



AUSTIN LANDING

10050 Innovation Drive | Miamisburg, OH 45342

PROPERTY HIGHLIGHTS

- Dominant mixed-use center located directly off Interstate 75 at Austin Boulevard, servicing both the Cincinnati and Dayton market
- 460,515 SF of retail, restaurants, and entertainment; 422,871 SF of class A office; 274 luxury apartments and two hotels consisting of 233 rooms
- This dynamic center offers a culture of fun, shopping, work and play by providing retail, office, hospitality and multi-family residential
- Join national retailers like Kroger, Kohl's, HomeGoods, Old Navy, TJ Maxx and many others
- Restaurants include BJ's Restaurants, Chuy's, Firebirds Wood Fired Grill, Panera Bread, Chipotle, and Dewey's Pizza amongst others

FOR ADDITIONAL INFORMATION CONTACT:

Jason Gibson
jgibson@anchor-associates.com

Ryan Ertel
rertel@anchor-associates.com

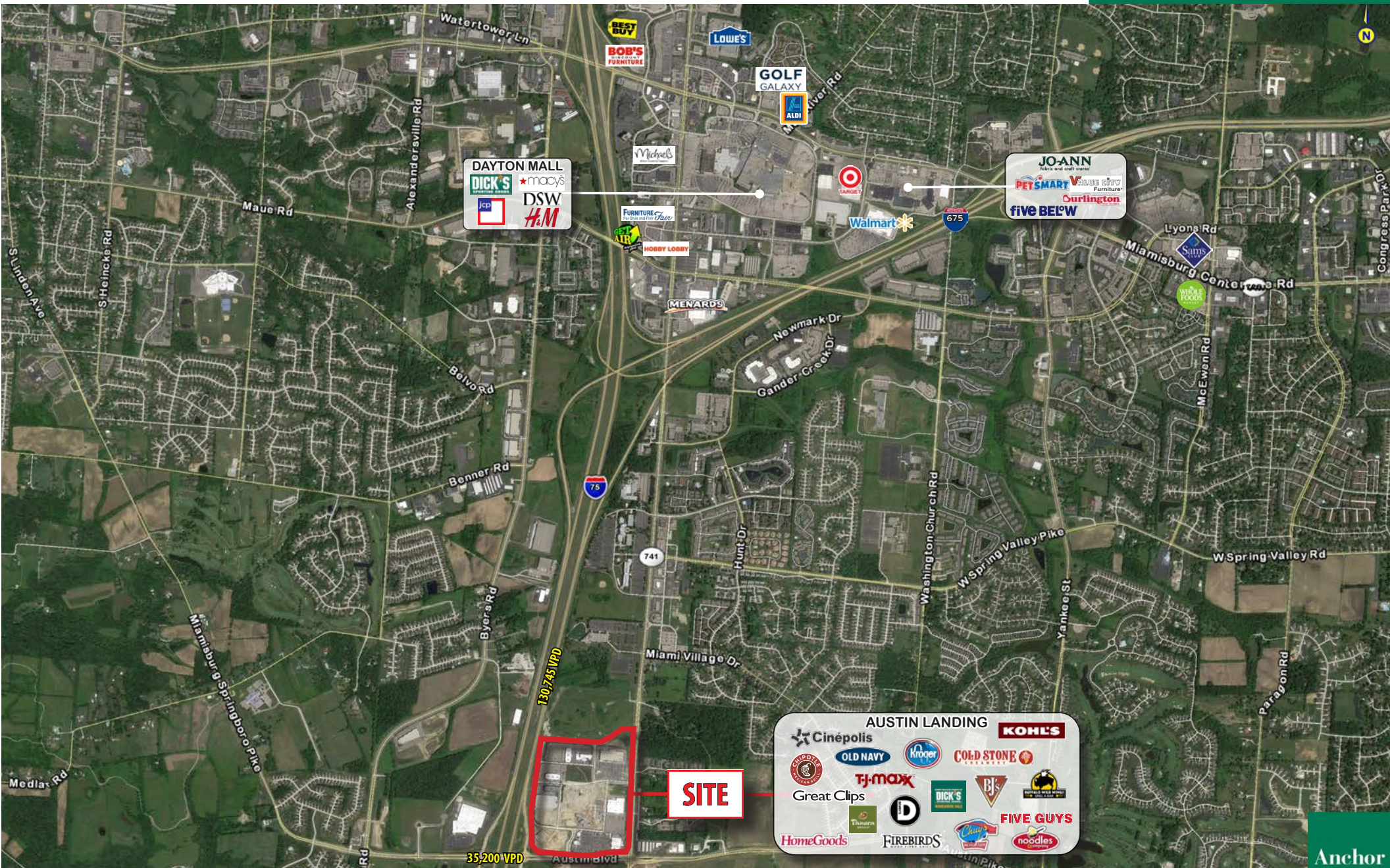
Aaron Bell
abell@anchor-associates.com

Phone: 513-784-1106
www.anchor-associates.com

LEASING BY:

Anchor
ASSOCIATES
A Member of
CHAINLINKS
RETAIL ADVISORS

AUSTIN  LANDING



AUSTIN LANDING

10050 Innovation Drive | Miamisburg, OH 45342

The information herein is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions, prior to sale and withdrawal from the market without notice.

Anchor
ASSOCIATES



DEMOGRAPHICS

2024 Estimates	3 mi	5 mi	10 mi
Population	48,087	133,005	360,660
Households	20,725	56,145	151,709
Average HH Income	\$117,795	\$116,261	\$109,027
Daytime Employees	25,604	54,109	128,102

TRAFFIC COUNTS

I-75 South of SR 561	130,745
Austin Pike West of SR-741	35,200
Austin Pike East of I-75	29,369
Springboro Pk btw Austin Pk & W. Tech Rd	25,963

AUSTIN LANDING

10050 Innovation Drive | Miamisburg, OH 45342

Anchor
ASSOCIATES



AUSTIN LANDING

10050 Innovation Drive | Miamisburg, OH 45342

Anchor
ASSOCIATES

The information herein is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions, prior to sale and withdrawal from the market without notice.



