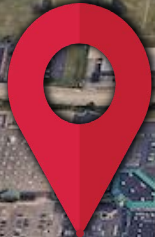


CINCINNATI DAYTON RD

129



RATH EQUITY, LTD.

**OFFICE SPACE
FOR LEASE**

7320 YANKEE ROAD
LIBERTY TOWNSHIP, OH 45044

**OFFERED AT
\$9.75 + OPEX**

Common Amenities include
High End Conference room and
High End Cafeteria

PROPERTY OVERVIEW

Rath Equity is proud to announce For Lease 7320 Yankee Road, Liberty Township, OH 45044. This space offers a tenant with high end executive finishes, common conference room and common break-area/cafeteria. This property is located in close proximity to I-75, walking distance to numerous restaurants and retail businesses. The space is complete with private offices along the exterior, and open floor plans in the middle, kitchenette, conference rooms, reception and meetings areas.

LEASE RATE

\$9.75 + OPEX

SQ FT

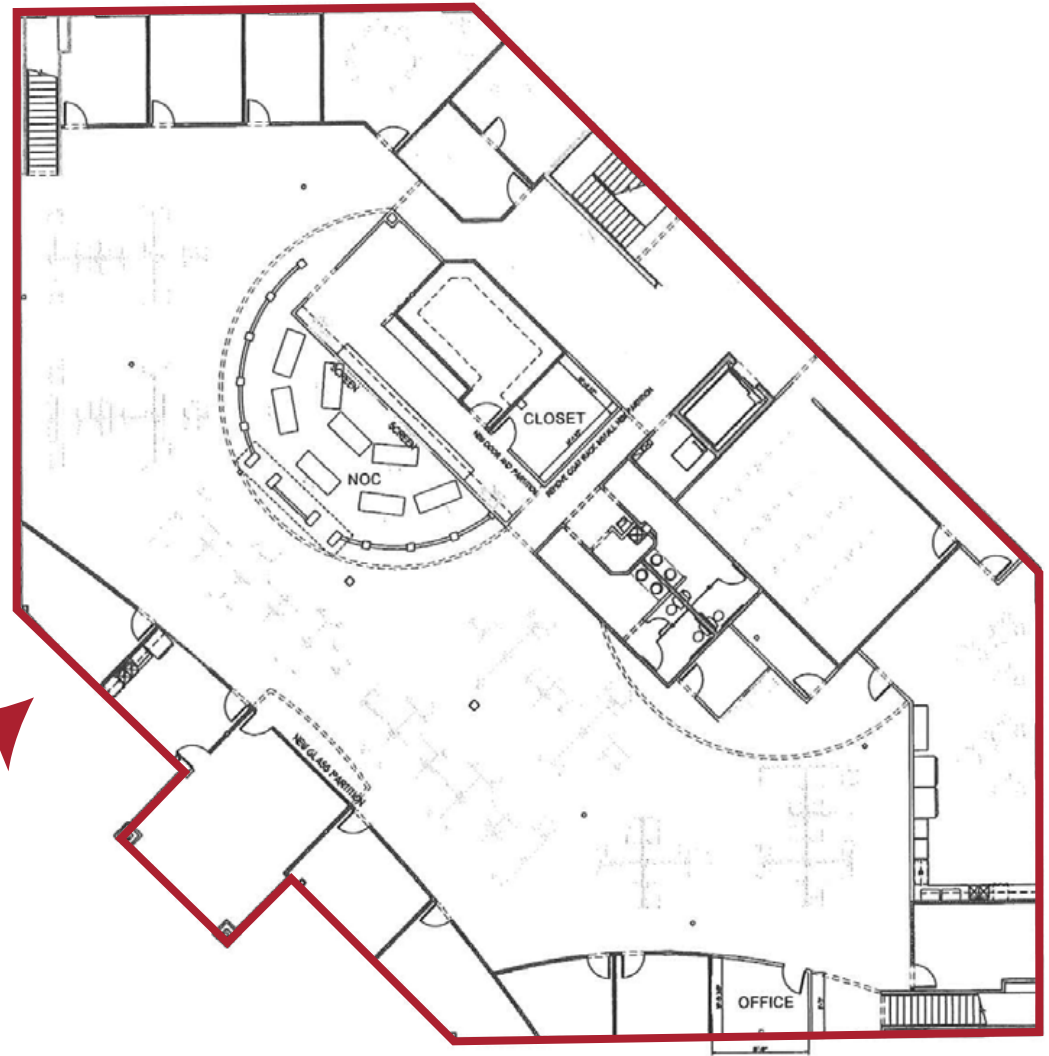
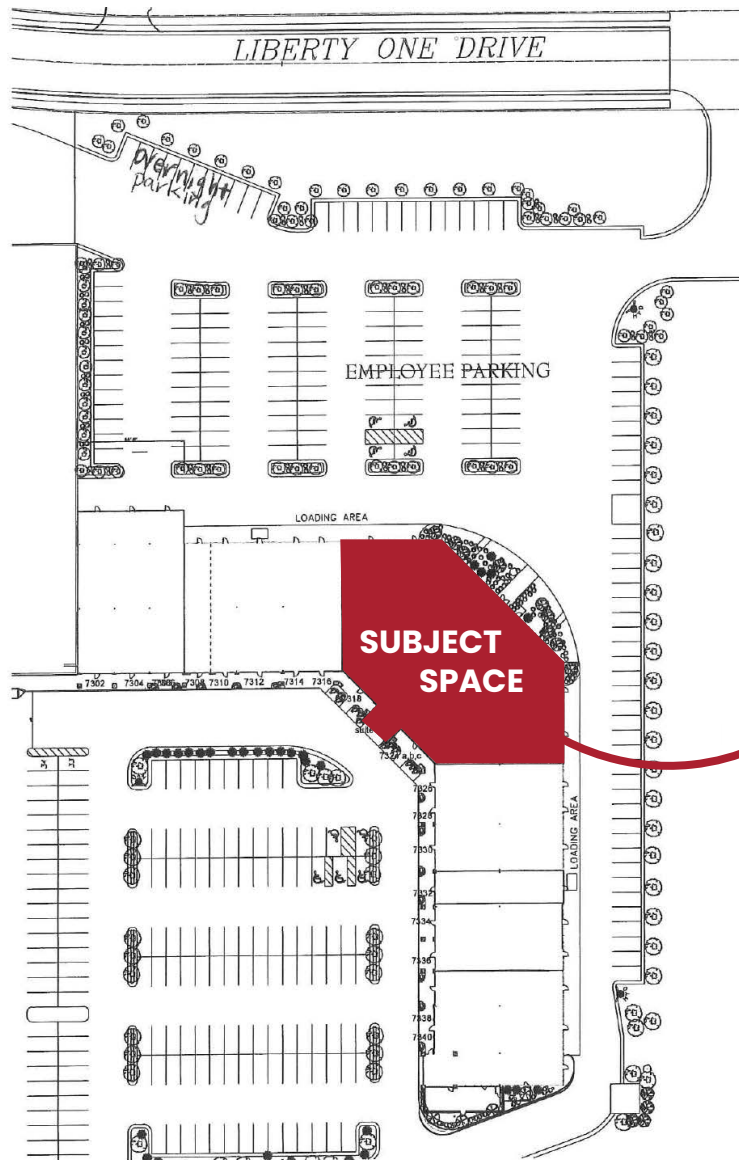
14,523

