



4317 Feedwire Road, Centerville, OH 45440

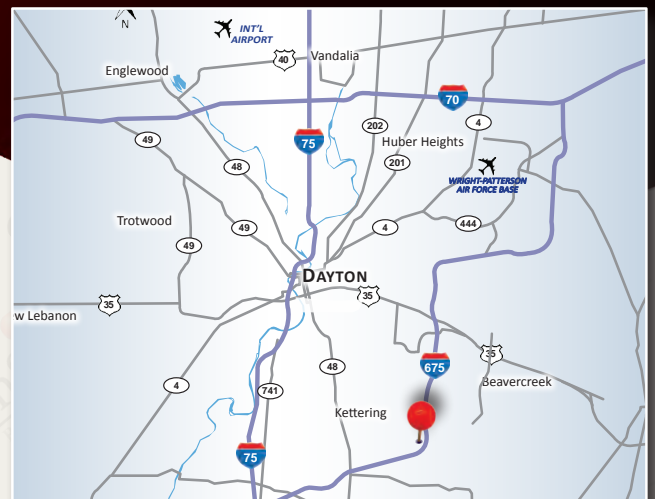
### PROPERTY HIGHLIGHTS

- 28,780 SF with 190' Building Frontage
- 21' Clear Ceiling Heights
- Zoned B-2 -Neighborhood Business District
- Target Anchored Shopping Center
- 158 Parks
- Conveniently Located off I-675 on Wilmington Pike

Traffic Counts:  
14K ADT '19 (Feedwire Road)  
81K ADT '19 (I-675)

### DEMOGRAPHICS

Year 2019	One Mile	Three Mile	Five Mile
Estimated Population	3,060	53,318	127,306
Median HH Income	\$83,411	\$80,578	\$78,828
Average HH Income	\$97,966	\$94,497	\$95,640
Daytime Population	3,054	25,002	70,460



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**4317 FEEDWIRE RD | CENTERVILLE, OH 45440**

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**FIREHOUSE SUBS**  
FOUNDED BY FIREMEN

