

MONMOUTH STREET

1811 Monmouth Street
Newport, KY 41072

FOR SALE
1,536 SF Available

HIGHLIGHTS

- Freestanding building with 1,536 SF situated on .60 acres
- Property has a double drive-thru with multiple access points on 19th Street and Monmouth Street
- Excellent visibility on Monmouth Street
- Signalized access
- Located next to Newport Pavilion
- Retailers in area include Dick's Sporting Goods, TJ Maxx, Target, Kroger Marketplace, Fresh Thyme, Ulta & Michael's

TRAFFIC COUNTS

- 19,593 VPD on North Monmouth Street
- 10,763 VPD on South Monmouth Street

DEMOGRAPHICS

2019 Estimates	1 miles	3 miles	5 miles
Population	14,998	103,579	242,704
Households	6,676	48,647	109,659
Average HH Income	\$62,693	\$74,953	\$74,073
Daytime Employees	6,750	156,999	273,995

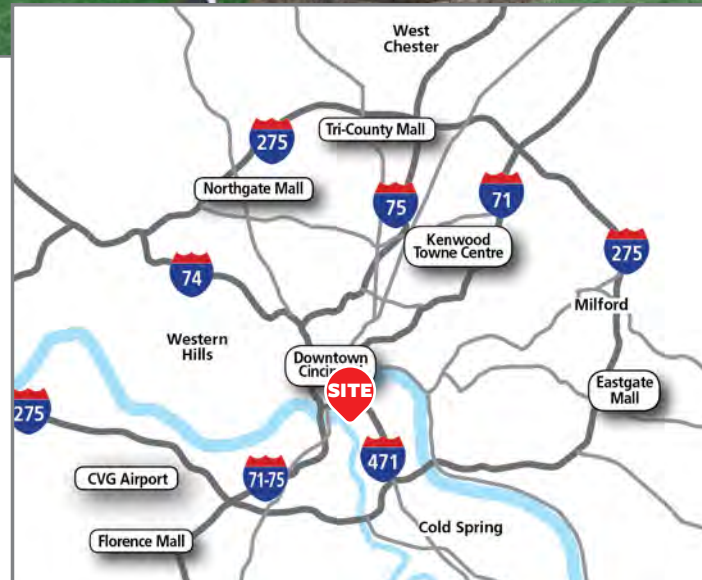
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Anchor
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CHAINLINKS
RETAIL ADVISORS

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