

THE SHOPS AT WORLDWIDE PARK

Hebron, KY

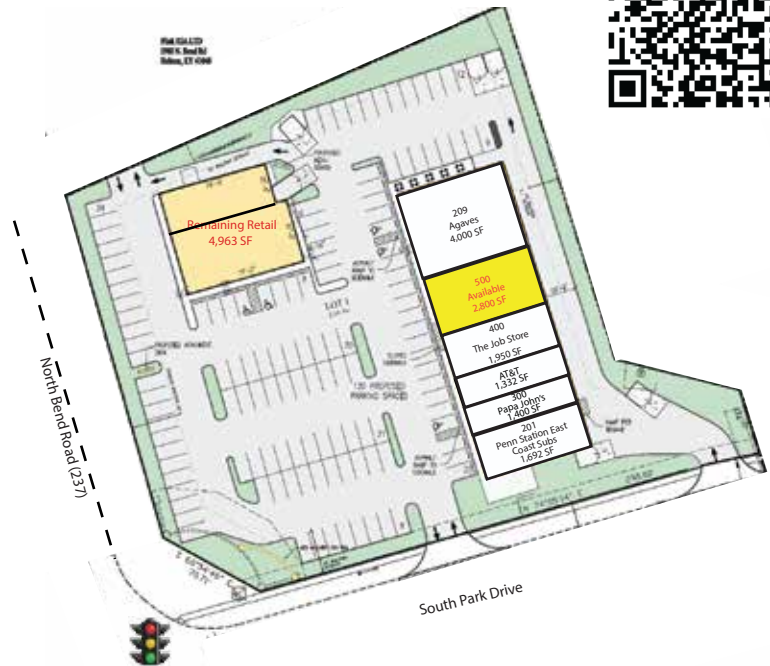
For Lease

2010 North Bend Road
Hebron, KY 41048



AVAILABLE SPACE

**Pad Site - approx. 4,963 SF
and
2,800 SF Small Shop Space**



PROPERTY HIGHLIGHTS

- The Shops at Worldwide Park is located on North Bend Road 1/4 mile from I-275.
- Situated at the first traffic light off I-275.
- 18,000 workers within one mile radius of the site.
- Site offers a parking ratio of 7 cars per 1,000 SF.

TRAFFIC COUNTS

- 30,000 VPD - Estimated on North Bend Road, directly in front of the site.
- 27,223 VPD - on North Bend Road south of the site.

DEMOGRAPHICS (2019 estimates)

	1 mile	3 miles	5 miles	Trade Area
Population	2,507	20,474	58,058	31,072
Households	889	6,853	20,236	10,135
Average HH Income	\$112,304	\$109,262	\$106,049	\$112,100
Daytime Population	3,955	11,352	26,735	13,171



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The Shops at Worldwide Park
Hebron, KY
(Greater Cincinnati Market)

New Housing Developments

- Highlights A-O
- 2,827 Single Family New Homes
- 1,202 Multi Family New Homes
- 864 Multi-Use New Units

Average Family Household Income
- \$105,825

Subdivision	Total Built	Total Planned
A Cornerstone Estates	16	42
B Hebron Gardens	88	92
C Kingsley Chase	16	28
D Lauren Meadows	63	64
E North Bend Woods	0	115
F Northpointe	243	525
G Orchard Estates	199	373
H Rivershore Farms	108	126
I Sawgrass	0	225
J Settlers Pointe	88	111
K Sundance Meadows	23	43
L Sundance Estates	28	57
M Tanners Cove	2	2
N Thornwilde	555	673
O Tree Top Estates	123	324
P River Pointe*	0	864
Totals	1,552	3,664

Business Park
Total Number of Employees = 17,615

Employers

Quincy Minor
TTE Group
GAP Outlet Distribution
Hatch Transport Systems
UPS
Zelus Vision
Cascades
Store Image
Cincinnati Lamb
Kaiser
ETS
Tente
BDP International
Worcswell
Amazon
Pre-File
DHL
Maintenance Technologies
Airview Systems
Airview Technologies
Reynolds, Jeffrey
TDS Logistics
Kandic
Qualls
North American Tile Tool Co.
SAF Vehicle Service Market