**MOD**

**FirstWatch**

**CORE LIFE BATTERY**

**COOPER'S HAWK**  
RESTAURANT & BISTRO

**WATSON'S**

**SITE**

**PYLON SIGNAGE**

12K ADT '18

18K ADT '18

14K ADT '18

81K ADT '18

80K ADT '18

73K ADT '19

**OnSite**  
Retail Group

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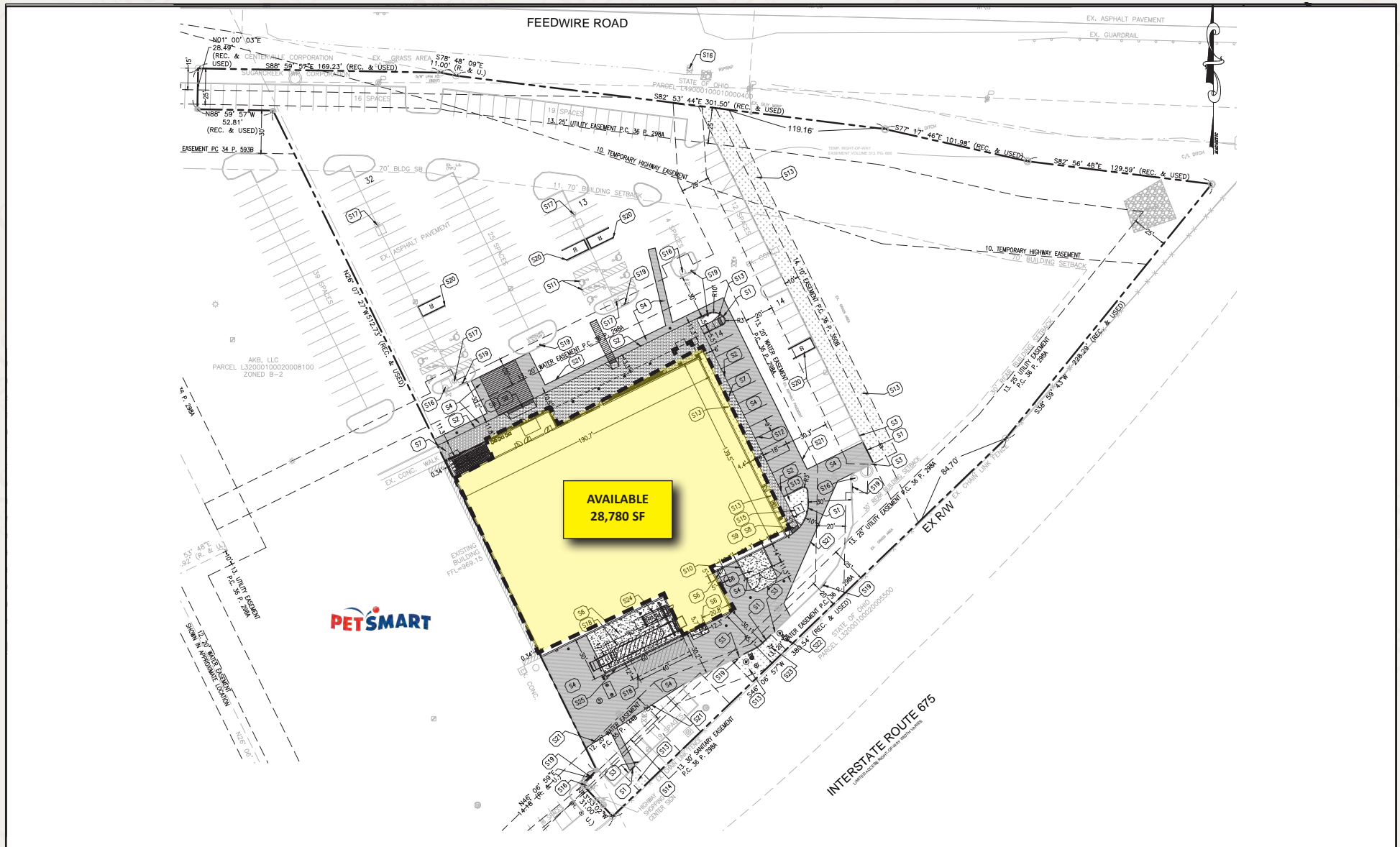
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# Lease/Sublease Available

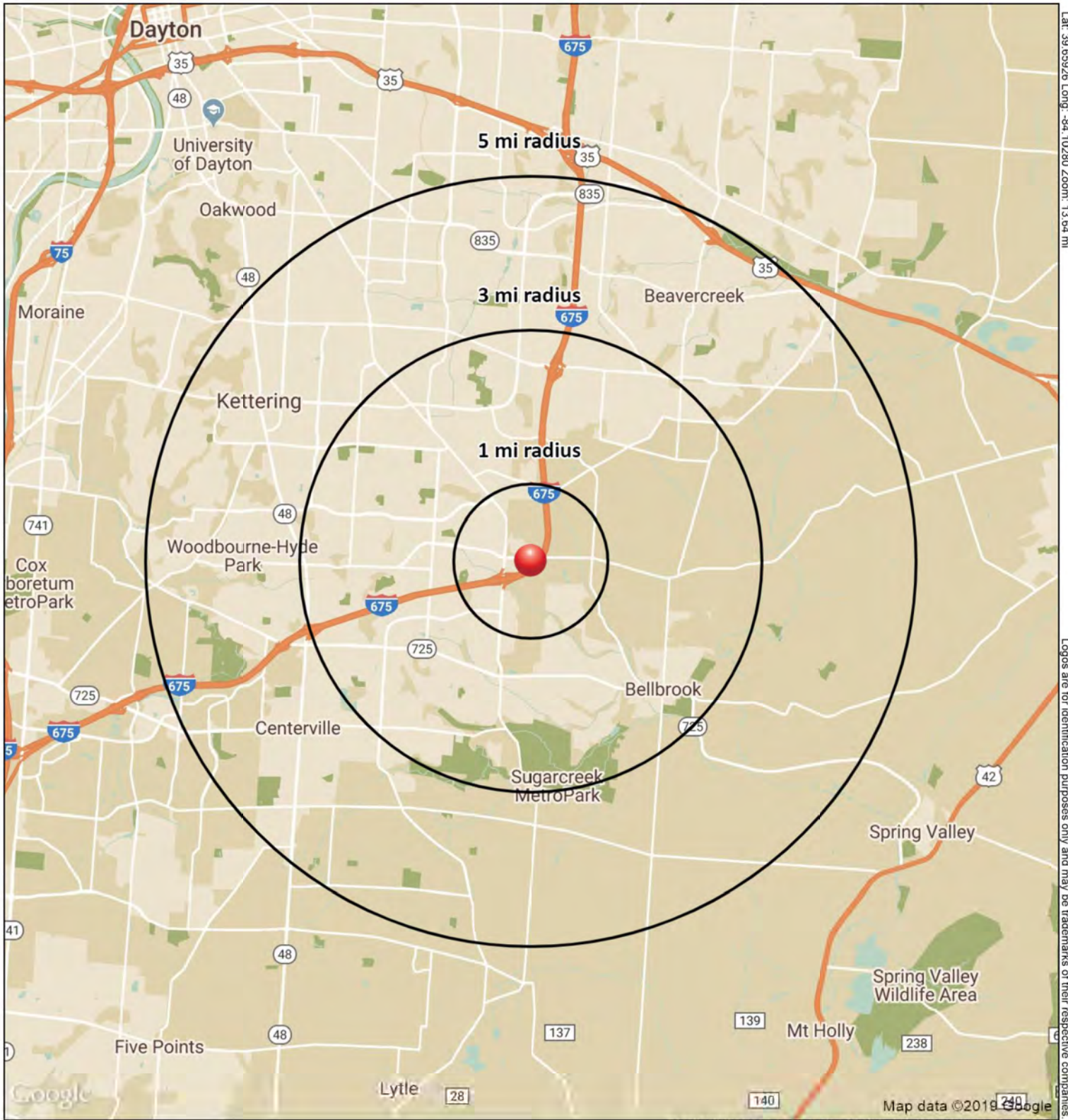
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**Centerville, OH 45440**

