

OAK CREEK MARKETPLACE

1020-1040 MIAMISBURG CENTERVILLE RD



ONE EAST FOURTH STREET, SUITE 500, CINCINNATI, OH 45202
513.241.2300





ADDRESS: Oak Creek Marketplace
1020-1040 Miamisburg
Centerville Road, Washington
Township, OH 45459

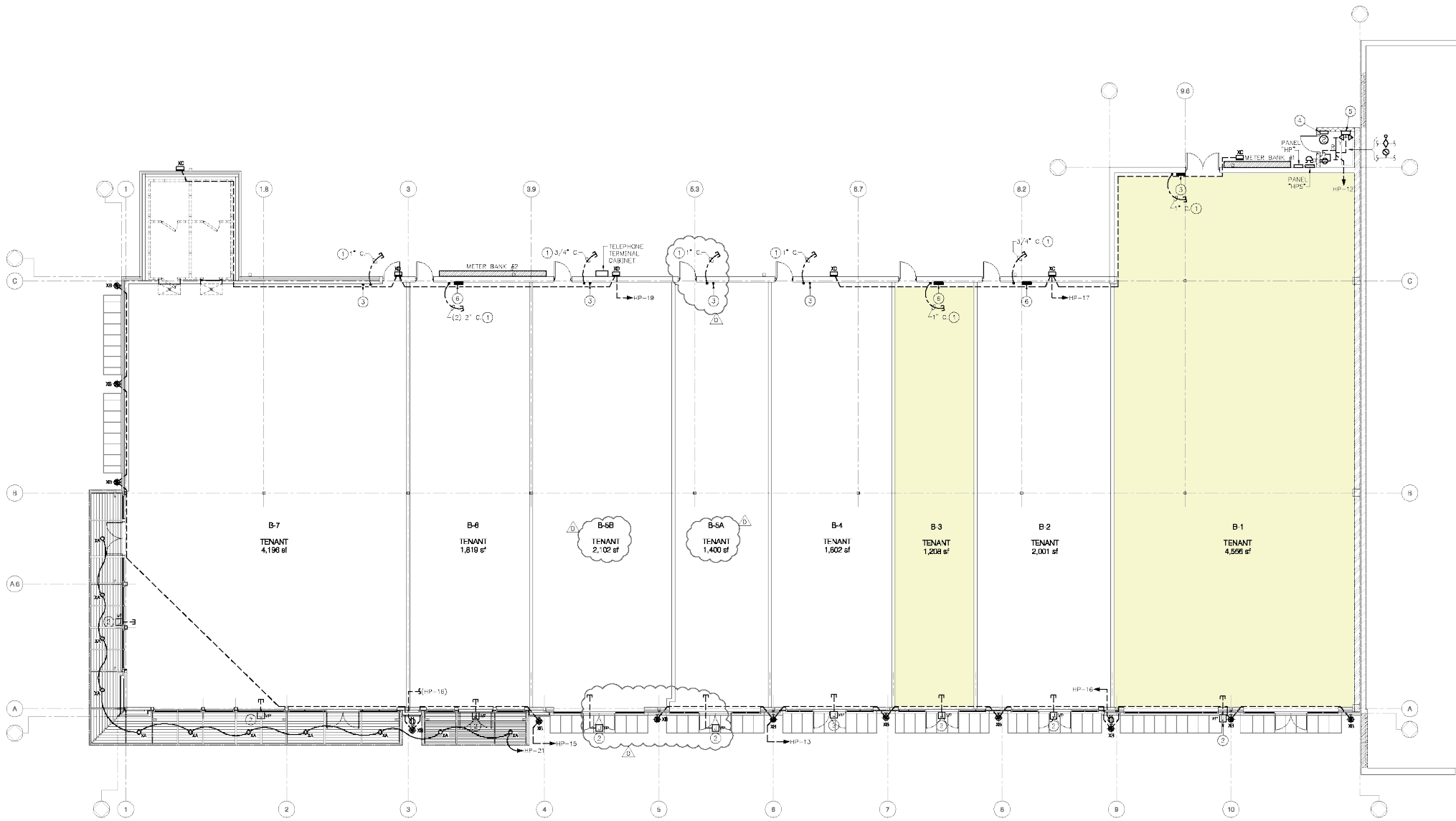
FOR LEASE: 4,560 & 1,208 SF (Former Pet
People, Former Great Clips)

- ▶ Whole Foods anchored center
- ▶ Strong daytime and nighttime traffic
- ▶ Best positioned center in immediate market
- ▶ Join Fusian, Aveda, Elements Massage, Whole Foods and more!

