

# JANUARY 2025

## Office Agency Leasing Availability Cincinnati and Northern Kentucky

CBD	OTR	MIDTOWN	BLUE ASH/ KENWOOD	MASON	TRI-COUNTY/ WEST CHESTER	EAST	WEST	NORTHERN KY	LAND		
CLICK TO VIEW WEB PAGE	PROPERTY	VIEW BROCHURE	TOTAL SF BUILDING	TOTAL SF AVAILABLE	MIN SPACE	MAX CONTIG	RATE/SF	OPEX/SF	SALE PRICE	COMMENTS	BROKER
	<b>Broker Incentive!</b> <b>ATLAS BUILDING</b> 530 Walnut Street Cincinnati, OH 45202	<a href="#">→ TOUR THIS BUILDING &amp; RECEIVE A \$50 GIFT CARD TO URBANA CAFE!</a>	67,500	51,048	1,500	42,742	\$21.95 FSG	No pass throughs		<ul style="list-style-type: none"> <li>Lobby with Urbana Café</li> <li>Various lounge and meeting areas</li> <li>Neighboring Fountain Square, the CAC and more</li> <li>Skywalk signage available on the 2nd floor</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Joe Janszen</b> +1 513 549 3011
	<b>Creative Space</b> <b>SHILLITO CENTER</b> 110 Shillito Place Cincinnati, OH 45202		50,519	50,519	7,216	50,519	\$17.95 Gross	+ Utilities		<ul style="list-style-type: none"> <li>20' office ceiling heights</li> <li>1st floor open layout space</li> <li>On-site fitness center use</li> <li>Excellent parking options</li> <li>Across from two new hotel developments</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>US BANK TOWER</b> 425 Walnut Street Cincinnati, OH 45202		540,000	36,917	1,124	14,597	\$22.00 FSG			<ul style="list-style-type: none"> <li>Many on-site amenities and nearby restaurants</li> <li>On-site parking available</li> <li>Shared conference room</li> <li>Centralized location in the heart of the CBD</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Scott Abernethy</b> +1 513 763 3013
	<b>Creative Space</b> <b>THE EDGE BUILDING</b> 310 Culvert Street Cincinnati, OH 45202		89,710	38,834	4,000	18,393	\$19.00 - \$21.00 Gross	+ Electric		<ul style="list-style-type: none"> <li>11' to 16' ceiling heights</li> <li>Floor to ceiling glass with great views</li> <li>Rooftop deck</li> <li>LEED certified</li> <li>Free visitor parking</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>250 W COURT</b> 250 W Court Street Cincinnati, OH 45202		100,000	35,433	5,772	25,525	\$14.50 Net	\$8.62 + Electric		<ul style="list-style-type: none"> <li>3/1,000 FREE parking</li> <li>Common conference center</li> <li>Walkable to OTR and Court Street amenities</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b>Creative Space</b> <b>302 WEST THIRD</b> 302 W. Third Street Cincinnati, OH 45202		176,971	35,086	4,938	28,215	\$21.00 Gross	+ Electric		<ul style="list-style-type: none"> <li>Rooftop deck</li> <li>Abundance of natural light</li> <li>Unobstructed riverfront views</li> <li>Renovated lobby + coffee bar</li> <li>New! The Quad amenity center</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>655 PLUM STREET</b> 655 Plum Street Cincinnati, OH 45202		67,500	30,000	30,000	30,000	\$18.95 FSG			<ul style="list-style-type: none"> <li>Two story office atop street level office and retail space</li> <li>Building signage opportunity</li> <li>On-site parking garage</li> <li>Easy access to I-75, I-71 &amp; I-471</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Digger Daley</b> +1 513 763 3028


