COCCA DEVELOPMENT

VACANT LAND AVAILABLE FOR BTS 1000 EAST COLUMBUS STREET KENTON, OH 43326



- Join the new development planned to include Dollar Tree and O'Reilly Auto Parts in new development approximately 1/2 mile South of WalMart
- Large ample parking lot
- Easy egress/ingress onto Columbus Street

AVAILABLE SUITE AREA-\$/square foot NNN:

Approximately 12 Acres WILL BUILD TO SUIT

NNN: Base rent plus prorata share of Real Estate Taxes, Insurance, and Common Area expenses, including but not limited to snow removal, lawn care, and parking lot maintenance. Tenant pays separately metered utilities for gas, electric, water, sewer, & trash removal.

CALL 330-729-1010 FOR MORE INFORMATION

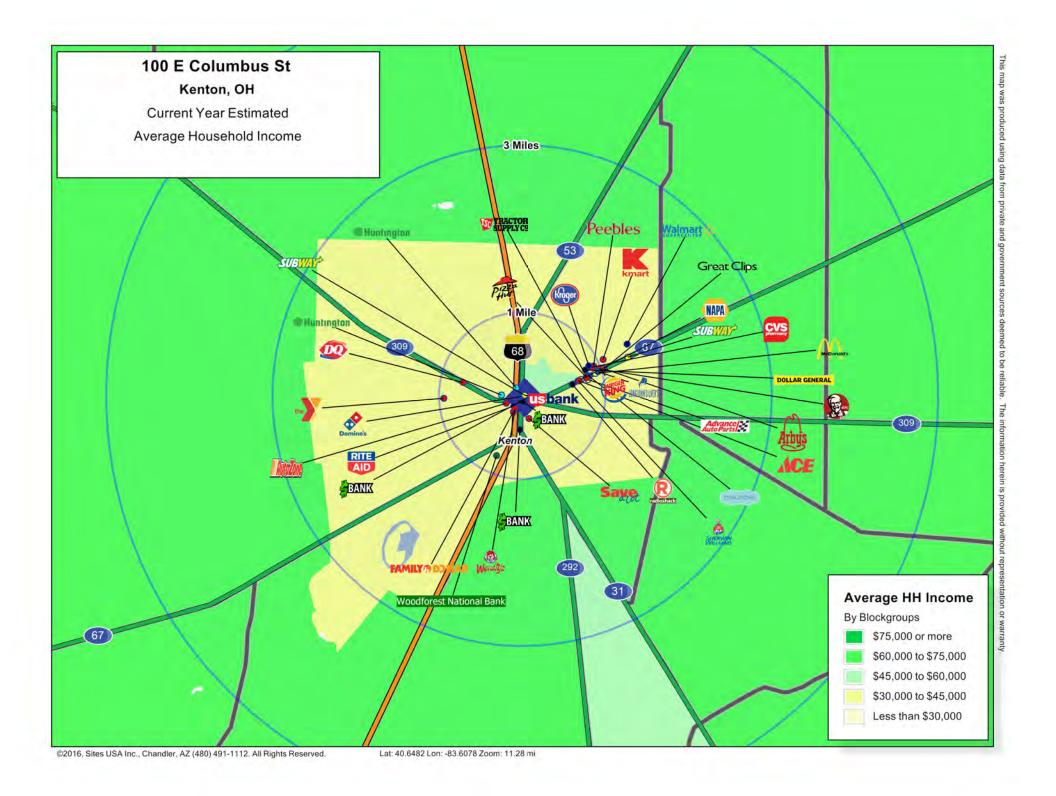
www.coccaaevelopment.com



Cocca Development, LTD

RETAIL PLAZA 1000 E. COLUMBUS ST. & JACOB PARROTT BLVD. KENTON, OH 43326 HARDIN COUNTY





GRAPHIC PROFILE

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

Lat/Lon: 40.6481/-83.6078							RGRAP3
100 E Columbus St		1 Mile		3 Miles	;	5 Miles	5
Kenton, OH							
Population							
Estimated Population (2014) Projected Population (2019) Census Population (2010) Census Population (2000)		4,129 4,172 4,216 4,406		8,938 9,030 9,128 9,363		10,361 10,468 10,569 10,826	
Projected Annual Growth (2014-2019) Historical Annual Growth (2010-2014) Historical Annual Growth (2000-2010)		44 -87 -189	0.2% -1.1% -0.4%	92 -190 -235	0.2% -0.6% -0.3%	107 -208 -256	0.2% -0.6% -0.2%
Estimated Population Density (2014) Trade Area Size		1,315 3.1	psm sq mi	316 28.3	psm sq mi		psm sq mi
4.50 K	9.50 K		11.2 K				
4.00 K	9.00 K		10.9 K				
4.22 K	9.19 K	9.03 K					
3.50 K	8.50 K	8.94 K	10.6 K	103 K		100	10
3.00 K	8.00 K	- 11 11	10.3 K		10.6 K		0.5 K
2.50 K	7.50 K		10.0 K			10.4 K	
					4	1	
2000 2010 2014 2019	2000 2010	2014 20	119	2000	2010	2014	2019
Race and Ethnicity (2014)							
Not Hispanic or Latino Population White		4,040 3,910	97.8% 96.8%	8,724 8,501	97.6% 97.4%	10,138 9,892	97.8% 97.6%
Black or African American		46	1.1%	71	0.8%	76	0.7%
American Indian or Alaska Native Asian		6 14	0.1% 0.4%	12 24	0.1% 0.3%	14 28	0.1% 0.3%
Hawaiian or Pacific Islander		-	0.4% -	2	0.3%	20	0.5%
Other Race Two or More Races		2 60	0.1%	4 111	- 1.3%	6	0.1%
Hispanic or Latino Population		89	1.5% 2.2%	213	2.4%	120 223	1.2% 2.2%
White			56.4%		54.2%	123	
Black or African American American Indian or Alaska Native		2 4	2.2% 4.5%	2	0.9% 1.9%	2 4	0.9% 1.9%
Asian		-	4.5% -	-	1.9%	-	0.1%
Hispanic Hawaiian or Pacific Islander Other Race		4	4.1%	9	4.2%	9	4.0% 33.0%
Two or More Races		24 5	27.1% 5.7%	72 10	<i>33.9% 4.8%</i>	74 11	5.1%
1 Mile	3 Miles			5 Miles			
95.03%	36.40%		96.66%				
White Black or African American American	erican Indian or Alaska Native	Asian Hav	vaiian or Pac	oific Islander	Othe	er Race 2	+ Races