*November 2019*



# SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections



Lat/Lon: -84.1028/39.6593

RS1

4317 Feedwire Rd Centerville, OH 45440		1 mi radius	3 mi radius	5 mi radius
<b>POPULATION</b>	2019 Estimated Population	3,060	53,318	127,306
	2024 Projected Population	3,097	53,891	127,245
	2010 Census Population	3,114	53,024	127,931
	2000 Census Population	3,125	52,354	126,875
	Projected Annual Growth 2019 to 2024	0.2%	0.2%	-
	Historical Annual Growth 2000 to 2019	-0.1%	-	-
	2019 Median Age	42.4	43.7	43.2
<b>HOUSEHOLDS</b>	2019 Estimated Households	1,315	24,150	57,674
	2024 Projected Households	1,313	24,139	56,986
	2010 Census Households	1,277	22,917	55,257
	2000 Census Households	1,247	21,638	52,931
	Projected Annual Growth 2019 to 2024	-	-	-0.2%
	Historical Annual Growth 2000 to 2019	0.3%	0.6%	0.5%
<b>RACE AND ETHNICITY</b>	2019 Estimated White	88.5%	88.9%	88.8%
	2019 Estimated Black or African American	5.8%	4.9%	4.6%
	2019 Estimated Asian or Pacific Islander	2.5%	2.9%	3.4%
	2019 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.2%
	2019 Estimated Other Races	3.1%	3.0%	3.1%
	2019 Estimated Hispanic	3.0%	3.1%	3.1%
<b>INCOME</b>	2019 Estimated Average Household Income	\$97,966	\$94,497	\$95,640
	2019 Estimated Median Household Income	\$83,411	\$80,578	\$78,828
	2019 Estimated Per Capita Income	\$42,117	\$42,848	\$43,388
<b>EDUCATION (AGE 25+)</b>	2019 Estimated Elementary (Grade Level 0 to 8)	1.2%	1.3%	1.1%
	2019 Estimated Some High School (Grade Level 9 to 11)	2.0%	2.6%	2.9%
	2019 Estimated High School Graduate	16.6%	19.3%	19.4%
	2019 Estimated Some College	18.0%	20.1%	21.2%
	2019 Estimated Associates Degree Only	10.7%	9.2%	9.4%
	2019 Estimated Bachelors Degree Only	28.3%	27.1%	25.2%
	2019 Estimated Graduate Degree	23.2%	20.5%	20.8%
<b>BUSINESS</b>	2019 Estimated Total Businesses	171	2,058	5,532
	2019 Estimated Total Employees	3,054	25,002	70,460
	2019 Estimated Employee Population per Business	17.8	12.1	12.7
	2019 Estimated Residential Population per Business	17.9	25.9	23.0

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