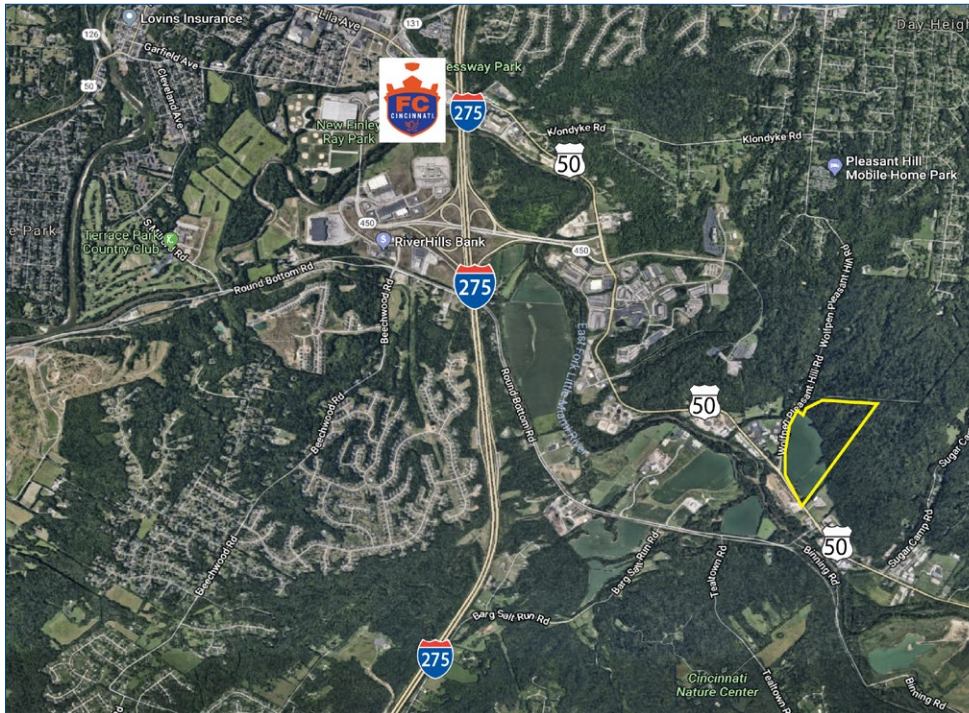


Miami Commons

US 50 and Wolfpen-Pleasant Hill Road | Milford, OH 45150



Property Overview

County	Clermont / Miami Township
Property Type	Commercial
Lot Size	Approx. 96 Total Acres
Zoning	Commercial / Retail R - PUD allows up to 157 units - residential
LoopNet ID	14356162

All information furnished is from sources deemed reliable and is subject to errors, omissions and changes prior to sale as withdrawal without notice.

For more information contact:



Rob Blundred
Commercial
Sales Associate
513.932.6010 ext. 230
513.236.0245 cell
rblundred@hsabh.com

Property Description

- Large open sites available with all utilities
- Mixed use development
 - Commercial area on flat field / Retail along US 50
 - Residential on hillside
 - Commercial uses are office and industrial
- No local income tax
- Tax incentives available from Miami Township
- Clermont County sewer/water service with substantial capacity
- Duke Energy electric and gas at site

Location Highlights:

- **2 miles from newly announced location of FC Cincinnati's World Class Training Facility**
 - \$30 Million in improvements
- 1.5 miles to I-275
- Road widening on US 50 complete
- Commercial airport: Greater Cincinnati/Northern Kentucky, 32 miles
- Local airport: Clermont County, 5.5 miles
- Road improvements on Wolfpen-Pleasant Hill Rd.

Learn more about our services—visit www.schuelergroup.com today!

3000-G Henkle Drive | Lebanon, OH 45036 | 513.932.6010 | 800.589.7535