GRAPHIC PROFILE

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

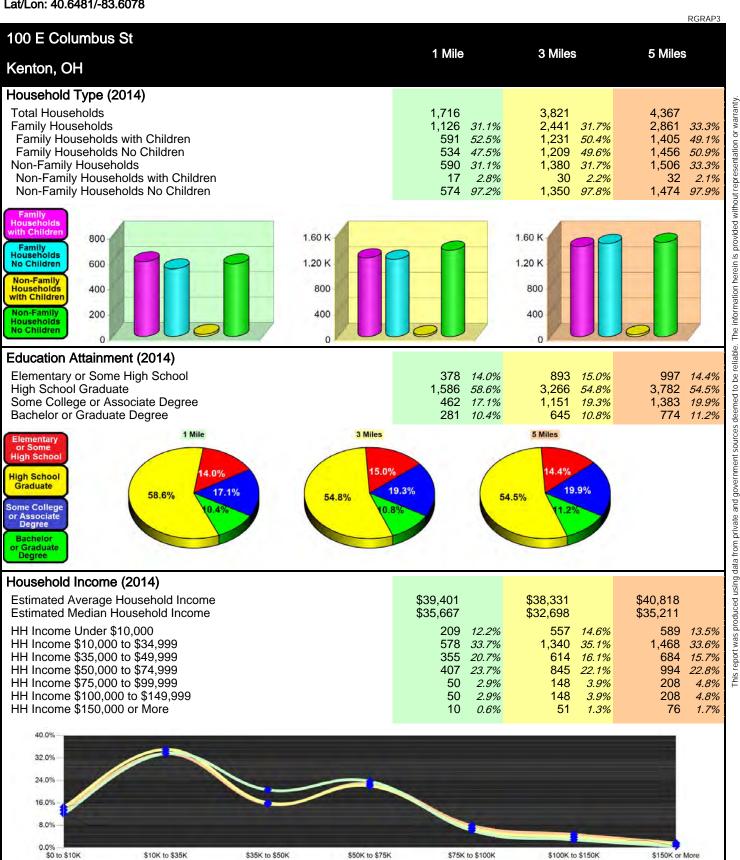
RGRAP3 100 E Columbus St 1 Mile 3 Miles 5 Miles Kenton, OH Age Distribution (2014) Age Under 5 Years 300 7.3% 636 7.1% 717 6.9% Age 5 to 9 Years 275 6.7% 589 685 6.6% 6.6% Age 10 to 14 Years 291 7.0% 602 6.7% 703 6.8% Age 15 to 19 Years 270 6.5% 558 6.2% 659 6.4% 231 Age 20 to 24 Years 5.6% 478 5.3% 538 5.2% Age 25 to 29 Years 301 7.3% 595 6.7% 663 6.4% Age 30 to 34 Years 276 6.7% 630 559 6.3% 6.1% Age 35 to 39 Years 251 6.1% 521 5.8% 607 5.9% Age 40 to 44 Years 276 6.7% 567 659 6.3% 6.4% Age 45 to 49 Years 260 6.3% 580 679 6.6% 6.5% Age 50 to 54 Years 273 6.6% 572 6.4% 679 6.6% Age 55 to 59 Years 295 7.1% 619 6.9% 722 7.0% 229 Age 60 to 64 Years 5.5% 558 6.2% 659 6.4% Age 65 to 69 Years 179 4.3% 436 4.9% 528 5.1% Age 70 to 74 Years 135 3.3% 335 3.8% 403 3.9% Age 75 to 79 Years 100 2.4% 270 3.0% 312 3.0% Age 80 to 84 Years 236 87 2.1% 209 2.3% 2.3% 2.7% Age 85 Years or Over 100 2.4% 254 2.8% 281 Median Age 36.8 38.7 39.0 Generation (2014) Generation 9/11 Millennials (Age Under 10 Years) 576 13.9% 1,225 13.7% 1,402 13.5% Gen Y to Echo Boomers (Age 10 to 29 Years) 1,093 26.5% 2,233 25.0% 2,563 24.7% Gen Xers (Age 30 to 49 Years) 1,063 25.7% 2,227 24.9% 2,575 24.9% Baby Boomers (Age 50 to 69 Years) 2,588 25.0% 976 23.6% 2,185 24.4% Silent Generation (Age 70 to 79 Years) 235 5.7% 716 6.9% 605 6.8% G.I. Generation (Age 80 Years or Over) 186 4.5% 517 5.0% 463 5.2% 3 05 K 1.30 K 2.65 K 2.23 K 2.23 K 2.18 K 1.00 K 2.05 K 2.35 K 700 1.45 K 1.65 K 850 950 400 250 250

GRAPHIC PROFILE

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078



