY 41015

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# Latonia Centre

4303-4387 Winston Avenue, Covington, KY 41015



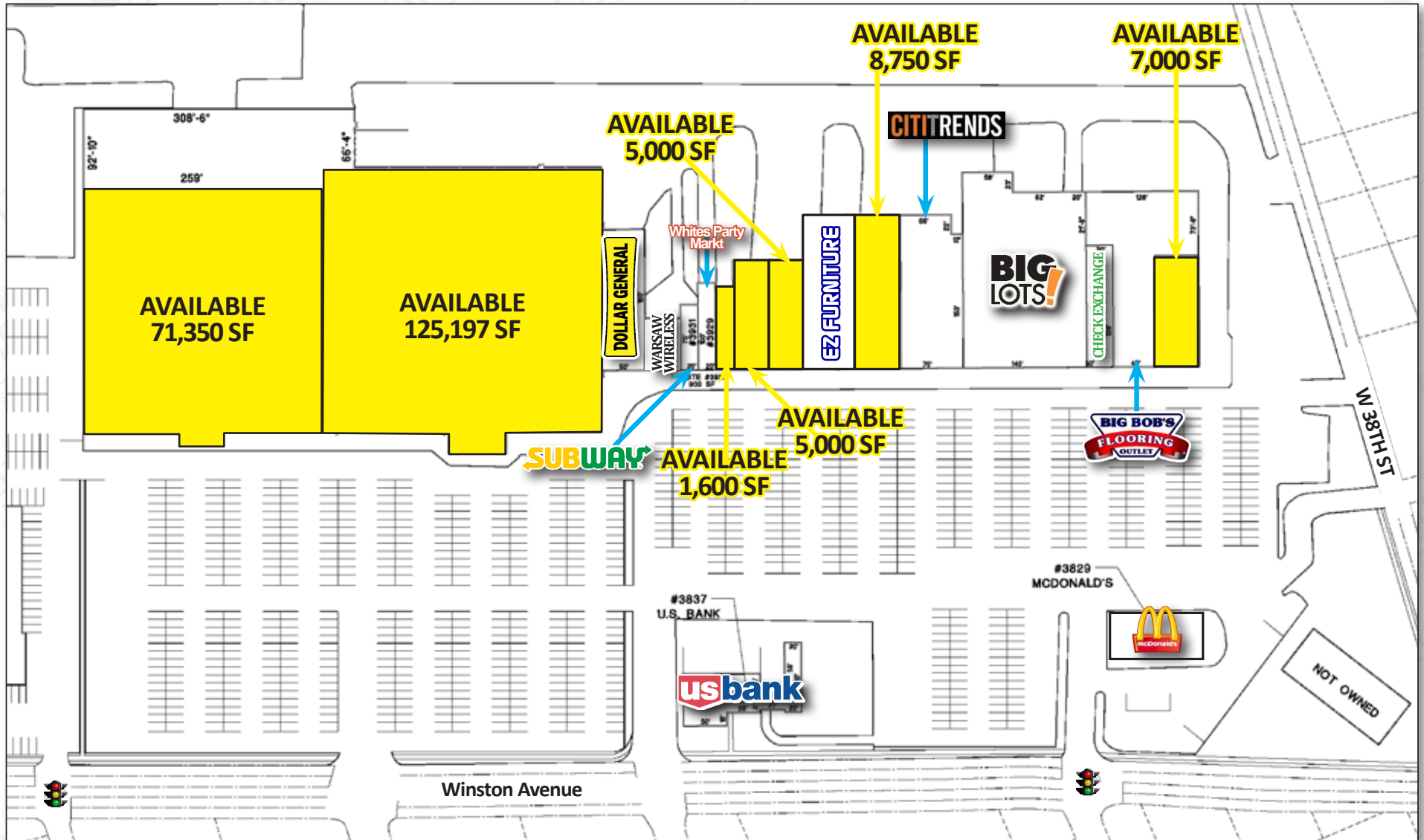
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# Latonia Plaza

