

# HYDE PARK PLAZA

3760 Paxton Avenue  
Cincinnati, OH 45209

## FOR LEASE

2,296 SF - 14,700 SF Available

### HIGHLIGHTS

- 400,878 SF retail center anchored by Kroger, Kohl's (coming soon), Staples, Ace Hardware, Walgreens, Marshalls, and JoAnn Fabrics & Five Below (coming soon)
- Southwest Ohio's most desirable neighborhood shopping center
- Located along Wasson Way walking trail
- Population of 105,996 within a three mile radius with an average household income of \$122,218
- Restaurants in the center include Piada, Fusian, Starbucks, Panera Bread and Jersey Mike's

### TRAFFIC COUNTS

- 28,532 VPD on Paxton Avenue

### DEMOGRAPHICS

2023 Estimates	1 mile	3 miles	5 miles
Population	18,357	105,996	259,401
Households	10,041	50,184	117,842
Average HH Income	\$155,283	\$122,218	\$115,891
Daytime Employees	8,432	60,523	150,675

### CONTACT

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ASSOCIATES

**ANCHOR**  
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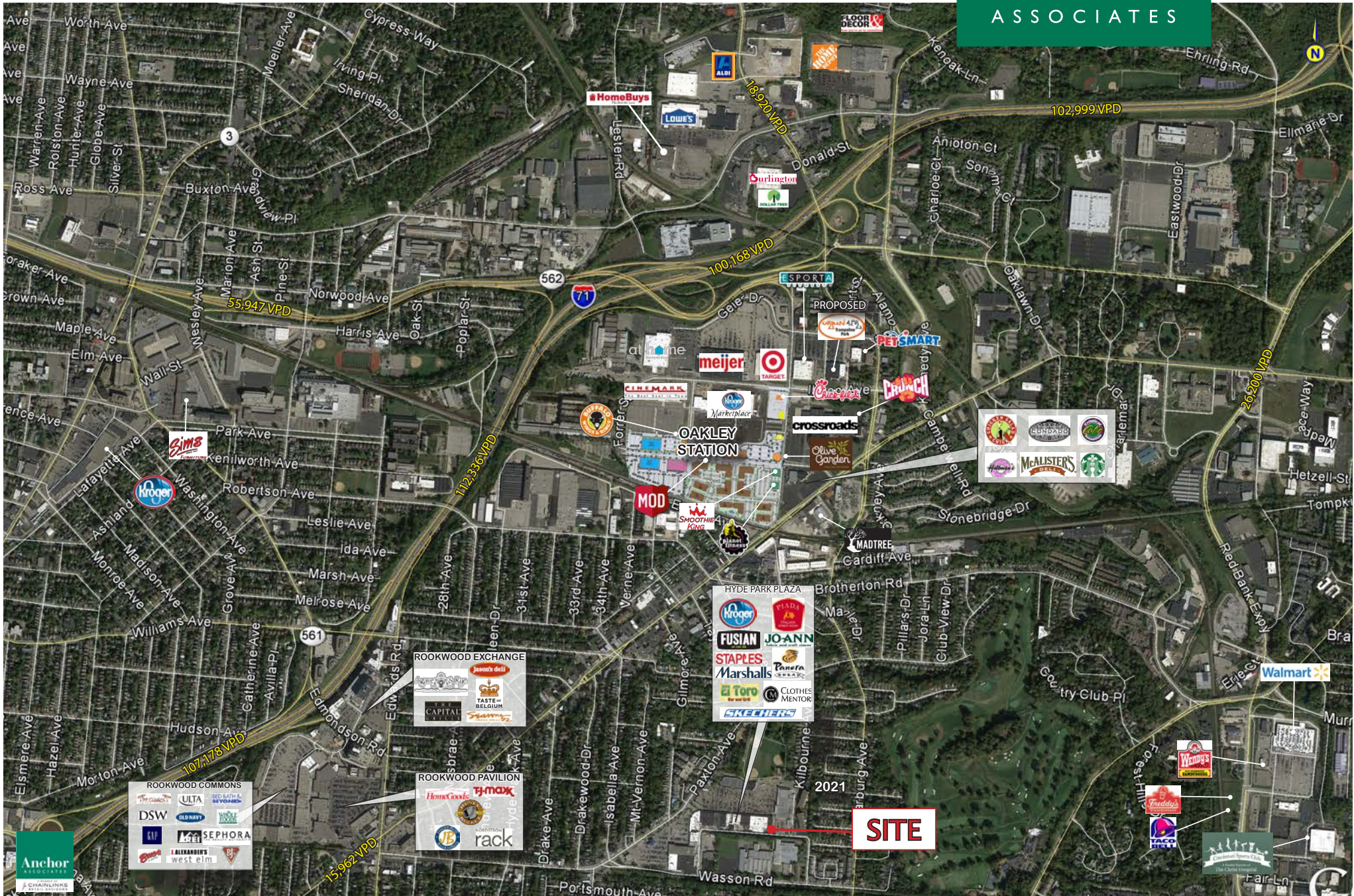
513-784-1106

[www.anchor-associates.com](http://www.anchor-associates.com)

A MEMBER OF  
**CHAINLINKS**  
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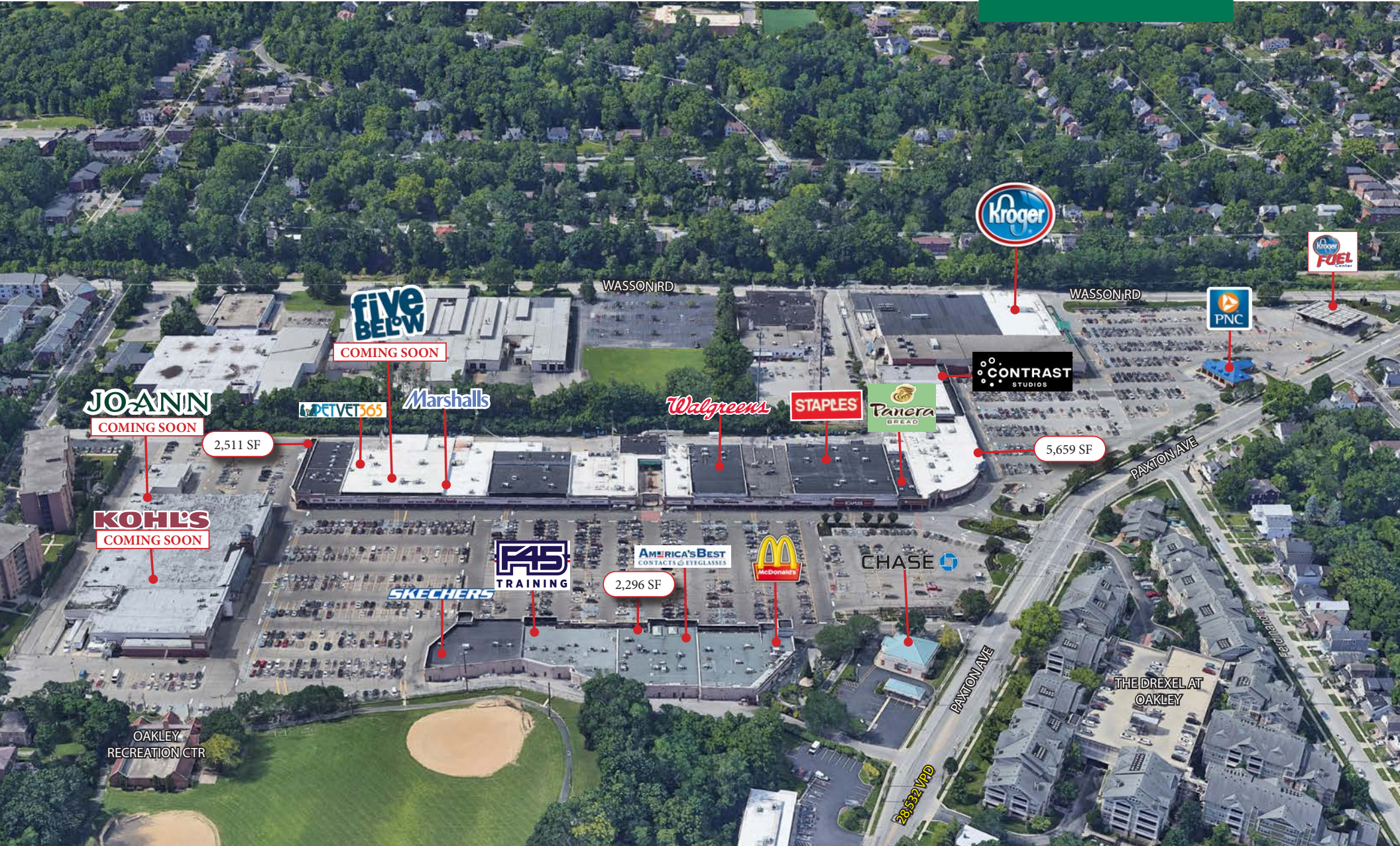