2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

100 E Columbus St 1 Mile 3 Miles 5 Miles Kenton, OH **Population** Estimated Population (2014) 4.129 8.938 10.361 Projected Population (2019) 4,172 9,030 10,468 Census Population (2010) 4,216 9,128 10,569 Census Population (2000) 4.406 9.363 10,826 Projected Annual Growth (2014 to 2019) 92 107 44 0.2% 0.2% 0.2% Historical Annual Growth (2010 to 2014) -87 -0.5% -190 *-0.5%* -208 -0.5% Historical Annual Growth (2000 to 2010) -189 -235 -0.3% -256 -0.2% -0.4% Estimated Population Density (2014) 1,315 psm 316 psm 132 psm Trade Area Size 28.26 sq mi 78.49 sq mi 3.14 sq mi Households Estimated Households (2014) 1.716 3.821 4.367 Projected Households (2019) 1,775 3,954 4,519 Census Households (2010) 1.661 3.699 4.228 Census Households (2000) 1,784 3,842 4,368 Estimated Households with Children (2014) 608 35.4% 1,261 33.0% 1,438 32.9% Estimated Average Household Size (2014) 2.37 2.31 2.34 Average Household Income Estimated Average Household Income (2014) \$40,293 \$41,210 \$44,041 Projected Average Household Income (2019) \$43,393 \$44,155 \$47,304 Estimated Average Family Income (2014) \$46.247 \$52,488 \$49,335 Median Household Income Estimated Median Household Income (2014) \$36,618 \$33,805 \$36,617 Projected Median Household Income (2019) \$39,265 \$36,209 \$39,301 Estimated Median Family Income (2014) \$44,150 \$46,403 \$49,069 Per Capita Income Estimated Per Capita Income (2014) \$16,830 \$17,701 \$18,638 Projected Per Capita Income (2019) \$18.556 \$19,426 \$20.504 Estimated Per Capita income 5 Year Growth \$1,726 10.3% \$1,725 9.7% \$1,866 10.0% Estimated Average Household Net Worth (2014) \$256,648 \$262,246 \$277,507 Daytime Demos (2014)