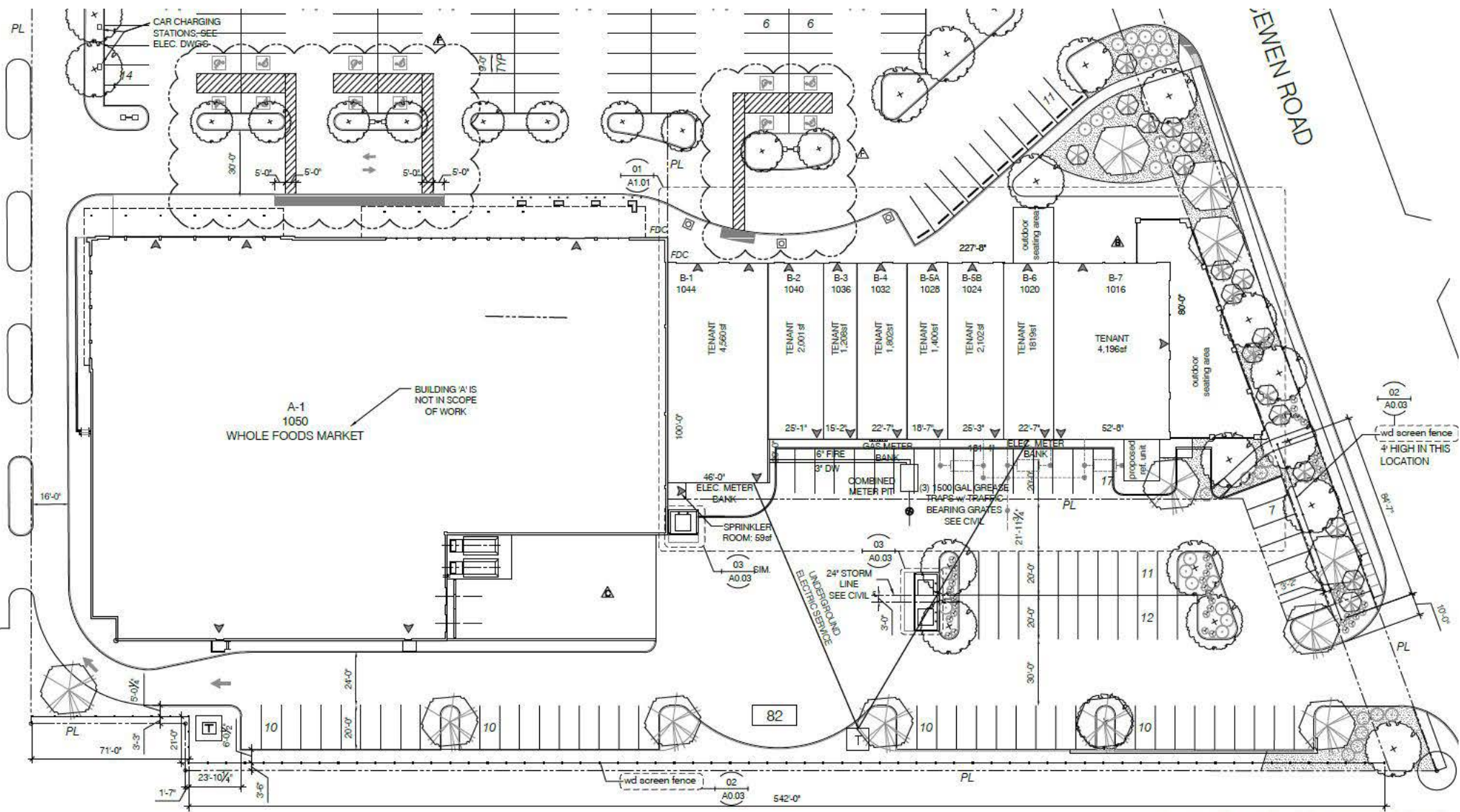
TRAFFIC COUNTS:

- ▶ Miamisburg Centerville Road at Watertower Lane = 37,960 AADT in 2006
- ▶ I-75 at Miamisburg Centerville Road = 95,700 AADT in 2003

