

FOR LEASE

8,538 SF (WILL DIVIDE)

7961

Mall Road
FLORENCE | KY

Located at the Midway Center with the best signange opportunity off I-75 exit on Mall Road!

\$17.50/SF
+ CAM \$6.77/SF



Colliers International
425 Walnut Street | Suite 1200
Cincinnati, OH 45202
P: +1 513 721 4200

Fred Macke, Jr.
Office Services
+1 513 562 2233
fred.macke@colliers.com

DEMOGRAPHICS

Population



1 mile	7,973
3 mile	68,513
5 mile	136,387

Households



1 mile	3,490
3 mile	27,342
5 mile	52,443

Avg. Household Income

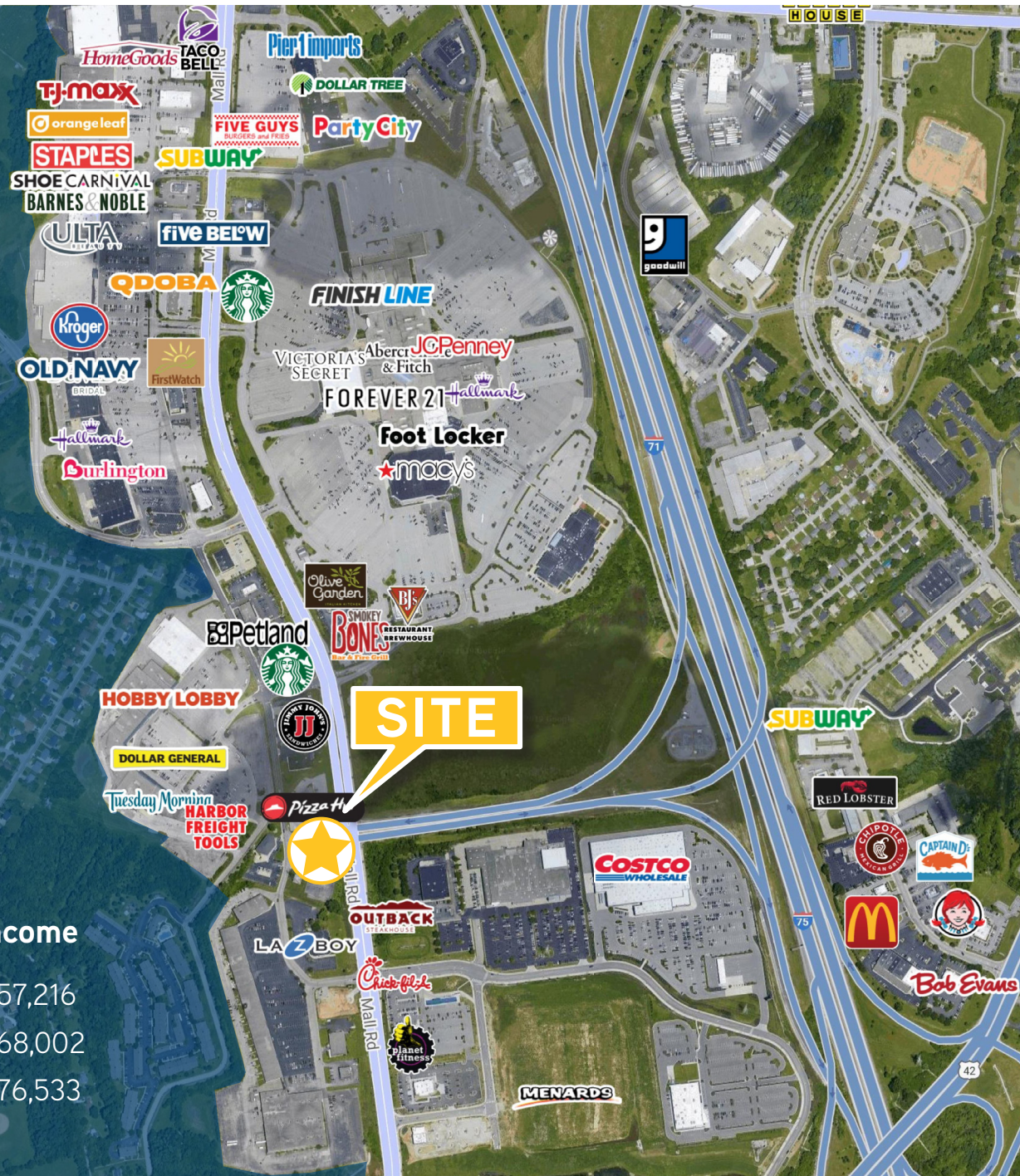


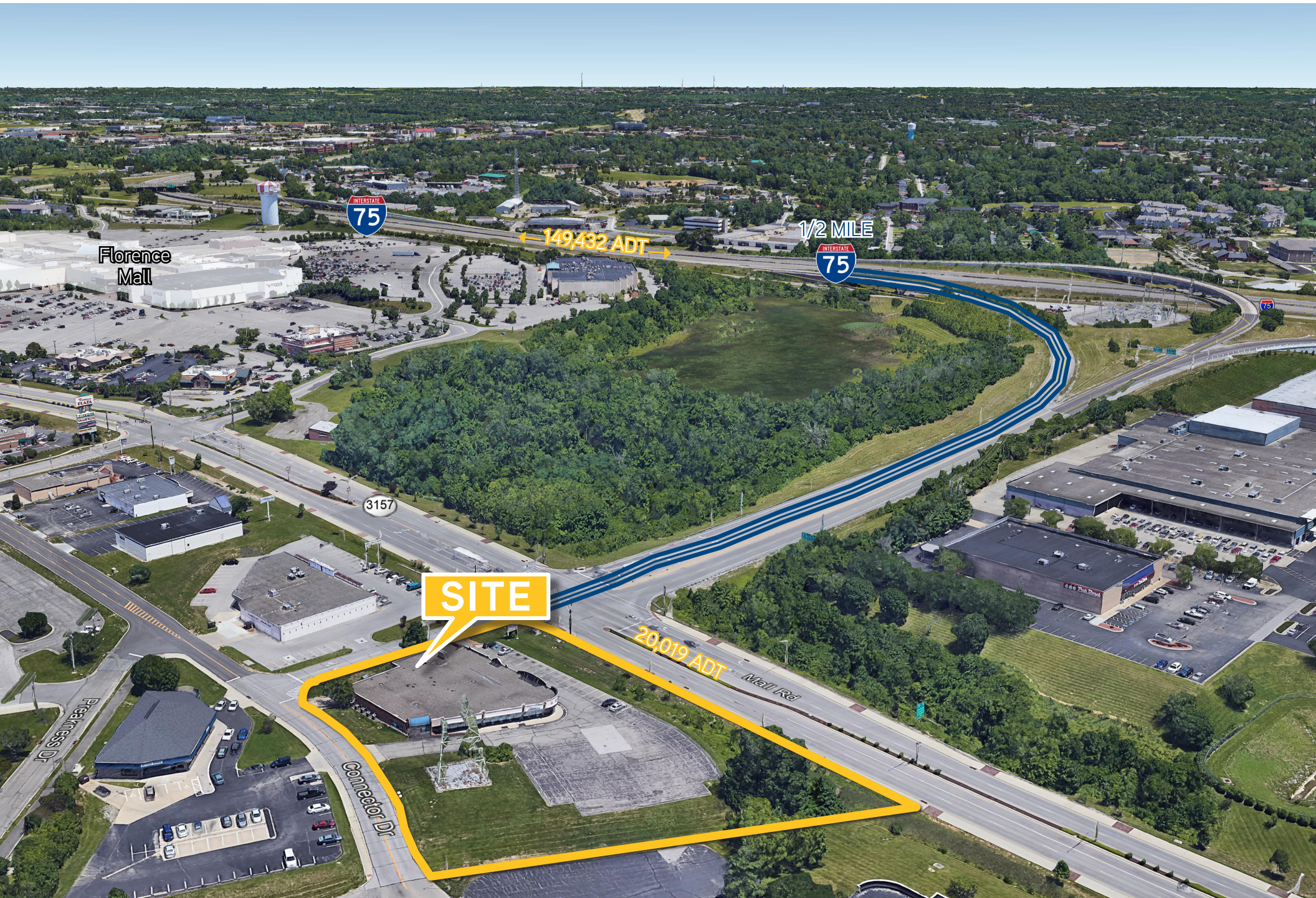
1 mile	\$69,732
3 mile	\$80,091
5 mile	\$89,933

