



Centennial Boulevard, Independence, KY 41051

PROPERTY HIGHLIGHTS

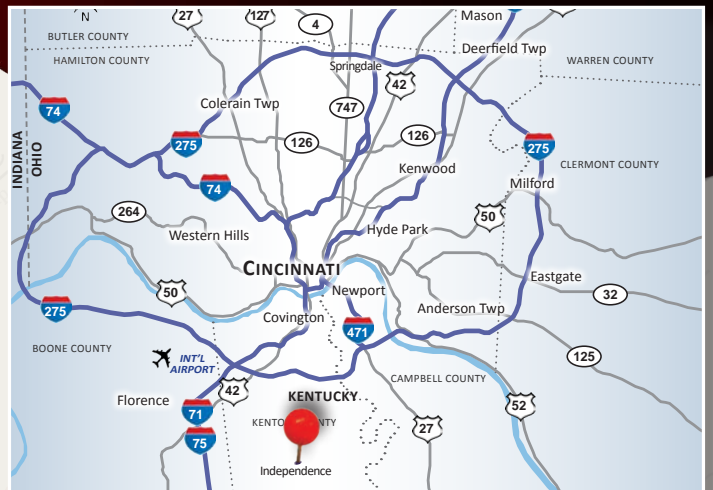
- Two Available Parcels – 1.38 Acres and 1.49 Acres
- For Sale, Ground Lease or Build to Suit
- One of Greater Cincinnati's Fastest Growing Areas
- In the Heart of Independence's Commercial District
- Conveniently located between KY-17 and Madison Pike
- **Traffic Counts:** KY-17 12,800 ADT