The information report was produced using data from private and government sources deemed to be reliable.

Total Businesses

Total Employees

Company Headquarter Businesses

Company Headquarter Employees

Employee Population per Business

Residential Population per Business

185

13

8.6

22.3

0.2%

0.8%

1,602

487

1

32

9.6

18.4

0.2%

0.7%

4,656

522

1

32

9.7

19.9

0.2%

0.6%

5.062

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

RF5 100 E Columbus St 1 Mile 3 Miles 5 Miles Kenton, OH Race & Ethnicity White (2014) 3,961 95.9% 8,616 96.4% 10,015 96.7% Black or African American (2014) 48 1.2% 73 0.8% 78 0.7% American Indian or Alaska Native (2014) 10 16 0.2% 19 0.2% 0.2% Asian (2014) 28 14 0.4% 24 0.3% 0.3% Hawaiian or Pacific Islander (2014) 4 0.1% 11 0.1% 11 0.1% Other Race (2014) 26 77 79 0.6% 0.9% 0.8% Two or More Races (2014) 65 1.6% 121 1.4% 131 1.3% Not Hispanic or Latino Population (2014) 4,040 97.8% 8,724 97.6% 10,138 97.8% Hispanic or Latino Population (2014) 89 213 223 2.2% 2.2% 2.4% Not Hispanic or Latino Population (2019) 4,072 97.6% 8,790 97.3% 10,217 97.6% Hispanic or Latino Population (2019) 100 2.4% 240 2.7% 251 2.4% Not Hispanic or Latino Population (2010) 4,138 98.1% 8,941 98.0% 10,374 98.1% Hispanic or Latino Population (2010) 78 1.9% 187 2.0% 196 1.9% 4,374 9,283 10,728 Not Hispanic or Latino Population (2000) 99.3% 99.1% 99.1% Hispanic or Latino Population (2000) 32 0.7% 80 0.9% 98 0.9% Projected Hispanic Annual Growth (2014 to 2019) 11 26 28 2.5% 2.5% 2.5% Historic Hispanic Annual Growth (2000 to 2014) 57 13.0% 125 133 11.9% 9.2% Age Distribution (2014) Age Under 5 300 636 717 6.9% 7.3% 7.1% Age 5 to 9 Years 275 6.7% 589 6.6% 685 6.6% Age 10 to 14 Years 291 7.0% 602 6.7% 703 6.8% Age 15 to 19 Years 270 558 659 6.4% 6.5% 6.2% Age 20 to 24 Years 231 5.6% 478 5.3% 538 5.2% Age 25 to 29 Years 301 595 7.3% 6.7% 663 6.4% Age 30 to 34 Years 276 6.7% 559 6.3% 630 6.1% Age 35 to 39 Years 251 6.1% 521 5.8% 607 5.9% 276 567 659 Age 40 to 44 Years 6.7% 6.3% 6.4% Age 45 to 49 Years 260 6.3% 580 6.5% 679 6.6% 273 679 Age 50 to 54 Years 6.6% 572 6.6% 6.4% Age 55 to 59 Years 295 7.1% 619 6.9% 722 7.0% 229 558 659 Age 60 to 64 Years 5.5% 6.2% 6.4% Age 65 to 74 Years 314 7.6% 771 8.6% 932 9.0% Age 75 to 84 Years 187 4.5% 478 548 5.3% 5.4% Age 85 Years or Over 100 2.4% 254 2.8% 281 2.7% Median Age 36.8 38.7 39.0 Gender Age Distribution (2014) Female Population 2,169 52.5% 4,687 52.4% 5,386 52.0% Age 0 to 19 Years 578 26.6% 1,178 25.1% 1,356 25.2% 1,221 56.3% 2,566 54.8% 2,954 54.8% Age 20 to 64 Years Age 65 Years or Over 370 17.1% 942 20.1% 1,076 20.0% Female Median Age 38.4 41.0 41.2 Male Population 4,975 48.0% 1,960 47.5% 4,251 47.6% 1,408 28.3% Age 0 to 19 Years 559 28.5% 1,207 28.4% Age 20 to 64 Years 1,171 59.7% 2,483 58.4% 2,883 57.9% 230 685 Age 65 Years or Over 11.7% 561 13.2% 13.8% Male Median Age 35.0 36.2 36.8