The information herein is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions and withdrawal from the market without notice.

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SPACE	TENANT	SF
28B	LEGACIES	9,960
29	MARSHALLS	24,014
32	FIVE BELOW - COMING SOON	10,861
34	COSMOPROF	3,710
35	PETVET 365	2,426
36	EMPIRE NAIL BAR & SPA	1,750
37	WARHAMMER	1,118
38	FIRST WOK	1,694
39	KIDS KUTS HAIR SALON	825
40	HUNTINGTON LEARNING CENTER	1,302
41	UBREAKIFIX	1,278
42	AVAILABLE	2,511
44	US POST OFFICE	3,030
45	JOANN FABRICS - COMING SOON	22,510
46	KOHL'S - COMING SOON	41,792
47	BOB SUMEREL TIRES	3,960
48A	PROVIDENT TRAVEL	2,574
48B	SKECHERS	3,013
49	F45	3,124
50	MILK BAR CAFÉ	1,220
51	SPORT CLIPS	1,323
52	KAWA REVOLVING SUSHI	5,275
53	SHAAN INDIAN RESTAURANT	2,419
54	AVAILABLE	2,296
55	IVXHEALTH	2,000
56	AMERICA'S BEST	4,233
57	CLOTHES MENTOR	4,222
58	ONCE UPON A CHILD	4,811

SPACE	TENANT	SF
1	KROGER	99,675
4B	GREAT CLIPS	1,763
5	CONTRAST STUDIOS	3,760
6A	H&R BLOCK	2,000
6B	PALM BEACH TAN	3,818
7	JERSEY MIKE'S SUBS	2,020
8	MASSAGE ENVY	4,346
9	PNC BANK	3,375
10A	PIADA ITALIAN STREET FOOD	3,069
10B	FUSIAN	3,173
11	STARBUCKS	1,707
12	AVAILABLE - FORMER RESTAURANT	5,659
12A	DENTISTS AT HYDE PARK	3,306
12B	HYDE PARK URGENT CARE	2,574
13	PANERA BREAD	5,200
14A	STAPLES	14,700
14B	ACE HARDWARE	10,500
15	EL TORO	4,525
16	WALGREENS	16,000
17	SERVATII PASTRY SHOP	1,961
18	STAR NAILS	789
19	RIPPLOH CHIROPRACTIC	1,577
21	KTOWN KOREAN BBQ & HOT POT	5,590
23A	HUFF REALTY	1,145
24	PLAZA HAIR DESIGN	935
25	BRUEGGER'S BAGELS	1,520
26	SALON LOFTS	4,801
27	MYEYEDR.	3,525
28	THE SNOOTY FOX	5,000

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