

CRW

COMMERCIAL

BROKERAGE, DEVELOPMENT, CONSULTATION

180 Plaza Drive
Cold Spring, KY 41076

Retail Space Available For Lease

[Open Map](#)

Shoppes of Cold Spring

[View Listing](#)



| Availability

1,680 Sq. Ft.

| Price

\$18 / Sq. Ft.
*\$4.39 / Sq. Ft. NNN

| Type

Retail

| Status

For Lease

| Building Size

13,600 Sq. Ft.

Features

- Neighborhood retail center located in the focal point of the Cold Spring trade area
- Perfect for a nail/hair salon, mobile phone store, or a small restaurant
- Traffic signal access
- Minutes from Northern Kentucky University and I-275
- High visibility and traffic counts
- Kroger Marketplace, Home Depot, and Kohl's are located across the street



Casey Ward

(513) 515-9029

CWard@CRWCommercial.com

Demographics (1, 3, 5 Radius)

Population	2,653	18,510	58,533
Households	1,170	7,796	23,724
HH Income	\$96,296	\$101,383	\$107,701

Tenants

Sherwin Williams, Rancho Grande, and Davita Dialysis

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7700 Shawnee Run Road
Suite C
Cincinnati, OH 45243

CRWCommercial.com

[Contact Card](#)



Trade Area

SITE

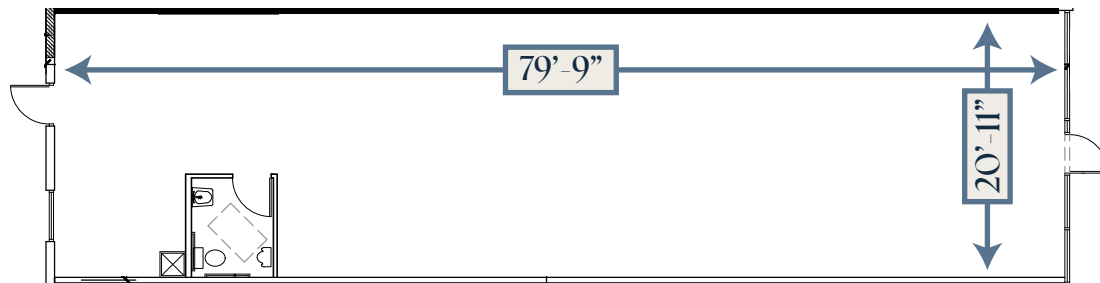
AA HIGHWAY
29,049 VPD

ALEXANDRIA PIKE
30,849 VPD

Site Plan



Floor Plan



Front

RANCHO GRANDE
MEXICAN RESTAURANT

**SHERWIN
WILLIAMS®**

1,680 SF

Davita
Kidney Care

Back

Population	1 mile	3 miles	5 miles
2023 Total Population	2,653	18,510	58,533
2028 Total Population	2,558	18,691	59,220
2022-2027 Population: Annual Growth Rate	-0.73%	0.19%	0.23%
2023 Total Daytime Population	2,960	21,726	49,951
2023 Female Population	1,399	9,621	29,852
2023 Male Population	1,254	8,889	28,681
2023 Median Age	45.4	41.1	40.0
Households	1 mile	3 miles	5 miles
2023 Total Households	1,170	7,796	23,724
2028 Total Households	1,141	7,949	24,221
2022-2027 Households: Annual Growth Rate	-0.50%	0.39%	0.42%
2023 Average Household Size	2.15	2.27	2.40
2023 Dominant Tapestry Segment Name	In Style	In Style	Parks and Rec
Income	1 mile	3 miles	5 miles
2023 Average Household Income	\$96,296	\$101,383	\$107,701
2028 Average Household Income	\$110,756	\$117,556	\$123,508
2023 Median Household Income	\$75,982	\$68,950	\$76,531
2028 Median Household Income	\$84,295	\$80,158	\$86,066
2022-2027 Median Household Income: Annual Growth	2.10%	3.06%	2.38%
2023 Per Capita Income	\$41,333	\$43,078	\$43,704
2028 Per Capita Income	\$48,043	\$50,432	\$50,579
2022-2027 Per Capita Income: Annual Growth Rate	3.05%	3.20%	2.97%
Home Value	1 mile	3 miles	5 miles
2023 Average Home Value	\$256,381	\$240,844	\$241,174
2028 Average Home Value	\$323,414	\$317,819	\$330,846
2023 Median Home Value	\$256,381	\$240,844	\$241,174
2028 Median Home Value	\$276,592	\$290,245	\$284,298
Race	1 mile	3 miles	5 miles
Diversity Index	17.6	20.4	22.2
Educational Attainment	1 mile	3 miles	5 miles
Less than 9th Grade	3	200	706
9-12th Grade/No Diploma	4	381	1,581
High School Diploma	554	3,498	10,016
GED/Alternative Credential	69	476	1,630
Some College/No Degree	340	2,112	6,371
Associate's Degree	166	1,177	4,069
Bachelor's Degree	497	3,503	10,720
Graduate/Professional Degree	365	1,877	6,045
Educational Attainment Base	1,998	13,224	41,138
Business Summary	1 mile	3 miles	5 miles
Total Businesses	100	731	1,581
Total Employees	1,672	13,510	23,001
Total (SIC01-99) Sales (\$000)	\$291,928,956	\$2,091,307,483	\$3,494,965,556
Total Expenditures (Consumer Spending)	1 mile	3 miles	5 miles
2023 Annual Budget Expenditures	\$96,078,748	\$679,846,526	\$2,195,618,252
2028 Annual Budget Expenditures	\$107,955,539	\$803,772,212	\$2,570,952,068
2023 Retail Goods	\$3,797,479	\$27,143,585	\$87,447,329
2028 Retail Goods	\$33,720,945	\$251,838,549	\$808,377,800