

MIDDLETOWN SHOPPING CENTER

Middletown, Ohio



**665 South Breiel Boulevard
Middletown, OH 45044**

PROPERTY DESCRIPTION

- Well established neighborhood shopping center - 135,000 SF
- Strong mix of national, regional and local tenants
- Situated at the signalized intersection of Grand Ave. and S. Breiel
- Anchors include O'Reilly Auto, Family Dollar, Burger King, and Jack's Aquarium
- Small shop and anchor space available for lease
- Outlot space available for sale or build to suit

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	10,232	47,689	84,586
Households	4,538	19,995	33,937
Avg. HH Income	\$61,270	\$63,847	\$69,229

CONTACT:

Joe Del Balso

jdelbalso@paranmgt.com

216.921.5663 or 800.888.5663



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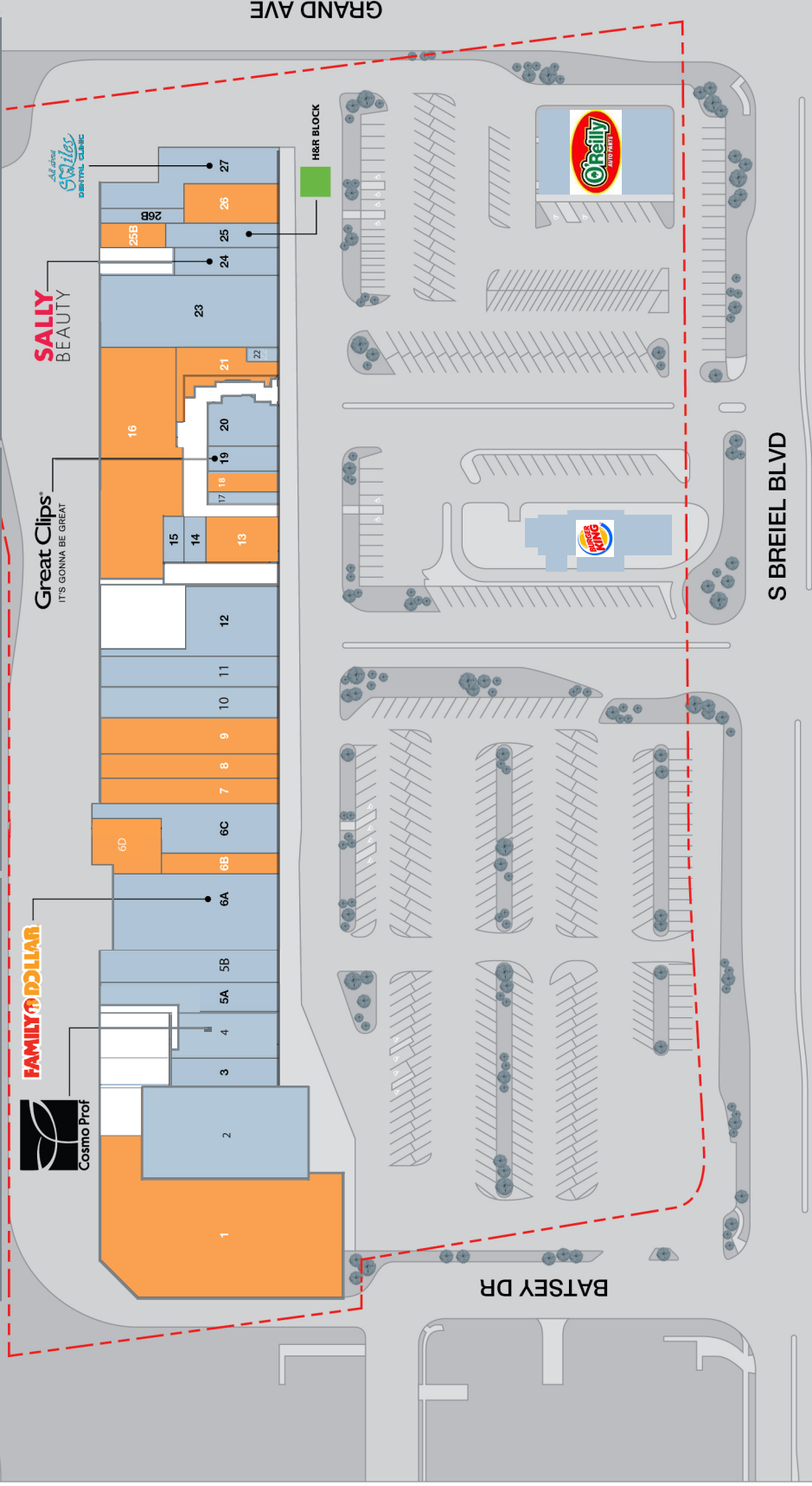
Paran Management Company Ltd.
2720 Van Aken Blvd. | Suite 200 | Cleveland, OH 44120
P: 216.921.5663 or 800.888.5663 | info@paranmgt.com

CONTACT: Joe Del Balso 216.921.5663 or 800.921.5663 | jdelbalso@paramgmt.com

UNIT	TENANT	SF
1	AVAILABLE	21,002
2	Quality Discount Furniture	11,250
3	Surge Staffing	2,320
4	Cosmo Prof	3,620
5A	El Grillo	3,052
5B	Mexican Restaurant	4,038
6A	Family Dollar	8,732
6B	AVAILABLE	1,515
6C	Premier Urgent Care	4,500
6D	AVAILABLE (Warehouse)	4,144
7	AVAILABLE	3,200
8	AVAILABLE	3,162

UNIT	TENANT	SF
9	AVAILABLE	4,531
10	Hunan Bistro	3,929
11	VIP Wireless & Smoke Shop	3,902
12	Jack's Aquarium/Pets	5,000
13	AVAILABLE	2,342
14	CPR Classroom	810
15	Salon Secret	803
16	AVAILABLE	13,182
17	Metro PSC Wireless	938
18	AVAILABLE	938
19	Great Clips	1,235
20	Mojo Vapes	2,055

UNIT	TENANT	SF
21	AVAILABLE	2,433
22	Nail Spoilerz	446
23	Buckeye Thrift	9,041
24	Sally Beauty	1,800
25	H&R Block	1,936
25B	AVAILABLE (Warehouse)	1,627
26	AVAILABLE	3,022
26B	Halfway	697
27	All About Smiles Dental Burger King O'Reilly Auto Parts	4,500 Outlot Outlot
TOTAL		135,485



The information presented here is deemed to be accurate, but it has not been independently verified. We make no guarantee, warranty or representation to accuracy. It is the buyer or lessee's responsibility to independently confirm accuracy and completeness.