

FOR LEASE



Former Staples Building

12050 PRINCETON PIKE, SPRINGDALE, OHIO 45246

- Lease rate: \$9.95 NNN per year
- Excellent visibility on Princeton Pike with immediate access to I-275
- Property benefits from a traffic light providing direct access to the building
- Building signage available on two sides of the building
- Lot size totals 5.977 acres
- Approximately 215 shared parking spaces available
- Conveniently located 0.4 miles north from Tri-County Mall and numerous national retailers
- Traffic counts on Princeton Pike exceed 44,375 cars per day and 131,800 along I-275

RICHARD MEDER

Brokerage Senior Vice President | Principal

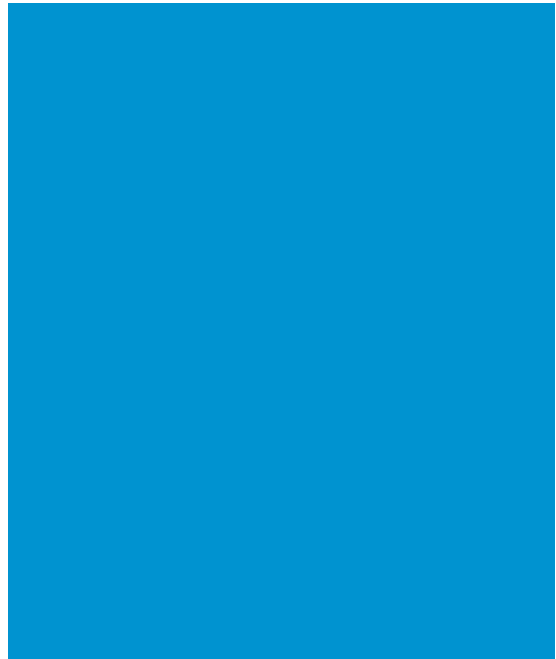
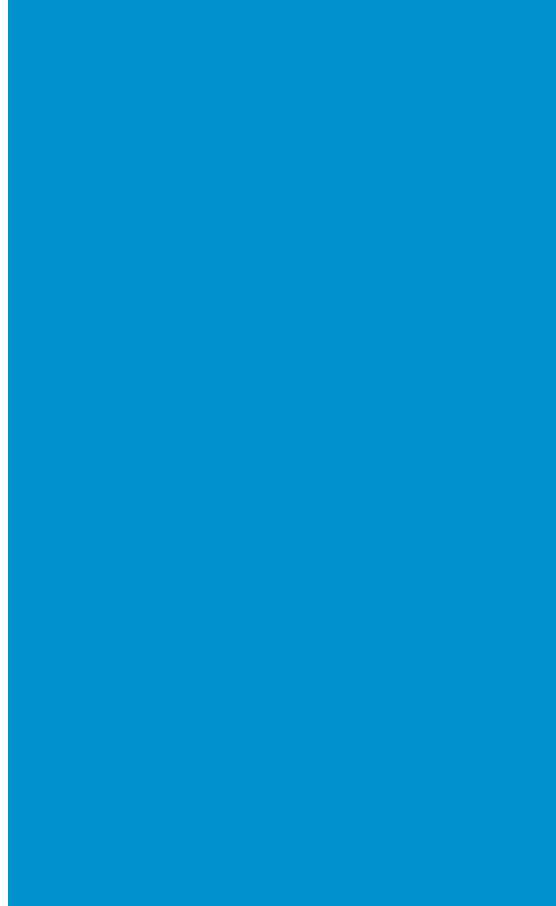
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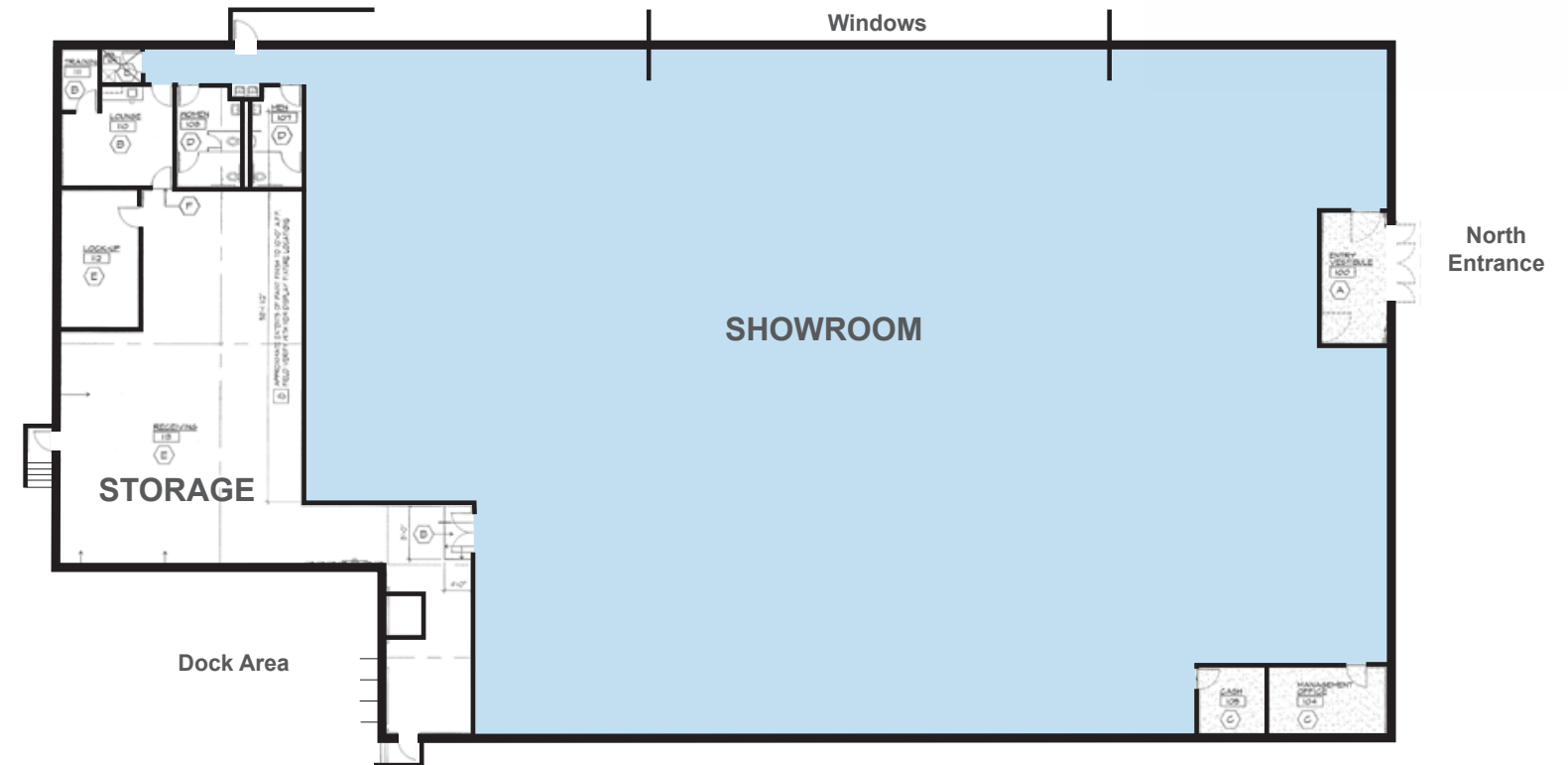
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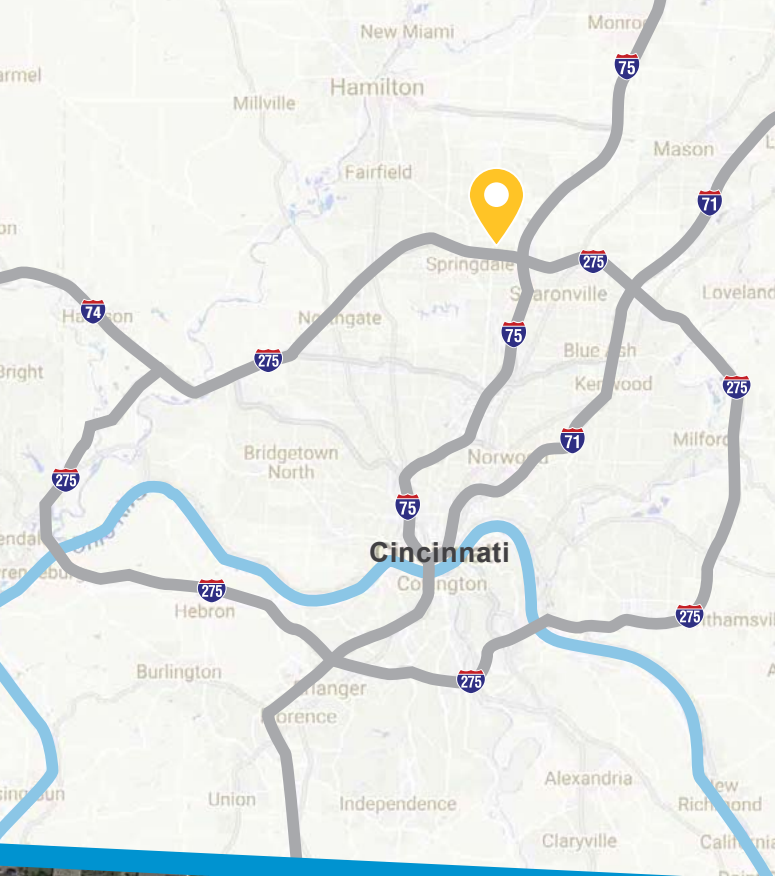


Accelerating success.



20,000 SQUARE FEET AVAILABLE





DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	4,672	40,444	139,785
Projected Population Growth	4,779	41,127	142,421
Annual Population Growth	0.45%	0.34%	0.37%
Total Households	1,546	16,425	55,397
Total Household Projected Growth	1,618	16,655	56,318
Average Household Income	\$52,031	\$65,702	\$84,047
Total Employees	15,620	91,726	139,785