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	<b>30W3</b> 30 W. Third Street Cincinnati, OH 45202		34,388	20,416	1,660	10,590	\$11.95 MG	+ Electric & Janitorial	Call to Discuss!	<ul style="list-style-type: none"> <li>On-site parking garage</li> <li>Full-floor occupancy</li> <li>Views of The Banks</li> <li>Outstanding highway access</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Digger Daley</b> +1 513 763 3028
	<b>125 EAST COURT</b> 125 E. Court Street Cincinnati, OH 45202		98,568	19,488	3,151	19,488	\$14.95 FSG  <b>5TH FLOOR LIMITED TIME OPPORTUNITY!</b> <b>\$12.95 FSG</b>			<ul style="list-style-type: none"> <li>1st floor features restaurants</li> <li>Direct access to attached parking garage</li> <li>Walking distance to court house and many amenities</li> <li>Across from Kroger on the Rhine</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b>700 WALNUT</b> 700 Walnut Street Cincinnati, OH 45202		88,086	12,122	4,965	7,157	\$18.00 FSG	Included		<ul style="list-style-type: none"> <li>Office space from floors 2nd through 6th</li> <li>1st floor retail - The Lempicka, First Watch, Bortz Jewelers</li> <li>Private fitness center on 5th floor</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Joe Janszen</b> +1 513 549 3011
	<b>QUEEN CITY SQUARE</b> 301 E. Fourth Street Cincinnati, OH 45202		1,033,000	4,776	4,776	4,776	\$TBD	\$TBD		<ul style="list-style-type: none"> <li>Certified LEED Gold (CS)</li> <li>CBD's first "green" office tower</li> <li>9'6" finished ceiling heights with floor-to-ceiling windows</li> <li>First generation space</li> <li>Spectacular 360 views</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028

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	<p><b>Massive Rate Reduction!</b> For Sublease <b>1224 RACE STREET</b> 1224 Race Street Cincinnati, OH 45202</p>		11,100	3,700	3,200	3,700	<p><b>MASSIVE REDUCTION!</b> \$18.95 FSG</p>	Included		<ul style="list-style-type: none"> <li>• Master lease expires 2/1/2026</li> <li>• Ownership is open to a direct / long-term lease</li> <li>• Located on the 1st floor</li> <li>• Furniture available, move-In ready</li> <li>• High-end finishes</li> <li>• Includes basement storage</li> </ul>	<p>Joe Janszen +1 513 549 3011</p>
	<p>For Sale <b>UPTOWN ARTS</b> 123 E. Liberty Street Cincinnati, OH 45202</p>		12,776	12,776	12,776	12,776			\$2,700,000	<ul style="list-style-type: none"> <li>• Private, gated parking - 38 spaces</li> <li>• Completely renovated &amp; in excellent condition with new roof and HVAC units in 2001</li> <li>• Fantastic natural light throughout</li> </ul>	<p>Scott Abernethy +1 513 763 3013</p> <p>Joe Janszen +1 513 549 3011</p>

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	<b>ON THE LATERAL</b> 2339 Harris Avenue Cincinnati, OH 45212		75,000	75,000	TBD	75,000	TBD	TBD	\$400,000/ Acre	<ul style="list-style-type: none"> <li>New development</li> <li>Prime highway visibility</li> <li>Opportunity for building signage</li> <li>Exceptional access to I-71 and I-75 via Norwood Lateral</li> <li>5.9 acres</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<i>For Sale</i> <b>6871 STEGER DRIVE</b> 6871 Steger Drive Cincinnati, OH 45237		30,881	30,881	30,881	30,881			\$3,100,000	<ul style="list-style-type: none"> <li>100% redundant power</li> <li>Excellent building and monument signage</li> <li>9/1000 parking ratio</li> </ul>	<b>Digger Daley</b> +1 513 763 3028
	<b>THE BALDWIN OFFICES</b> 625 Eden Park Drive Cincinnati, OH 45202		209,894	28,048	1,153	9,802	\$15.75 Net	\$12.51		<ul style="list-style-type: none"> <li>Extraordinary access to I-71, I-471, US-50 and I-75</li> <li>On-site conference center &amp; cafe</li> <li>Free visitor parking and free garage parking for tenants</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>CENTRAL PARKE FLEX II</b> 2300 Wall Street Norwood, OH 45212		72,825	20,709	5,610	15,099	\$12.00 Net	\$4.75		<ul style="list-style-type: none"> <li>1,400 space parking garage and abundant surface parking</li> <li>Excellent access to I-71 &amp; I-75 via Norwood Lateral</li> <li>Variety of signage opportunities</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>CENTRAL PARK</b> 4850 Smith Road Cincinnati, OH 45212		60,000	18,500	18,500	18,500	\$12.00 - \$13.50 Net	\$4.97	Call to Discuss!	<ul style="list-style-type: none"> <li>Full floor availability</li> <li>1,400 space parking garage and abundant surface parking</li> <li>Excellent access to I-71 &amp; I-75 via the Norwood Lateral</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>4411 BUILDING</b> 4411 Montgomery Road Cincinnati, OH 45212		60,000	20,000	1,163	20,000	\$15.00 MG	Tenant pays janitorial and separate metered electric		<ul style="list-style-type: none"> <li>Full-floor occupancy with flexible demising options</li> <li>Building &amp; Pylon signage available</li> <li>Garage and surface parking</li> <li>Building improvements &amp; renovations recently completed</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>CORNERSTONE I</b> 4030 Smith Road Norwood, OH 45209		123,736	15,191	3,463	9,431	\$18.95 NNN	\$12.06		<ul style="list-style-type: none"> <li>Highly visible location on I-71</li> <li>Garage and surface parking</li> <li>Fitness center with showers</li> <li>On-site management</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Scott Abernethy</b> +1 513 763 3013