FEATURES



LAYOUT

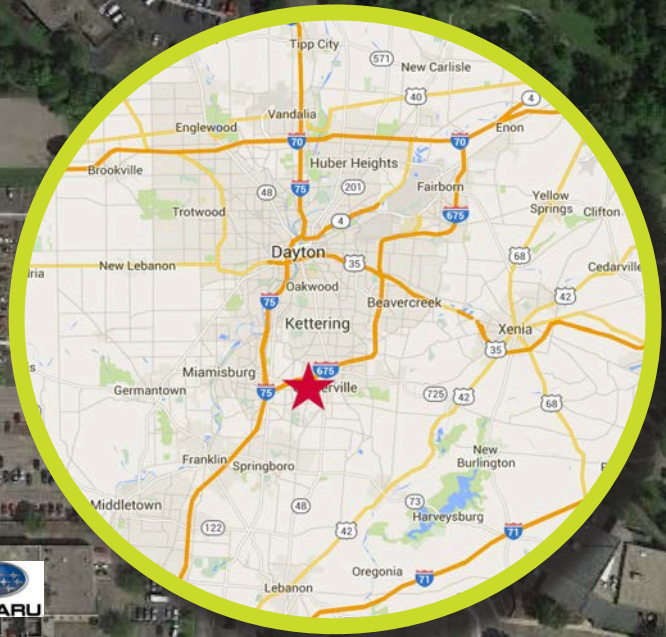


SITE PLAN

8/2016



ARHAUS



SITE

Cambridge Station Rd

McEwen Rd

725

Miamisburg Centerville Rd

Fox Knoll

Shire Pl

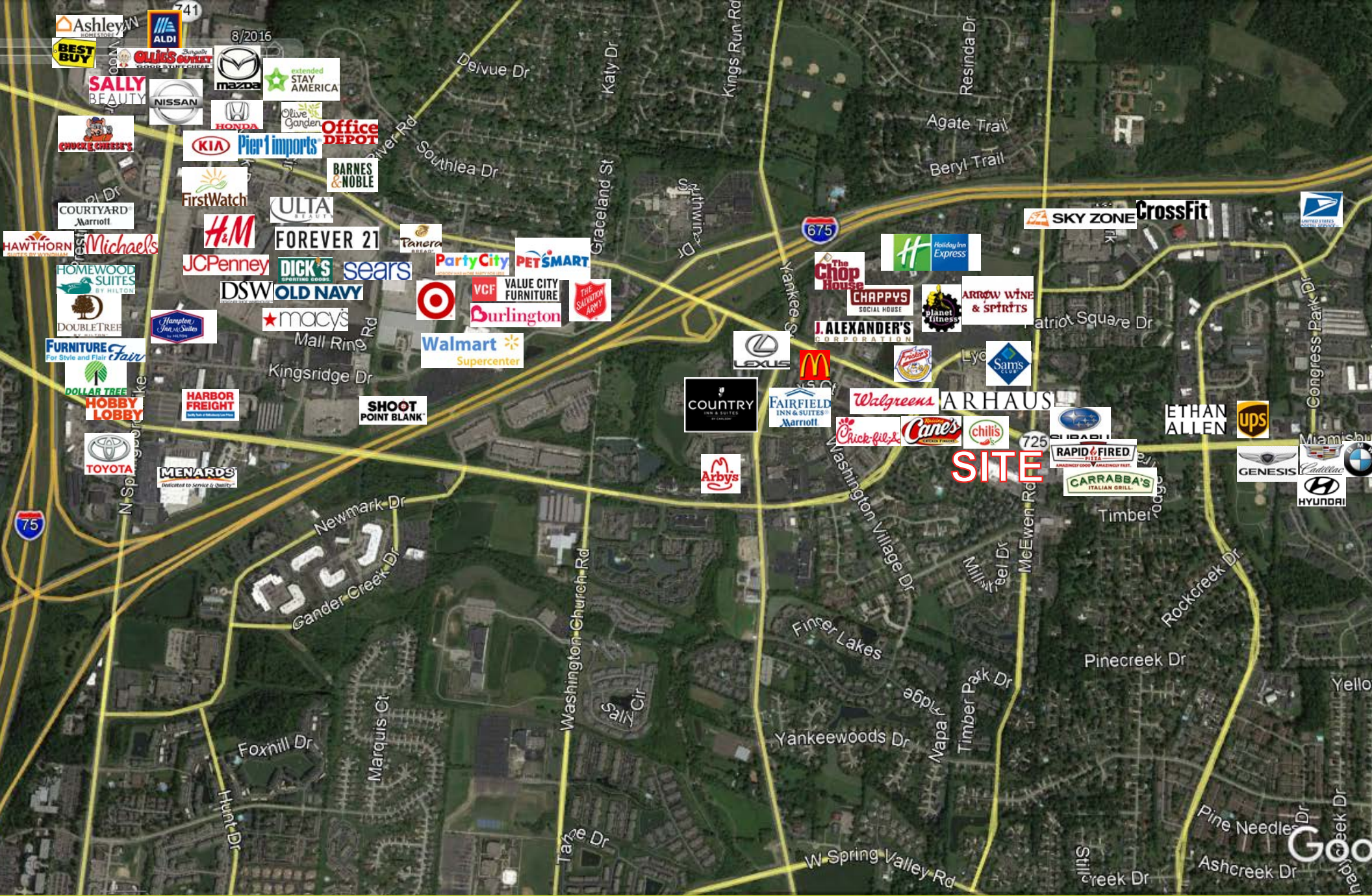


Meadows Manor

Garnet Dr

Go

LOCATION



AERIAL

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	6,686	57,591	112,371
2010 Population	6,723	62,239	122,165
2018 Population	6,633	62,374	123,648
2023 Population	6,573	62,670	124,716
2000-2010 Annual Rate	0.06%	0.78%	0.84%
2010-2018 Annual Rate	-0.17%	0.03%	0.15%
2018-2023 Annual Rate	-0.18%	0.09%	0.17%
2018 Male Population	46.3%	47.7%	48.0%
2018 Female Population	53.7%	52.3%	52.0%
2018 Median Age	37.6	39.8	41.8

RACE AND ETHNICITY	1 MILE	3 MILE	5 MILE
2018 White Alone	76.8%	82.7%	85.3%
2018 Black Alone	15.8%	8.4%	6.5%
2018 American Indian/Native Alaskan Alone	0.2%	0.2%	0.2%
2018 Asian Alone	2.4%	4.6%	4.5%
2018 Pacific Islander Alone	0.0%	0.0%	0.0%
2018 Other Race	1.8%	1.3%	1.0%
2018 Two or More Races	3.0%	2.7%	2.6%
2018 Hispanic Origin (Any Race)	4.9%	3.5%	3.1%

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Households	3,070	24,996	47,365
2010 Households	3,187	27,538	52,169
2018 Households	3,154	27,654	52,832
2023 Households	3,129	27,781	53,250
2000-2010 Annual Rate	0.37%	0.97%	0.97%
2010-2018 Annual Rate	-0.13%	0.05%	0.16%
2018-2023 Annual Rate	-0.16%	0.09%	0.16%
2018 Average Household Size	2.77	2.88	2.93

MEDIAN HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
2018 Median Household Income	\$41,168	\$54,247	\$60,249
