

SYCAMORE SHOPPES

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1,133 Sq Ft For Lease

FEATURES

- Located on busy US 42 (Dixie Highway) and just seconds West of the I-71/75 exit ramp
- Traffic signal access
- Excellent corner location at an intersection near Mall Road and US 42
- Great visibility with large pylon sign
- Join tenants Metro by T-Mobile, Oishi Express Japanese Grill, Little Caesars Pizza, Jet Coffee Drive-thru, and Shamrock Liquor

TRAFFIC COUNTS

Street/Intersection	VPD
I-71/I-75	140,378
U.S. Highway 42	29,681
Mall Road	19,068

DEMOGRAPHICS

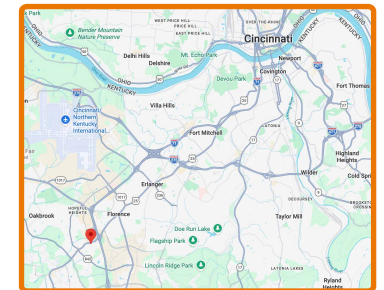
	Radius 1 Mile	3 Mile	5 Mile
Population	9,240	75,321	141,724
Daytime Population	14,801	87,861	150,786
Households	3,937	29,376	54,125
Average HH Income	\$80,264	\$99,699	\$107,676

[Todd Vollmer](#)

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Contact Card



8217 U.S. Highway 42
Florence, KY 41042



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697 Wilmer Ave Ste C
Cincinnati, OH 45226

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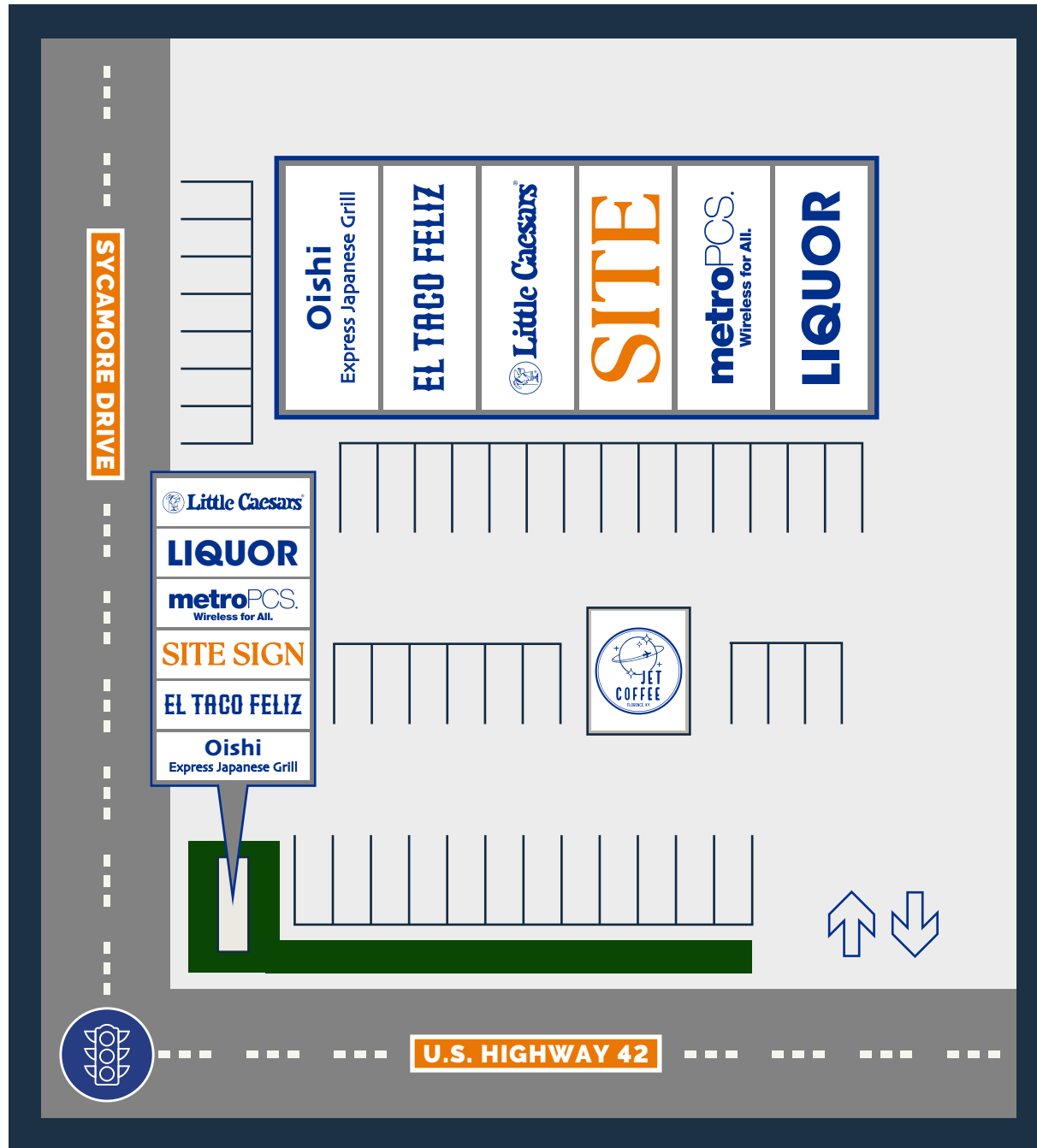