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	<b>CORNERSTONE II</b> 4000 Smith Road Norwood, OH 45209		114,989	18,367	1,104	14,533	\$18.95 NNN	\$12.08		<ul style="list-style-type: none"> <li>Highly visible location on I-71</li> <li>Garage and surface parking</li> <li>Fitness center with showers</li> <li>On-site management</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Scott Abernethy</b> +1 513 763 3013
	<b>50/50 BUILDING</b> 5050 Section Avenue Cincinnati, OH 45212		55,788	14,614	1,902	10,127	\$12.50 Net	\$9.27		<ul style="list-style-type: none"> <li>All new common areas</li> <li>Creative suburban environment</li> <li>Garage and surface parking</li> <li>Central location</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>3960 RED BANK</b> 3960 Red Bank Road Cincinnati, OH 45227		36,859	5,061	1,705	3,356	\$14.50 NET	\$7.82		<ul style="list-style-type: none"> <li>Immediate first floor lobby exposure</li> <li>Easy access along Red Bank Expressway</li> <li>Ample free parking</li> </ul>	<b>Digger Daley</b> +1 513 763 3028
	<b>822 DELTA AVE.</b> 822 Delta Avenue Cincinnati, OH 45226		10,938	3,144	1,294	3,144	\$13.45 NNN	+ Janitorial		<ul style="list-style-type: none"> <li>Second floor office space</li> <li>Located in Mt. Lookout just 2 miles to Hyde Park Square and Oakley Station</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Digger Daley</b> +1 513 763 3028

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	<b>LANDINGS 1</b> 9997 Carver Road Cincinnati, OH 45242		175,985	91,737	16,845	91,737	\$17.75 Net	\$10.51		<ul style="list-style-type: none"> <li>Entire building available!</li> <li>Abundant on-site parking</li> <li>State of the art conference center holds 70 people</li> <li>Renovations completed 08/2023!</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>LANDINGS 2</b> 9987 Carver Road Cincinnati, OH 45242		176,076	25,461	12,656	12,805	\$15.75 Net	\$10.96		<ul style="list-style-type: none"> <li>Abundant on-site parking - surface &amp; garage available</li> <li>State of the art conference center holds 70 people</li> <li>Renovations completed 08/2023!</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>THE KENWOOD COLLECTION</b> 5905 E. Galbraith Road Cincinnati, OH 45236		292,000	70,167	4,011	64,000	\$21.50 Net	\$12.37		<ul style="list-style-type: none"> <li>Floor-to-ceiling glass</li> <li>Garage parking</li> <li>On-site Class A amenities</li> <li>0.75% Earnings Tax</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Joe Janszen</b> +1 513 549 3011
	<b>ASHWOOD OFFICE</b> 4700 Ashwood Drive Cincinnati, OH 45241		50,000	50,000	230	50,000	\$14.75 Gross	+ Electric	\$3,950,000	<ul style="list-style-type: none"> <li>Building signage</li> <li>Excellent location close to expressway and amenities</li> <li>Ample parking</li> <li>Interior build-to-suit</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>8044 MONTGOMERY</b> 8044 Montgomery Road Cincinnati, OH 45236		405,000	34,504	1,128	12,497	\$21.50	\$11.96		<ul style="list-style-type: none"> <li>On-site deli, ATM and men's hair salon</li> <li>Free covered parking for employees</li> <li>Valet parking for guests</li> <li>Under new management</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>CORPORATE PARK</b> 8150-8180 Corporate Park Drive Blue Ash, OH 45242		136,000	33,711	1,448	7,873	\$15.25 MG	+ Electric		<ul style="list-style-type: none"> <li>No earnings tax</li> <li>Immediate I-275 access</li> <li>Free parking</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>SUMMIT WOODS I</b> 100 E-Business Way Blue Ash, OH 45241		75,000	12,371	3,388	5,125	\$12.50 Net	\$11.19		<ul style="list-style-type: none"> <li>Class A office space</li> <li>Excellent visibility from I-275</li> <li>Easy access to I-71 and I-275</li> <li>10' ceiling heights</li> <li>Built in 2000</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028

