

MIDDLETOWN SHOPPING CENTER

Middletown, Ohio



665 South Breiel Boulevard Middletown, OH 45044



PROPERTY DESCRIPTION

Middletown Shopping Center is a neighborhood shopping center that is centrally located within the community offering 135,485-square-feet of space. Currently, a strong mix of national, regional and local tenants make the property a busy location. It is situated at the intersection of Grand Avenue and South Breiel Blvd., which sees high daily traffic counts. Anchors include Family Dollar, Burger King, Jack's Aquarium and O'Reilly Auto Parts along with a mix of high-use service businesses.



DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	11,482	47,917	82,705
Households	5,069	20,128	33,214
Avg. HH Income	\$55,943	\$62,126	\$67,836



CONTACT FOR LEASING INFORMATION

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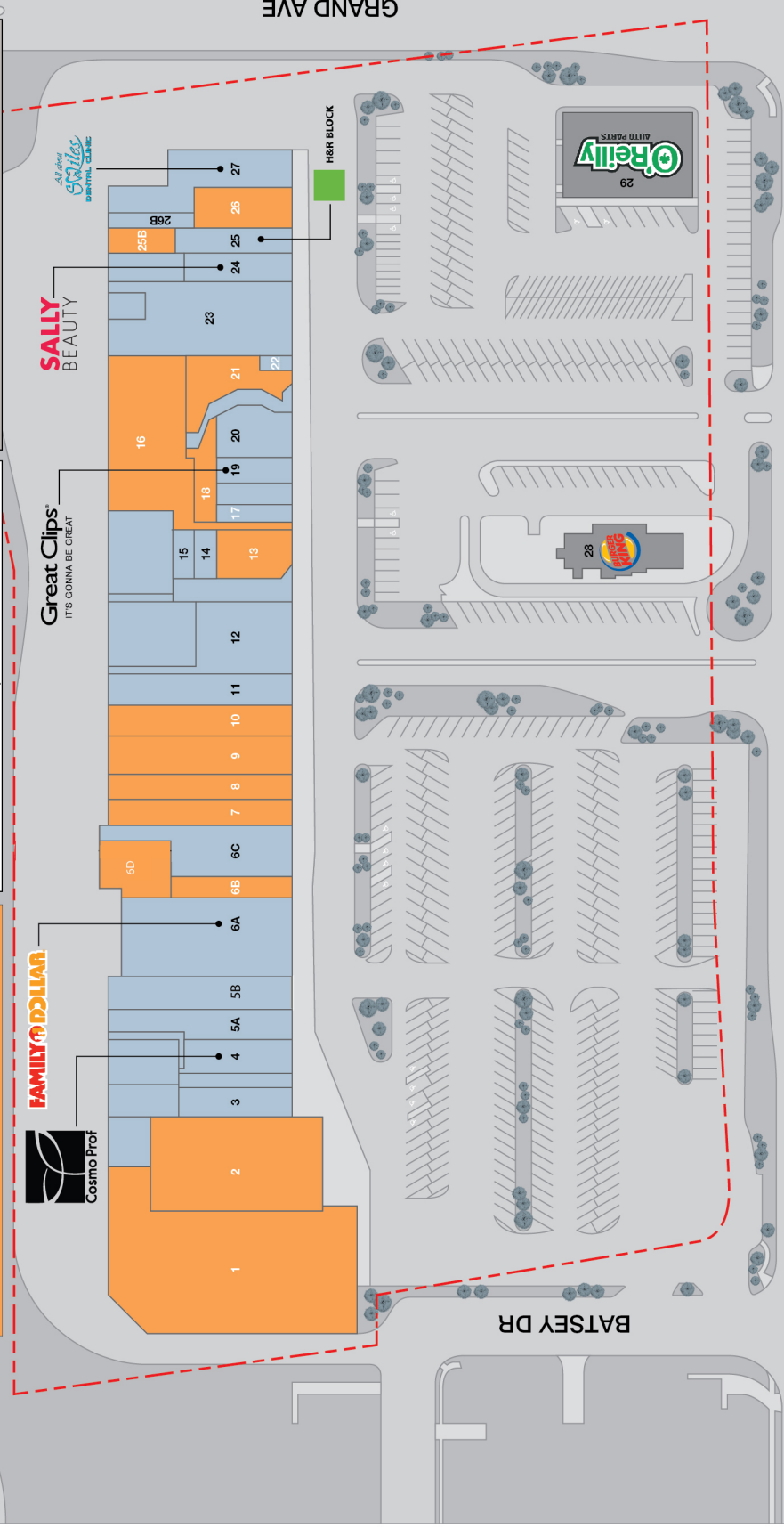
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Paran Management Company, Ltd.
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UNIT	TENANT	SF	UNIT	TENANT	SF	UNIT	TENANT	SF
1	AVAILABLE	21,002	9	AVAILABLE	4,531	21	AVAILABLE	2,433
2	AVAILABLE	11,250	10	AVAILABLE	3,929	22	AVAILABLE	446
3	Surge Staffing	2,320	11	Patt's Cards & Gifts	3,802	23	Buckeye Thrift	9,041
4	Cosmo Prof	3,620	12	Jack's Aquarium/Pets	5,000	24	Sally Beauty	1,800
5A	El Grillo	3,052	13	AVAILABLE	2,342	25	H&R Block	1,936
5B	Mexican Restaurant	4,038	14	Day Spa	810	25B	AVAILABLE (Warehouse)	1,627
6A	Family Dollar	8,732	15	Salon Secret	803	26	AVAILABLE	3,022
6B	AVAILABLE	1,515	16	AVAILABLE	13,182	26B	Hallway	697
6C	Premier Urgent Care	4,500	17	Metro PSC Wireless	938	27	All About Smiles Dental	4,980
6D	AVAILABLE (Warehouse)	4,144	18	AVAILABLE	938		Burger King	Outlot
7	AVAILABLE	3,200	19	Great Clips	1,236		O'Reilly Auto Parts	Outlot
8	AVAILABLE	3,162	20	Revolution Vapes	2,055	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.