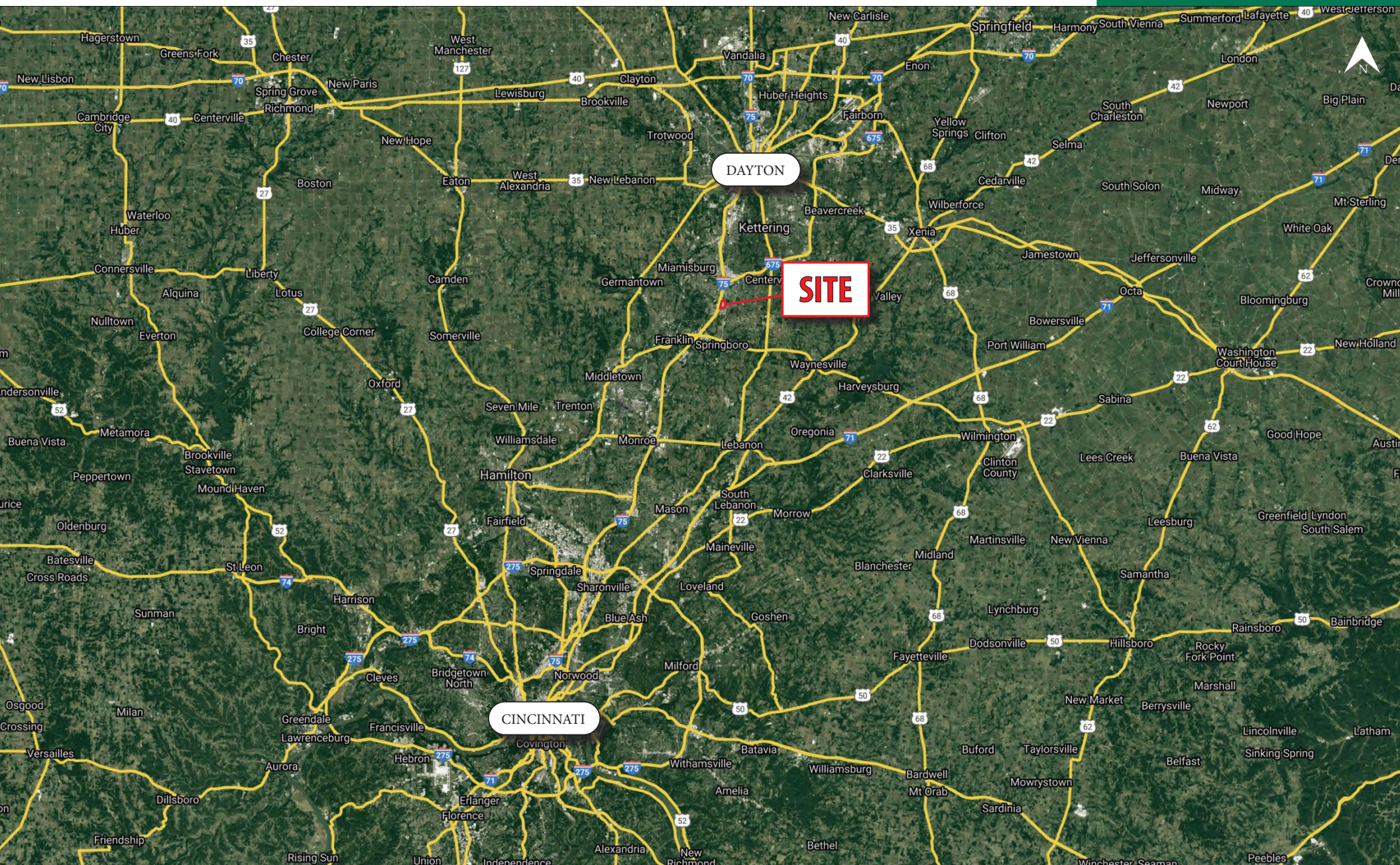
AUSTIN LANDING LEASING PLAN

10050 Innovation Drive | Miamisburg, OH 45342

TENANT

1	Hilton Garden Inn	
2	Staybridge Suites	
3	Anthony Vince Nail Spa	3,929 SF
4	AT&T	2,130 SF
5	AVAILABLE	3,000 SF
6	Dick's Sporting Goods Warehouse	50,470 SF
7	Pure MD	1,488 SF
8	Great Clips	1,350 SF
9	Home Goods	45,000 SF
10	Jungle Red Salon	3,110 SF
11	Kohl's	87,327 SF
12	Kroger	97,000 SF
13	AVAILABLE	2,800 SF
14	Old Navy	18,237 SF
15	Petland	5,017 SF
16	Spavia	3,198 SF
18	TJ Maxx	45,000 SF
19	Wing Eyecare	3,434 SF
20	Another Broken Egg	3,537 SF
21	Park Grille & Bar	6,200 SF
22	AVAILABLE	6,200 SF
23	BJ's Restaurant	8,376 SF
24	Buffalo Wild Wings	5,145 SF
25	Chipotle	2,300 SF
26	Chuy's	7,757 SF
27	Cold Stone Creamery	1,237 SF
28	Dewey's Pizza	3,720 SF
29	ele' Cake Bistro & Wine Bar	4,056 SF
30	Firebirds Wood Fired Grill	6,800 SF
31	Five Guys Burger & Fries	2,481 SF
32	Frutta Bowls	1,359 SF
33	Big Chicken	2,211 SF
34	Noodles & Company	2,704 SF
35	Panera Bread	4,322 SF
36	Cinépolis Theater	52,750 SF
37	The Park at Austin landing	
38	Bike Hub	
39	Event Space	
40	Club Pilates	2,280 SF
41	CycleBar	3,200 SF
42	Orangetheory Fitness	2,951 SF
43	The Flats at Austin Landing	
44	AVAILABLE	1,681 SF
45	Sweat Houz	1,646 SF
46	Golf Exchange	3,200 SF
47	European Wax	1,515 SF
48	AVAILABLE	13,000 SF
49	Card Stock	1,301 SF
40	AVAILABLE PAD	5,800 SF
41	AVAILABLE PAD	2,500 SF
42	AVAILABLE PAD	7,900 SF
		14,500 SF
50	AVAILABLE PAD	25,000 SF
54	AVAILABLE PAD	10,000 SF

Anchor
ASSOCIATES



AUSTIN LANDING

10050 Innovation Drive | Miamisburg, OH 45342

Anchor
ASSOCIATES

The information herein is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions, prior to sale and withdrawal from the market without notice.