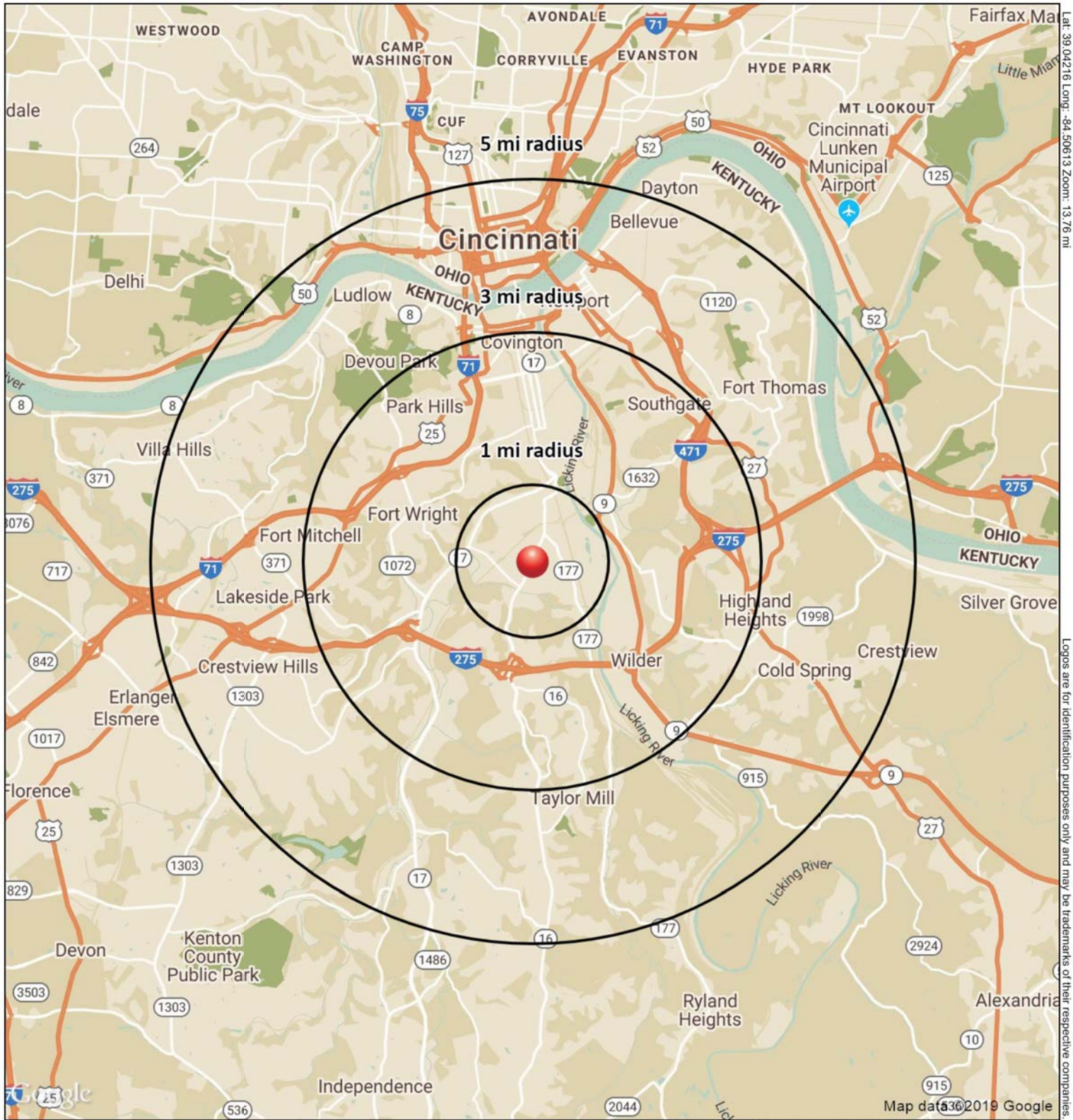
3811-4003 Winston Avenue, Covington, KY 41016



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Lat: 39.04216 Long: -84.50613 Zoom: 13.76 mi  
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**Latonia Centre**

**Covington, KY 41015**

*December 2019*



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# SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections



Lat/Lon: -84.5061/39.0422

RS1

Latonia Centre		1 mi radius	3 mi radius	5 mi radius
Covington, KY 41015				
POPULATION	2019 Estimated Population	9,816	69,219	179,199
	2024 Projected Population	9,999	71,795	185,147
	2010 Census Population	9,997	68,825	174,249
	2000 Census Population	10,838	71,264	177,219
	Projected Annual Growth 2019 to 2024	0.4%	0.7%	0.7%
	Historical Annual Growth 2000 to 2019	-0.5%	-0.2%	-
	2019 Median Age	38.6	37.1	37.7
HOUSEHOLDS	2019 Estimated Households	4,175	29,965	79,218
	2024 Projected Households	4,246	30,991	81,500
	2010 Census Households	4,150	28,859	73,471
	2000 Census Households	4,413	29,665	73,529
	Projected Annual Growth 2019 to 2024	0.3%	0.7%	0.6%
	Historical Annual Growth 2000 to 2019	-0.3%	-	0.4%
RACE AND ETHNICITY	2019 Estimated White	91.6%	85.4%	84.5%
	2019 Estimated Black or African American	3.7%	8.2%	9.9%
	2019 Estimated Asian or Pacific Islander	0.6%	1.4%	1.8%
	2019 Estimated American Indian or Native Alaskan	0.1%	0.2%	0.2%
	2019 Estimated Other Races	3.9%	4.8%	3.6%
	2019 Estimated Hispanic	2.3%	3.8%	3.2%
INCOME	2019 Estimated Average Household Income	\$51,498	\$66,917	\$81,975
	2019 Estimated Median Household Income	\$47,526	\$55,368	\$65,367
	2019 Estimated Per Capita Income	\$22,084	\$29,215	\$36,682
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	4.9%	3.8%	2.7%
	2019 Estimated Some High School (Grade Level 9 to 11)	10.6%	7.7%	6.5%
	2019 Estimated High School Graduate	39.0%	28.7%	26.0%
	2019 Estimated Some College	21.9%	21.7%	19.9%
	2019 Estimated Associates Degree Only	8.1%	8.2%	8.0%
	2019 Estimated Bachelors Degree Only	10.4%	19.1%	22.7%
	2019 Estimated Graduate Degree	5.0%	10.9%	14.4%
BUSINESS	2019 Estimated Total Businesses	275	2,502	10,681
	2019 Estimated Total Employees	2,320	30,613	205,199
	2019 Estimated Employee Population per Business	8.4	12.2	19.2
	2019 Estimated Residential Population per Business	35.7	27.7	16.8

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