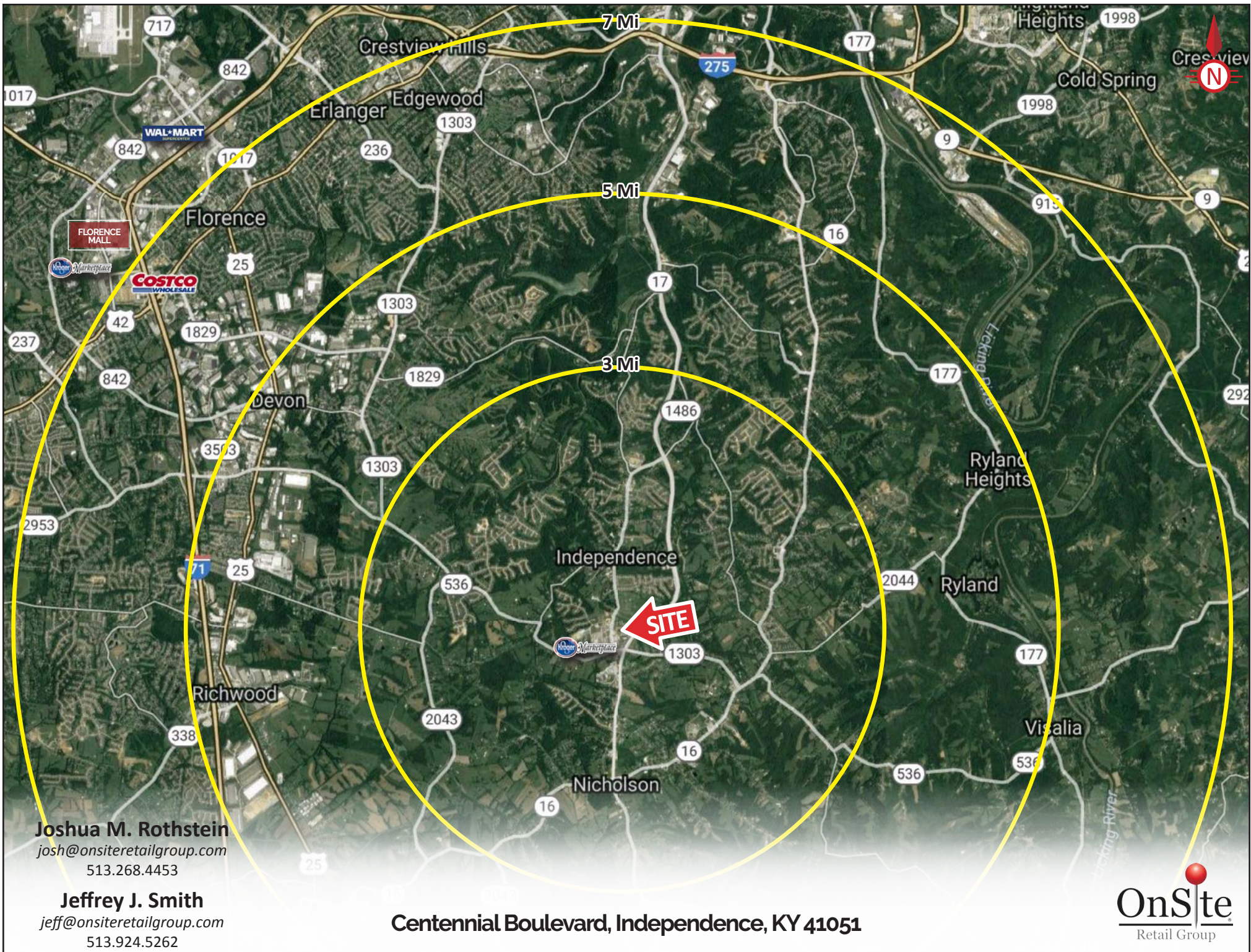
DEMOGRAPHICS

Year 2019	One Mile	Three Mile	Five Mile
Estimated Population	3,782	25,035	60,033
Median HH Income	\$84,245	\$86,137	\$82,082
Average HH Income	\$86,719	\$91,511	\$87,034
Daytime Population	1,860	3,332	13,197

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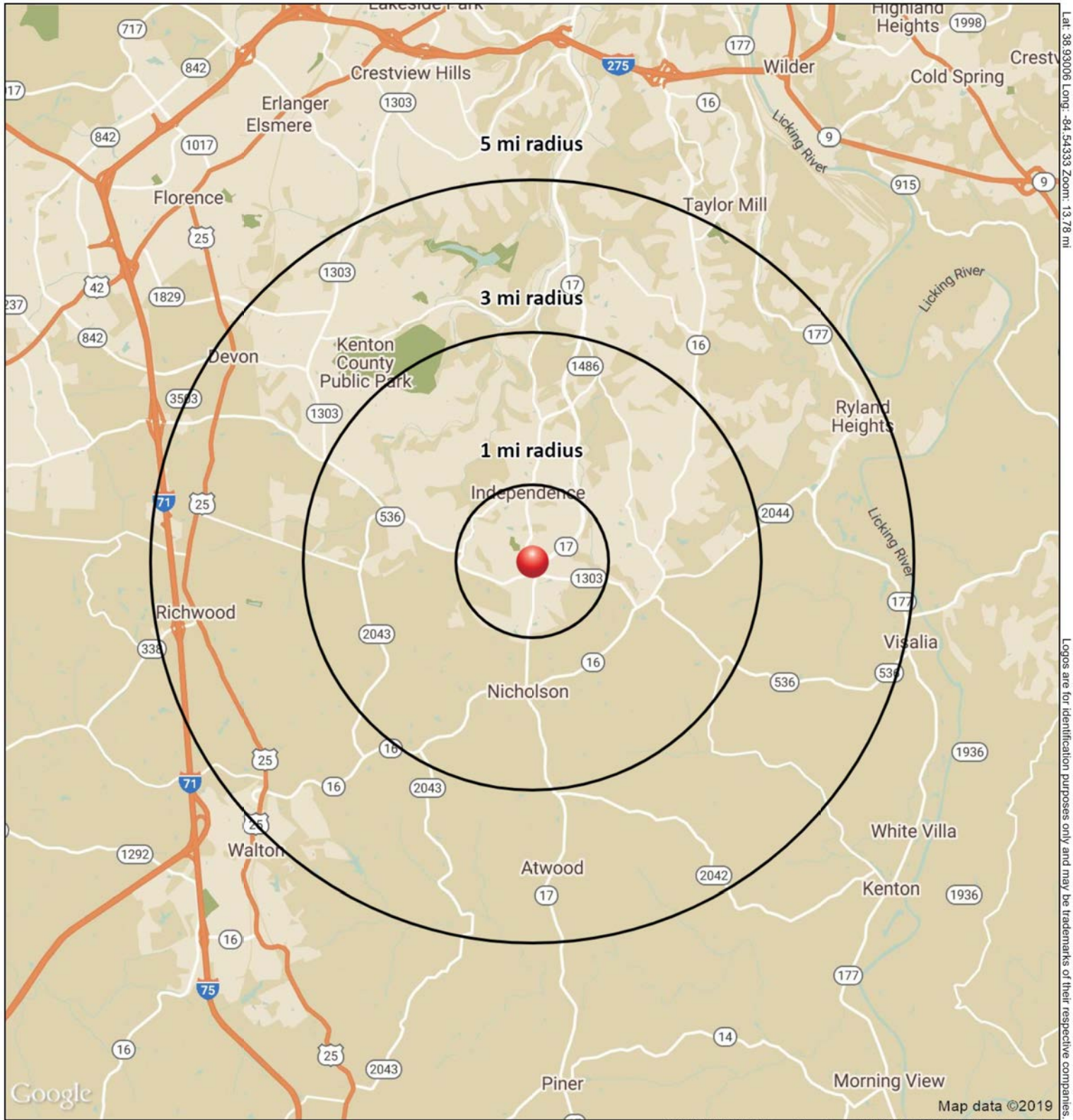
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Lat: 38.93006 Long: -84.54333 Zoom: 13.78 mi
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Centennial Blvd
Independence, KY 41051