TRADE AREA
SYCAMORE SHOPPES
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SITE PLAN
SYCAMORE SHOPPES
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AERIAL
SYCAMORE SHOPPES
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2025 Demographics

Sycamore Shoppes
 8217 US-42, Florence, Kentucky, 41042
 Rings: 1, 3, 5 mile radii

Latitude: 38.98203
 Longitude: -84.64792

Population	1 mile	3 miles	5 miles
2025 Total Population	9,240	75,321	141,724
2030 Total Population	9,783	78,313	146,082
2024-2029 Population: Annual Growth Rate	1.15%	0.78%	0.61%
2025 Total Daytime Population	14,801	87,861	150,786
2025 Female Population	4,636	38,091	71,195
2025 Male Population	4,604	37,230	70,529
2025 Median Age	38.0	38.2	38.2
Households	1 mile	3 miles	5 miles
2025 Total Households	3,937	29,376	54,125
2030 Total Households	4,209	30,820	56,273
2024-2029 Households: Annual Growth Rate	1.35%	0.96%	0.78%
2025 Average Household Size	2.28	2.54	2.60
2025 Dominant Tapestry Segment Name			
Income	1 mile	3 miles	5 miles
2025 Average Household Income	\$80,264	\$99,699	\$107,676
2030 Average Household Income	\$85,042	\$109,133	\$118,192
2025 Median Household Income	\$65,892	\$77,174	\$82,051
2030 Median Household Income	\$69,680	\$84,037	\$90,312
2024-2029 Median Household Income: Annual Growth	1.12%	1.72%	1.94%
2025 Per Capita Income	\$32,901	\$38,809	\$41,115
2030 Per Capita Income	\$35,170	\$42,801	\$45,519
2024-2029 Per Capita Income: Annual Growth Rate	1.34%	1.98%	2.06%
Home Value	1 mile	3 miles	5 miles
2025 Average Home Value	\$252,532	\$247,536	\$263,714
2030 Average Home Value	\$330,954	\$312,518	\$338,825
2025 Median Home Value	\$252,532	\$247,536	\$263,714
2030 Median Home Value	\$292,554	\$286,584	\$301,901
Race	1 mile	3 miles	5 miles
Diversity Index	52.1	48.0	42.3
Educational Attainment	1 mile	3 miles	5 miles
Less than 9th Grade	90	1,092	1,722
9-12th Grade/No Diploma	270	1,933	3,247
High School Diploma	2,028	13,197	24,087
GED/Alternative Credential	367	2,601	4,512
Some College/No Degree	1,369	10,073	17,205
Associate's Degree	570	5,569	10,607
Bachelor's Degree	1,264	10,950	22,457
Graduate/Professional Degree	521	5,716	11,889
Educational Attainment Base	6,479	51,131	95,726
Business Summary	1 mile	3 miles	5 miles
Total Businesses	575	2,900	4,606
Total Employees	6,984	37,650	58,655
Total (SIC01-99) Sales (\$000)	\$1,269,183,201	\$7,172,288,460	\$11,947,370,361
Total Expenditures (Consumer Spending)	1 mile	3 miles	5 miles
2025 Annual Budget Expenditures	\$275,798,873	\$2,541,788,947	\$5,033,842,891
2030 Annual Budget Expenditures	\$312,439,261	\$2,918,697,251	\$5,744,297,498
2025 Retail Goods	\$11,290,672	\$102,795,268	\$204,559,538
2030 Retail Goods	\$101,570,856	\$969,819,869	\$1,901,190,278