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

RF5 100 E Columbus St 1 Mile 3 Miles 5 Miles Kenton, OH Household Income Distribution (2014) HH Income \$200,000 or More 3 0.2% 25 14 0.4% 0.6% HH Income \$150,000 to \$199,999 8 0.5% 36 1.0% 51 1.2% HH Income \$100,000 to \$149,999 50 2.9% 148 3.9% 208 4.8% HH Income \$75,000 to \$99,999 107 267 348 8.0% 6.2% 7.0% HH Income \$50,000 to \$74,999 407 23.7% 845 22.1% 994 22.8% HH Income \$35,000 to \$49,999 355 614 684 20.7% 16.1% 15.7% HH Income \$25,000 to \$34,999 428 484 217 12.7% 11.2% 11.1% HH Income \$15,000 to \$24,999 264 15.4% 628 16.4% 676 15.5% HH Income Under \$15,000 897 306 17.8% 841 22.0% 20.5% HH Income \$35,000 or More 929 54.1% 1,924 50.4% 2,311 52.9% HH Income \$75,000 or More 167 466 12.2% 632 14.5% 9.7% Housing (2014) **Total Housing Units** 1,902 4,179 4,761 Housing Units Occupied 3,821 4,367 91.7% 1,716 90.2% 91.4% Housing Units Owner-Occupied 1,065 2,381 2,848 65.2% 62.1% 62.3% Housing Units, Renter-Occupied 650 37.9% 1,440 37.7% 1,519 34.8% Housing Units, Vacant 358 394 8.3% 187 9.8% 8.6% Marital Status (2014) **Never Married** 950 2,173 30.6% 2,384 28.9% 29.1% **Currently Married** 1,293 39.6% 2,731 3,441 41.7% 38.4% Separated 90 2.8% 232 3.3% 256 3.1% Widowed 354 959 10.9% 875 12.3% 11.6% Divorced 575 1,100 15.5% 1,217 14.7% 17.6% Household Type (2014) Population Family 3,263 79.0% 7,034 78.7% 8,288 80.0% Population Non-Family 810 19.6% 1,783 1,949 19.9% 18.8% Population Group Quarters 55 1.3% 121 1.4% 124 1.2% 1.126 65.6% Family Households 2,441 63.9% 2,861 65.5% Non-Family Households 590 34.4% 1,380 36.1% 1,506 34.5% Married Couple with Children 301 23.3% 659 24.1% 801 23.3% Average Family Household Size 2.9 2.9 2.9 Household Size (2014) 1,285 29.4% 1 Person Households 481 28.0% 1,178 30.8% 1,470 33.7% 2 Person Households 574 1,250 33.4% 32.7% 3 Person Households 289 16.9% 626 709 16.2% 16.4% 4 Person Households 208 426 498 12.1% 11.2% 11.4% 5 Person Households 99 203 238 5.8% 5.3% 5.4% 6 or More Person Households 65 3.8% 138 3.6% 167 3.8% Household Vehicles (2014) Households with 0 Vehicles Available 213 12.4% 561 586 13.4% 14.7% Households with 1 Vehicles Available 552 1,289 1,394 31.9% 32.2% 33.7% Households with 2 or More Vehicles Available 950 55.4% 1,971 2,387 54.7% 51.6% 3,009 7,554 **Total Vehicles Available** 6,344 Average Vehicles Per Household 1.8 1.7 1.7