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	<b>SUMMIT WOODS II</b> 300 E-Business Way Blue Ash, OH 45241		150,000	8,321	2,321	6,000	\$13.50 Net	\$10.53		<ul style="list-style-type: none"> <li>• Class A office space</li> <li>• Excellent visibility from I-275</li> <li>• Easy access to I-71 and I-275</li> <li>• 10' ceiling heights</li> <li>• Built in 2000</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>KEMPER POINTE</b> 7870 E. Kemper Road Blue Ash, OH 45249		100,000	10,527	2,149	5,120	\$14.00 Net	\$10.41		<ul style="list-style-type: none"> <li>• 0% earnings tax</li> <li>• Park-like setting</li> <li>• 60-person common conference room</li> <li>• Furniture available</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>KENWOOD CROSSING II</b> 8251 Pine Road Cincinnati, OH 45236		30,497	6,121	2,511	3,610	\$18.50 Net	\$11.06		<ul style="list-style-type: none"> <li>• Class A medical office space</li> <li>• Ample parking</li> <li>• 0.75% Earning Tax</li> <li>• Convenient access to I-71 and Cross County Highway</li> </ul>	<b>Digger Daley</b> +1 513 763 3028
	<b>8316 CORNELL RD</b> 8316 Cornell Road Cincinnati, OH 45249		10,554	5,227	5,227	5,227	\$19.50 MG	+ Electric & Utilities		<ul style="list-style-type: none"> <li>• Entire second floor available</li> <li>• Furniture available</li> <li>• Monument sign visible from Cornell and Snider roads</li> <li>• 0% income tax</li> </ul>	<b>Digger Daley</b> +1 513 763 3028

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	<b>MASON LUXOTTICA</b> 4000 Luxottica Place Mason, OH 45040		450,676	251,821	123,000	251,821	TBD	TBD		<ul style="list-style-type: none"> <li>Beautiful 40-acre campus with green space and walking paths</li> <li>Divisible to approx. 100,000 SF</li> <li>Existing furniture and equipment available to user</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>GOVERNOR'S POINTE (4605)</b> 4605 Duke Drive Mason, OH 45040		181,009	83,801	2,528	84,273	\$13.00 Net	\$9.27		<ul style="list-style-type: none"> <li>One of four excellent class A office buildings on 34.84 acres</li> <li>56-person shared conference room</li> <li>Outstanding highway visibility</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>GOVERNOR'S POINTE (4680)</b> 4680 Parkway Drive Mason, OH 45040		128,490	34,933	1,833	21,513	\$13.00 Net	\$9.11		<ul style="list-style-type: none"> <li>One of four excellent class A office buildings on 34.84 acres</li> <li>56-person shared conference room</li> <li>Outstanding highway visibility</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>GOVERNOR'S POINTE (4705)</b> 4705 Duke Drive Mason, OH 45040		141,901	19,553	5,539	14,014	\$13.00 Net	\$9.26		<ul style="list-style-type: none"> <li>One of four excellent class A office buildings on 34.84 acres</li> <li>56-person shared conference room</li> <li>Outstanding highway visibility</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<b>GOVERNOR'S POINTE (4660)</b> 4660 Duke Drive Mason, OH 45040		78,253	25,274	10,364	14,910	\$13.00 Net	\$9.04		<ul style="list-style-type: none"> <li>New shared conference center!</li> <li>One of four excellent class A office buildings on 34.84 acres</li> <li>Outstanding highway visibility</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028
	<i>For Sale</i> <b>6867 CINTAS BLVD.</b> 6867 Cintas Blvd. Mason, OH 45040		52,000	52,000	52,000	52,000		\$7,100,000		<ul style="list-style-type: none"> <li>Directly off the I-71 / Western Row Innovation Way Exit</li> <li>Class A corporate HQ</li> <li>286 parking spaces - 5/1,000 ratio</li> <li>Back patio with gas fire pit</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>VILLAGE SQUARE II</b> 5939 Deerfield Boulevard Mason, OH 45040		71,926	12,534	2,200	7,900	\$18.00 Net	\$6.75 + Janitorial & Utilities		<ul style="list-style-type: none"> <li>Mixed use: Retail/Office/Medical</li> <li>Connected to Deerfield Towne Center</li> <li>Building signage available</li> <li>0% earnings tax</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013