2023 Median Household Income	\$49,662	\$60,706	\$67,756
2018-2023 Annual Rate	3.82%	2.28%	2.38%

AVERAGE HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
2018 Average Household Income	\$55,721	\$72,417	\$83,588
2023 Average Household Income	\$64,577	\$83,672	\$95,937
2018-2023 Annual Rate	2.99%	2.93%	2.79%

PER CAPITA INCOME	1 MILE	3 MILE	5 MILE
2018 Per Capita Income	\$27,379	\$32,198	\$36,011
2023 Per Capita Income	\$31,640	\$37,153	\$41,255
2018-2023 Annual Rate	2.94%	2.90%	2.76%

HOUSING	1 MILE	3 MILE	5 MILE
2000 Total Housing Units	3,429	26,952	50,413
2000 Owner Occupied Housing Units	39.5%	59.7%	64.0%
2000 Renter Occupied Housing Units	50.0%	33.1%	29.9%
2000 Vacant Housing Units	10.5%	7.35	6.0%
2010 Total Housing Units	3,580	30,036	56,623
2010 Owner Occupied Housing Units	37.0%	54.7%	61.4%
2010 Renter Occupied Housing Units	52.0%	37.0%	30.8%
2010 Vacant Housing Units	11.0%	8.3%	7.9%
2018 Total Housing Units	3,580	30,180	57,506
2018 Owner Occupied Housing Units	33.6%	51.5%	58.8%
2018 Renter Occupied Housing Units	54.5%	40.1%	33.1%
2018 Vacant Housing Units	11.9%	8.4%	8.1%
2023 Total Housing Units	3,582	30,461	58,273
2023 Owner Occupied Housing Units	33.4%	51.6%	59.0%
2023 Renter Occupied Housing Units	54.0%	39.6%	32.4%
2023 Vacant Housing Units	12.6%	8.8%	8.6%

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts fro 2018 and 2023. Esri converted Census 2000 data into 2010 geography.

September 19, 2018

DEMOGRAPHICS



FOR FURTHER INFORMATION, PLEASE CONTACT:

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