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

RF5 100 E Columbus St 1 Mile 3 Miles 5 Miles Kenton, OH Labor Force (2014) Estimated Labor Population Age 16 Years or Over 6.909 8.035 3.167 4,243 52.8% Estimated Civilian Employed 1.673 *52.8%* 3.589 *51.9%* 3.5% Estimated Civilian Unemployed 103 3.3% 243 3.5% 280 Estimated in Armed Forces Estimated Not in Labor Force 1.391 43.9% 3.077 44.5% 3.512 43.7% **Unemployment Rate** 3.3% 3.5% 3.5% Occupation (2010) Occupation: Population Age 16 Years or Over 1,676 4,115 3,457 Management, Business, Financial Operations 271 97 5.8% 195 5.6% 6.6% Professional, Related 189 11.3% 399 11.5% 515 12.5% 919 22.3% Service 398 23.8% 815 *23.6%* Sales, Office 416 24.8% 817 23.6% 932 22.7% Farming, Fishing, Forestry 23 6 0.4% 10 0.3% 0.6% Construct, Extraction, Maintenance 111 6.6% 196 5.7% 251 6.1% Production, Transport Material Moving 459 27.4% 1,025 29.6% 1,204 29.3% White Collar Workers 702 41.9% 1.411 40.8% 1.718 41.8% Blue Collar Workers 974 58.1% 2.046 59.2% 2.397 58.2% Consumer Expenditure (2014) Total Household Expenditure \$65.3 M \$147 M \$176 M \$100 M 57.1% Total Non-Retail Expenditure \$37.3 M 57.1% \$84.1 M 57.0% Total Retail Expenditure \$28.0 M 42.9% \$63.4 M 43.0% \$75.3 M 42.9% Apparel 4.8% \$7.08 M 4.8% \$8.43 M 4.8% \$3.13 M Contributions \$2.14 M 3.3% \$4.91 M 3.3% \$5.92 M 3.4% Education \$1.35 M 2.1% \$3.18 M 2.2% \$3.81 M 2.2% \$8.07 M 5.5% \$9.64 M 5.5% \$3.57 M 5.5% Entertainment \$10.4 M 16.0% \$23.5 M *15.9%* \$27.8 M 15.8% Food and Beverages Furnishings and Equipment \$2.68 M 4.1% \$6.07 M 4.1% \$7.30 M 4.2% Gifts \$1.57 M 2.4% \$3.59 M 2.4% \$4.31 M 2.5% \$11.4 M \$4.28 M 6.6% \$9.62 M *6.5%* 6.5% Health Care \$4.83 M *3.3%* \$5.82 M **Household Operations** \$2.11 M 3.2% 3.3% Miscellaneous Expenses \$1.13 M 1.7% \$2.55 M *1.7%* \$3.02 M 1.7% Personal Care \$956 K 1.5% \$2.16 M *1.5%* \$2.57 M 1.5% Personal Insurance \$604 K 0.9% \$1.38 M *0.9%* \$1.66 M 0.9% Reading \$213 K 0.3% \$482 K 0.3% \$574 K 0.3% Shelter \$12.5 M 19.1% \$28.3 M 19.2% \$33.8 M 19.2% Tobacco \$499 K 0.8% \$1.11 M 0.8% \$1.30 M 0.7% Transportation \$13.2 M 20.3% \$29.6 M 20.1% \$35.4 M 20.1% Utilities \$4.90 M 7.5% \$11.0 M 7.5% \$13.0 M 7.4% **Educational Attainment (2014)** Adult Population Age 25 Years or Over 2.706 5.955 6.937 Elementary (Grade Level 0 to 8) 131 340 372 5.4% 4.9% 5.7% Some High School (Grade Level 9 to 11) 9.0% 247 9.1% 553 9.3% 625 High School Graduate 1,586 58.6% 3,266 54.8% 3,782 54.5% Some College 335 12.4% 822 13.8% 971 14.0% 126 Associate Degree Only 4.7% 329 5.5% 412 5.9% **Bachelor Degree Only** 164 6.1% 401 6.7% 477 6.9% **Graduate Degree** 244 297 117 4.3% 4.1% 4.3%

