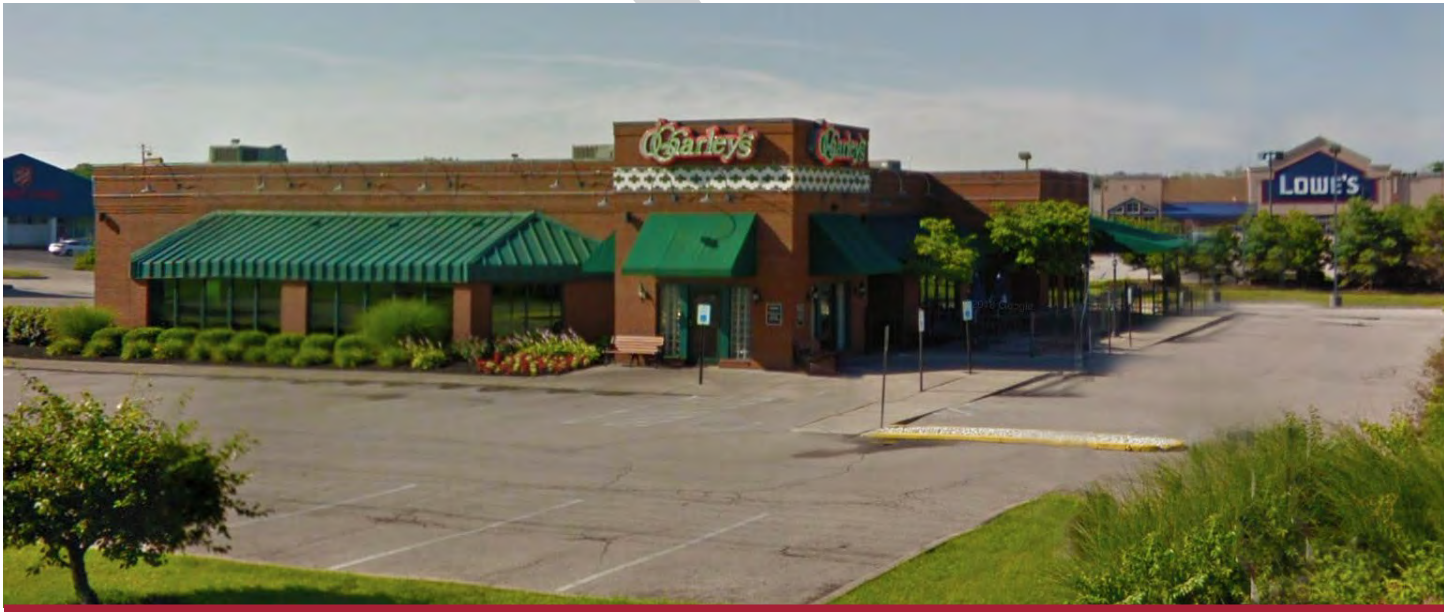




O'CHARLEY'S RESTAURANT & BAR

7866 Tylersville Square Drive, West Chester, OH 45069

AVAILABLE: 6,896 SF on 1.514 Acres



Property Details:

- Freestanding restaurant at signalized intersection
- Outlot to Lowe's - anchored development
- Neighboring businesses include Meijer, 5/3 Bank and Aldi
- Excellent traffic counts

- Nearby retail:



Demographics:

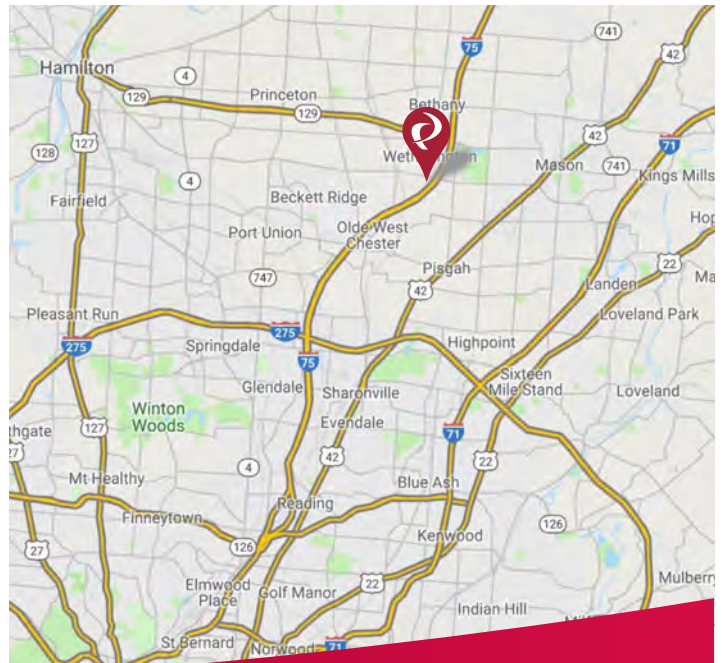
2018 Estimates	1 Mile	3 Mile	5 Mile
Population	7,285	60,876	145,347
Households	2,847	21,770	52,747
Median Household Income	\$86,586	\$105,666	\$105,280
Total Number of Employees	8,870	25,551	83,575

Traffic Counts:

ODOT 2017	ADT
I-75 S of Tylersville Road	139,111
Tylersville Road at I-75	52,095

Contact: Mike Halonen

513.489.3343 x1
mhalonen@edgegp.com



LET US GIVE YOU AN EDGE



128 East Second Street | Suite B | Covington, KY 41011 | 513.489.3343 | edgegp.com

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