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	<b>THE SIX (EXECUTIVE PARK)</b> 4000-4100 Executive Park Drive Cincinnati, OH 45241		191,852	37,383	229	9,581	\$14.75 Gross			<ul style="list-style-type: none"> <li>• 30-seat conference room + casual gathering space</li> <li>• Plentiful free parking</li> <li>• Immediate interstate access</li> <li>• Beautiful park-like setting</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>CENTURY BUSINESS PARK</b> 11590 Century Boulevard Cincinnati, OH		52,421	16,866	1,448	7,873	\$9.00 Net	\$9.50		<ul style="list-style-type: none"> <li>• Recently renovated lobby with two-story atrium</li> <li>• Courtyard for tenant lunches and events</li> <li>• Abundance of shopping and dining nearby</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>Price Reduced!</b> <b>8366 PRINCETON GLENDALE ROAD</b> West Chester, OH 45069		12,264	12,264	12,264	12,264			<b>\$790,000</b>	<ul style="list-style-type: none"> <li>• 12,264 SF Office Building For Sale</li> <li>• Building consists of 2 condos</li> <li>• 100% Vacant</li> <li>• Space has 1st floor bank with drive-thru</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028

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## Office Agency Leasing Availability Cincinnati and Northern Kentucky

CBD	OTR	MIDTOWN	BLUE ASH/ KENWOOD	MASON	TRI-COUNTY/ WEST CHESTER	EAST	WEST	NORTHERN KY	LAND		
CLICK TO VIEW WEB PAGE	PROPERTY	VIEW BROCHURE	TOTAL SF BUILDING	TOTAL SF AVAILABLE	MIN SPACE	MAX CONTIG	RATE/SF	OPEX/SF	SALE PRICE	COMMENTS	BROKER
	<b>935 BUSINESS STATE ROUTE 28</b> 935 Business SR 28 Milford, OH 45150		7,233	7,233	7,233	7,233	\$13.00 NNN	TBD	\$695,000	<ul style="list-style-type: none"> <li>• 2-story building</li> <li>• Former medical office</li> <li>• Excellent visibility and access to State Route 28</li> <li>• Less than 1 mile from I-275</li> </ul>	<b>Scott Abernethy</b> +1 513 763 3013  <b>Digger Daley</b> +1 513 763 3028