Median Household Income



1 mile	\$57,216
3 mile	\$68,002
5 mile	\$76,533





Florence Mall



149,432 ADT



3157

SITE

20,019 ADT

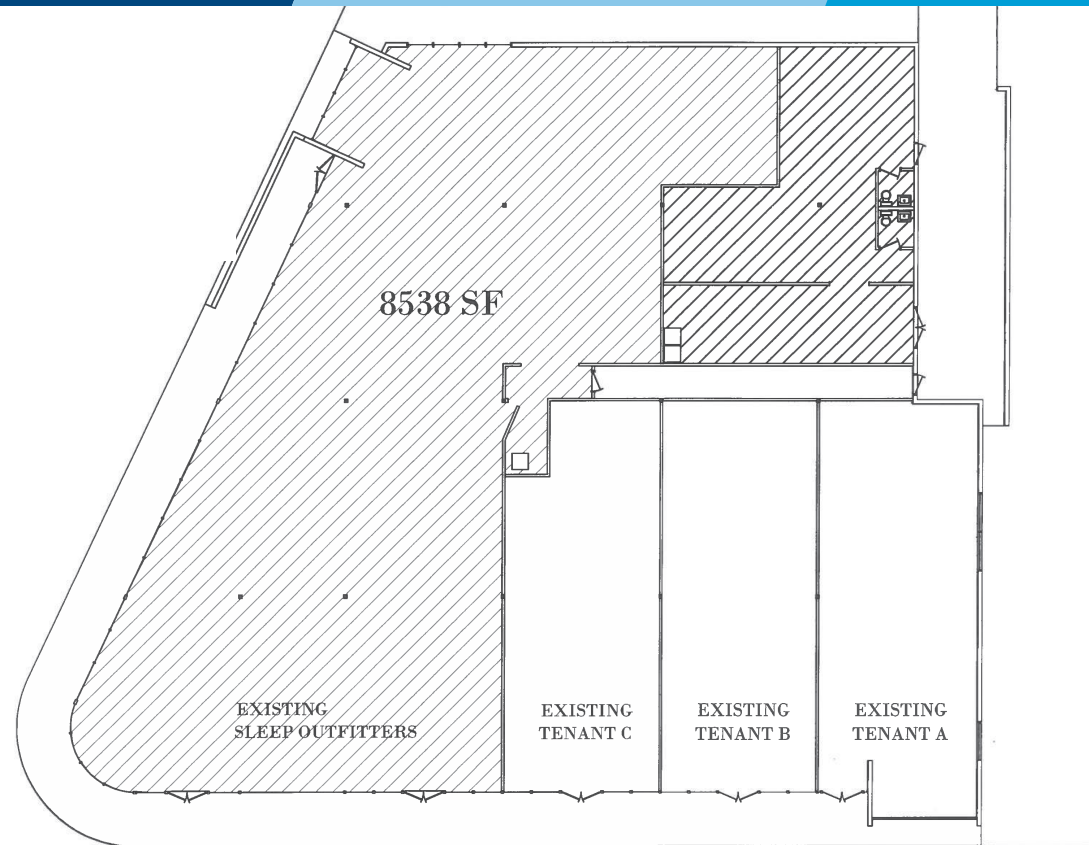
Mall Rd

Beargrass Dr

Cometor Dr

PROPERTY HIGHLIGHTS

- 8,538 Available Square Feet (Will Divide)
- Located in the Midway Center at the I-75 Expressway Exit #180-A and Mall Road in Florence, Kentucky
- Excellent Visibility with Great Signage Opportunity
- Available on February 1, 2021
- Ample On-Site Parking
- Pylon Signage on Mall Road
- 20,019 ADT on Mall Road
- Zoned C-2 PD MR



Colliers International
425 Walnut Street | Suite 1200
Cincinnati, OH 45202
P: +1 513 721 4200