December 2019



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SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections



Lat/Lon: -84.5433/38.9301

RS1

Centennial Blvd		1 mi radius	3 mi radius	5 mi radius
Independence, KY 41051				
POPULATION	2019 Estimated Population	3,782	25,035	60,033
	2024 Projected Population	3,784	25,138	60,585
	2010 Census Population	3,090	21,911	53,989
	2000 Census Population	2,341	13,280	40,971
	Projected Annual Growth 2019 to 2024	-	-	0.2%
	Historical Annual Growth 2000 to 2019	3.2%	4.7%	2.4%
	2019 Median Age	36.1	34.4	35.1
HOUSEHOLDS	2019 Estimated Households	1,318	8,660	21,179
	2024 Projected Households	1,317	8,677	21,384
	2010 Census Households	1,057	7,344	18,502
	2000 Census Households	798	4,504	14,026
	Projected Annual Growth 2019 to 2024	-	-	0.2%
	Historical Annual Growth 2000 to 2019	3.4%	4.9%	2.7%
RACE AND ETHNICITY	2019 Estimated White	91.7%	93.0%	91.4%
	2019 Estimated Black or African American	5.1%	3.4%	3.7%
	2019 Estimated Asian or Pacific Islander	1.0%	1.4%	1.4%
	2019 Estimated American Indian or Native Alaskan	0.3%	0.2%	0.2%
	2019 Estimated Other Races	1.9%	2.0%	3.3%
	2019 Estimated Hispanic	3.4%	2.3%	3.8%
INCOME	2019 Estimated Average Household Income	\$86,719	\$91,511	\$87,034
	2019 Estimated Median Household Income	\$84,245	\$86,137	\$82,082
	2019 Estimated Per Capita Income	\$30,271	\$31,675	\$30,733
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	3.1%	2.5%	2.8%
	2019 Estimated Some High School (Grade Level 9 to 11)	5.4%	6.8%	6.6%
	2019 Estimated High School Graduate	33.1%	29.3%	28.8%
	2019 Estimated Some College	24.1%	22.1%	22.2%
	2019 Estimated Associates Degree Only	10.9%	9.7%	9.8%
	2019 Estimated Bachelors Degree Only	17.9%	20.3%	19.7%
	2019 Estimated Graduate Degree	5.6%	9.2%	10.0%
BUSINESS	2019 Estimated Total Businesses	186	384	1,047
	2019 Estimated Total Employees	1,860	3,332	13,197
	2019 Estimated Employee Population per Business	10.0	8.7	12.6
	2019 Estimated Residential Population per Business	20.3	65.2	57.3

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