

HIGHLAND HEIGHTS GATEWAY



1,205 Sq. Ft. For Lease

FEATURES

- Retail space available in high growth market
- Next to Northern Kentucky University (15,056 students, faculty, and staff)
- New development projects coming to the market, including NKU Town Center, Cold Spring Town Center, and a New Kroger
- Join co-tenants Five Guys Burgers, AT&T, Jimmy John's, Chipotle, and Donato's Pizza
- Excellent visibility from Alexandria Pike
- Nearby big-box retailers include Kroger, Lowe's, and Furniture Fair
- Located in the center of Highland Heights/Cold Springs, right off of I-275

TRAFFIC COUNTS

Street/Intersection	VPD
I-275	84,093
I-471	39,609
Alexandria Pike	8,688

DEMOGRAPHICS

Radius	1 Mile	3 Mile	5 Mile
Population	5,801	40,468	126,536
Daytime Population	9,804	39,613	124,529
Households	2,375	17,749	56,576
Average HH Income	\$92,217	\$99,469	\$103,250

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