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CBD	OTR	MIDTOWN	BLUE ASH/ KENWOOD	MASON	TRI-COUNTY/ WEST CHESTER	EAST	WEST	NORTHERN KY	LAND		
CLICK TO VIEW WEB PAGE	PROPERTY	VIEW BROCHURE	TOTAL SF BUILDING	TOTAL SF AVAILABLE	MIN SPACE	MAX CONTIG	RATE/SF	OPEX/SF	SALE PRICE	COMMENTS	BROKER
	<b>RIVERFRONT PLACE</b> 300 Dave Cowens Drive Newport, KY 41071		183,225	59,117	3,571	27,656	\$14.25	\$11.58		<ul style="list-style-type: none"> <li>Outdoor balconies</li> <li>On-site fitness center</li> <li>Four-story parking garage and surface parking lots on site</li> <li>Adjacent to the exciting Newport on the Levee</li> </ul>	<b>Digger Daley</b> +1 513 763 3028
	<b>7310 TURFWAY RIDGE</b> 7310 Turfway Ridge Florence, KY		107,755	48,174	2,442	45,732	\$19.95 FSG			<ul style="list-style-type: none"> <li>Abundance of Surface Parking</li> <li>Excellent visibility from I-75/71</li> <li>On-site property management</li> <li>Signage opportunities available</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011 <b>Scott Abernethy</b> +1 513 763 3013
	<b>7300 TURFWAY RIDGE</b> 7300 Turfway Ridge Florence, KY		109,627	37,824	1,107	21,311	\$19.95 FSG			<ul style="list-style-type: none"> <li>Abundance of surface parking</li> <li>Excellent visibility from I-75/71</li> <li>On-site property management</li> <li>Signage opportunities available</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011 <b>Scott Abernethy</b> +1 513 763 3013
	<b>COLUMBIA SUSSEX BUILDING</b> 740 Centre View Blvd. Crestview Hills, KY 41017		86,400	22,698	3,836	10,350	\$23.95 FSG			<ul style="list-style-type: none"> <li>Abundant parking</li> <li>Beautiful lobby and main reception</li> <li>Tremendous visibility from I-275</li> <li>Tenant balconies on each floor</li> <li>Floor to ceiling glass</li> <li>Stunning design</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011 <b>Scott Abernethy</b> +1 513 763 3013
	<b>PARK 75 - BUILDING C</b> 250 Grandview Dr. Fort Mitchell, KY 41017		93,749	20,895	2,108	9,970	\$12.95 NNN	\$7.95 (Tenant Responsible for Janitorial)		<ul style="list-style-type: none"> <li>On-site management</li> <li>On-site bistro café and shared conference room</li> <li>Tremendous visibility from I-71/I-75</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b>380 CENTRE VIEW BLVD.</b> Crestview Hills, KY 41017		12,200	12,200	12,000	12,200	\$19.00 NNN	\$11.99		<ul style="list-style-type: none"> <li>Built in 2003</li> <li>Renovations completed between 2015-2017</li> <li>Monument and building signage available</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b><i>New Sublease!</i></b> <b>RIVERCENTER I</b> 50 E. RiverCenter Blvd. Covington, KY 41011		301,981	8,872	8,872	8,872	\$21.95 FSG	Included		<ul style="list-style-type: none"> <li>Master lease expires 3/31/2033</li> <li>Fully furnished &amp; move-in ready</li> <li>Sublessor is willing to commit to shorter lease terms!</li> <li>Panoramic views of the Cincinnati skyline and Ohio River</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011