2000-2010 Census, 2014 Estimates with 2019 Projections

Calculated using Proportional Block Groups

Lat/Lon: 40.6481/-83.6078

Lat/Lon: 40.6481/-83.6078						RF5	
100 E Columbus St	4 8 40 -						
Kenton, OH	1 Mile		3 Miles		5 Miles		
Units In Structure (2010)							
1 Detached Unit	1,200	72.2%	2,626	71.0%	3,130	74.0%	
1 Attached Unit	49	3.0%	83	2.2%	89	2.1%	
2 to 4 Units	220	13.2%	401	10.9%	405	9.6%	
5 to 9 Units	37	2.2%	99	2.7%	100	2.4%	
10 to 19 Units	68	4.1%	214	5.8%	216	5.1%	
20 to 49 Units	26	1.6%	102	2.8%	102	2.4%	
50 or More Units	29	1.8%	64	1.7%	64	1.5%	
Mobile Home or Trailer	33	2.0%	109	2.9%	122	2.9%	
Other Structure	-	-	-	-	-	-	
Homes Built By Year (2010)							
Homes Built 2005 or later	35	2.1%	65	1.8%	79	1.9%	
Homes Built 2000 to 2004	46	2.8%	125	3.4%	160	3.8%	
Homes Built 1990 to 1999	122	7.4%	312	8.4%	360	8.5%	
Homes Built 1980 to 1989	117	7.0%	272	7.3%	307	7.3%	
Homes Built 1970 to 1979	189	11.4%	462	12.5%	535	12.6%	
Homes Built 1960 to 1969	147	8.8%	399	10.8%	452	10.7%	
Homes Built 1950 to 1959	286	17.2%	566	15.3%	620	14.7%	
Homes Built Before 1949	719	43.3%	1,497	40.5%	1,717	40.6%	
Home Values (2010)							
Home Values \$1,000,000 or More	3	0.3%	5	0.2%	5	0.2%	
Home Values \$500,000 to \$999,999	17	1.7%	23	1.0%	28	1.0%	
Home Values \$400,000 to \$499,999	4	0.4%	12	0.5%	24	0.9%	
Home Values \$300,000 to \$399,999	7	0.7%	18	0.8%	32	1.2%	
Home Values \$200,000 to \$299,999	22	2.2%	79	3.5%	140	5.1%	
Home Values \$150,000 to \$199,999	76	7.5%	216	9.5%	282	10.4%	
Home Values \$100,000 to \$149,999	187	18.4%	499	22.0%	671	24.7%	
Home Values \$70,000 to \$99,999	365	35.9%	678	29.8%	749		
Home Values \$50,000 to \$69,999		21.4%	355	15.6%		14.1%	
Home Values \$25,000 to \$49,999	80	7.9%		10.7%	252	9.2%	
Home Values Under \$25,000	36	3.6%	144	6.3%	158	5.8%	
Owner-Occupied Median Home Value	\$80,520		\$85,508		\$92,231		
Renter-Occupied Median Rent	\$390		\$382		\$385		
Transportation To Work (2010)							
Drive to Work Alone		75.8%	•	73.8%		75.7%	
Drive to Work in Carpool	288	17.1%	597	17.5%		16.2%	
Travel to Work by Public Transportation	11	0.6%	22	0.7%	23	0.6%	
Drive to Work on Motorcycle	8	0.5%	8	0.2%	8	0.2%	
Walk or Bicycle to Work	60	3.6%	151	4.4%	163	4.0%	
Other Means	18	1.0%	59	1.7%	60	1.5%	
Work at Home	22	1.3%	58	1.7%	73	1.8%	
Travel Time (2010)	700	40.007	4.005	40.007	4 005	47.001	
Travel to Work in 14 Minutes or Less		48.0%	1,665		•	47.6%	
Travel to Work in 15 to 29 Minutes		11.6%		13.2%		16.3%	
Travel to Work in 30 to 59 Minutes		32.5%	1,050	31.3%		30.4%	
Travel to Work in 60 Minutes or More	131	7.9%	194	5.8%	225	5.7%	
Average Minutes Travel to Work	18.8		16.7		16.8		