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CLICK TO VIEW WEB PAGE	PROPERTY	VIEW BROCHURE	TOTAL SF BUILDING	TOTAL SF AVAILABLE	MIN SPACE	MAX CONTIG	RATE/SF	OPEX/SF	SALE PRICE	COMMENTS	BROKER
	<b>KINGSGATE CROSSING</b> 6159 First Financial Dr. Burlington, KY 41005		22,735	7,435	2,394	5,041	\$19.50 MG			<ul style="list-style-type: none"> <li>• Great spot for medical office</li> <li>• Professionally handled by Hemmer Management Group</li> <li>• Minutes to CVG Airport</li> <li>• Build-to-suit</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b>1895 AIRPORT EXCHANGE BLVD.</b> Erlanger, KY 41018		63,600	7,000	7,000	7,000	\$9.50 NNN	\$2.94 + Utilities & Janitorial		<ul style="list-style-type: none"> <li>• Move in ready office suites</li> <li>• Ample parking</li> <li>• Easy access to I-275 &amp; I-75/71</li> <li>• Close proximity to CVG, DHL SuperCargo and Amazon Prime Air Hubs</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011  <b>Seattle Stein</b> +1 513 763 3027
	<b>Rate Reduced!</b> <b>1452 DONALDSON</b> 1452 Donaldson Hwy. Erlanger, KY 41018		18,300	6,600	6,600	6,600	\$10.95 NNN	\$1.85 + Janitorial & Utilities		<ul style="list-style-type: none"> <li>• Full-floor occupancy</li> <li>• Building signage</li> <li>• Adjacent to CVG</li> <li>• No city taxes</li> <li>• Less than 2 miles from I-275, I-75 &amp; I-71</li> </ul>	<b>Joe Janszen</b> +1 513 549 3011
	<b>30 W. 4TH STREET</b> 30 W. 4th Street Newport, KY 41071		27,000	6,100	3,000	6,100	\$16.00 MG	+ Janitorial		<ul style="list-style-type: none"> <li>• Surface lot with free parking</li> <li>• Building and monument signage available</li> <li>• Walking distance to the Courthouse, Newport on the Levee and Ovation</li> </ul>	<b>Digger Daley</b> +1 513 763 3028
	<b>WRIGHT'S SUMMIT I</b> 909 Wright's Summit Parkway Fort Mitchell, KY 41011		38,411	5,141	5,141	5,141	\$17.00 MG	+ Electric		<ul style="list-style-type: none"> <li>• Class A office space</li> <li>• 24-Hour management and maintenance on-site</li> <li>• Easy access to I-71/75</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>WRIGHT'S SUMMIT II</b> 809 Wright's Summit Parkway Fort Mitchell, KY 41011		38,411	4,752	1,967	2,785	\$17.00 MG	+ Electric		<ul style="list-style-type: none"> <li>• Class A office space</li> <li>• 24-Hour management and maintenance on-site</li> <li>• Easy access to I-71/75</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013
	<b>WRIGHT'S SUMMIT III</b> 810 Wright's Summit Parkway Fort Mitchell, KY 41011		58,878	4,259	4,259	4,759	\$19.50 MG	+ Electric		<ul style="list-style-type: none"> <li>• Class A office space</li> <li>• 24-Hour management and maintenance on-site</li> <li>• Easy access to I-71/75</li> </ul>	<b>Digger Daley</b> +1 513 763 3028  <b>Scott Abernethy</b> +1 513 763 3013

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CLICK TO VIEW WEB PAGE	PROPERTY	VIEW BROCHURE	TOTAL ACRES AVAILABLE	MIN ACRE	MAX CONTIG.	SALE PRICE	COMMENTS	BROKER	
	<p><i>For Sale</i> <b>GATEWAY OF WEST CHESTER</b> Union Centre Blvd. West Chester Twp, OH 45069</p>		16.63 Acres	2 Acres	12.5 Acres	*Inquire	<ul style="list-style-type: none"> <li>Corporate and medical office sites available</li> <li>Restaurant, retail, entertainment, and hotel sites available</li> <li>Adjacent to GE Aviation</li> </ul>	<p><b>Scott Abernethy</b> +1 513 763 3013</p> <p><b>Digger Daley</b> +1 513 763 3028</p>	
	<p><i>For Sale</i> <b>I-75 @ BETHANY RD</b> I-75 at Bethany Road Liberty Twp, OH 45044</p>		13.067 Acres			\$350,000/ Acre	<ul style="list-style-type: none"> <li>All utilities on-site</li> <li>Northeast corner of Bethany Road</li> <li>Fast-growing Liberty Township</li> <li>O2-zoning</li> <li>Flat topography</li> <li>Excellent I-75 exposure</li> </ul>	<p><b>Digger Daley</b> +1 513 763 3028</p>	
	<p><i>For Sale</i> <b>I-75 @ COMMERCE DR</b> I-75 at Commerce Drive Middletown, OH 45005</p>		13.067 Acres			\$2,800,000	<ul style="list-style-type: none"> <li>Zoned BC-I, Business Center Interchange</li> <li>Full I-75 interchange</li> <li>I-75 exposure</li> </ul>	<p><b>Digger Daley</b> +1 513 763 3028</p> <p><b>Rob Murphy</b> +1 513 763 3033</p>	
	<p><i>For Sale</i> <b>COMMONS AT LANDEN</b> 8153 &amp; 8205 Corporate Way Mason, OH 45040</p>		1.850 Acres			\$250,000/ Acre	<ul style="list-style-type: none"> <li>148' of I-71 frontage</li> <li>Zoned for office</li> <li>All utilities on site</li> </ul>	<p><b>Digger Daley</b> +1 513 763 3028</p> <p><b>Scott Abernethy</b> +1 513 763 3013</p>	