PROPERTY HIGHLIGHTS

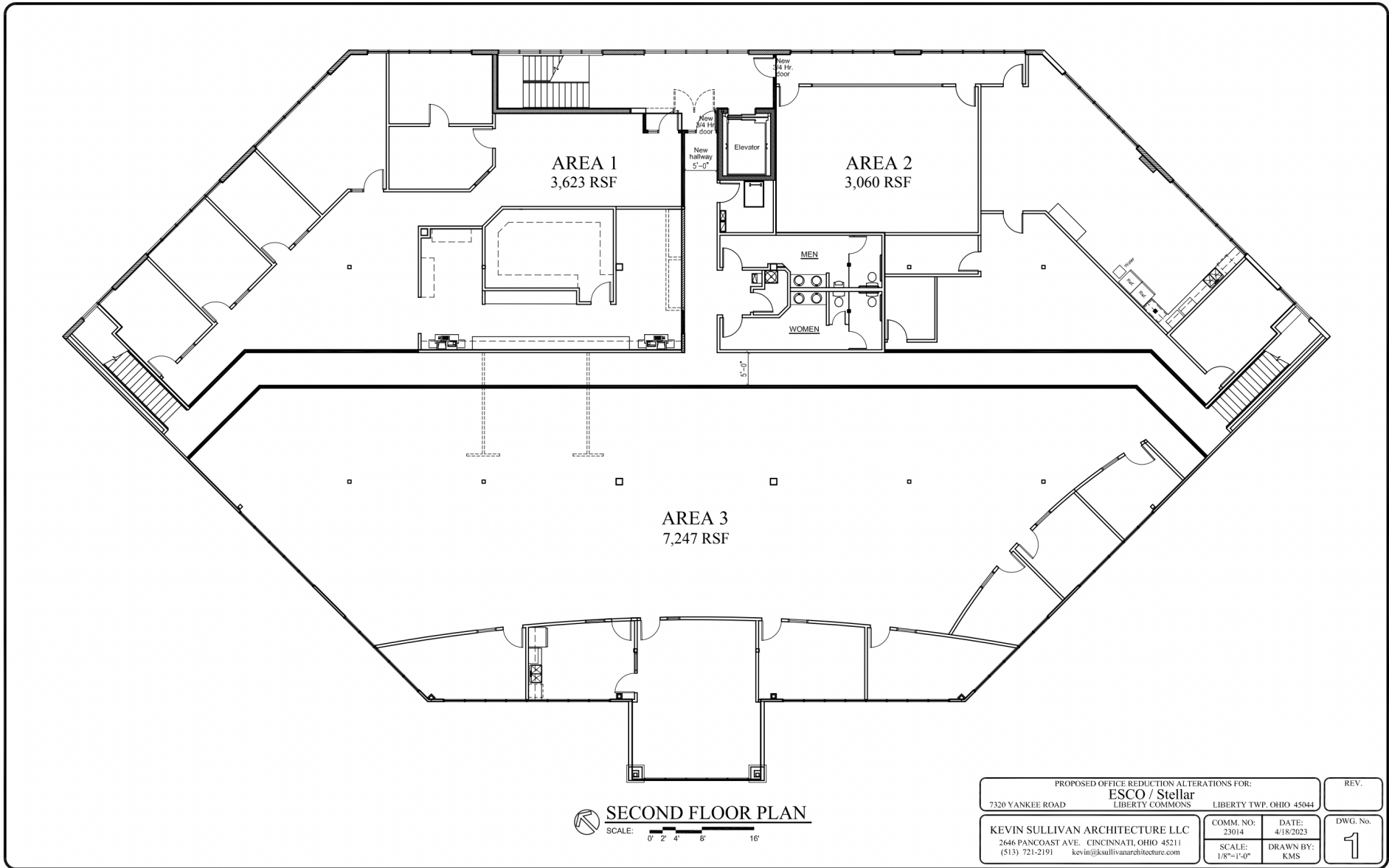
- › 14,523 s.f. available immediately
 - Space can be subdivided into:
 - 1,200
 - 3,600
 - 6,100
- › Move-in ready
- › Common conference room
- › Common break-area/cafeteria
- › Walk to an abundance of nearby amenities
- › Exterior office and interior open floor plan
- › Close Proximity to I-75
- › Separate Lobby and entrance for the office space
- › Dedicated elevator in the Lobby
- › Available storage/logistical/packaging space on the ground floor with easy access for deliveries



FLOOR PLANS



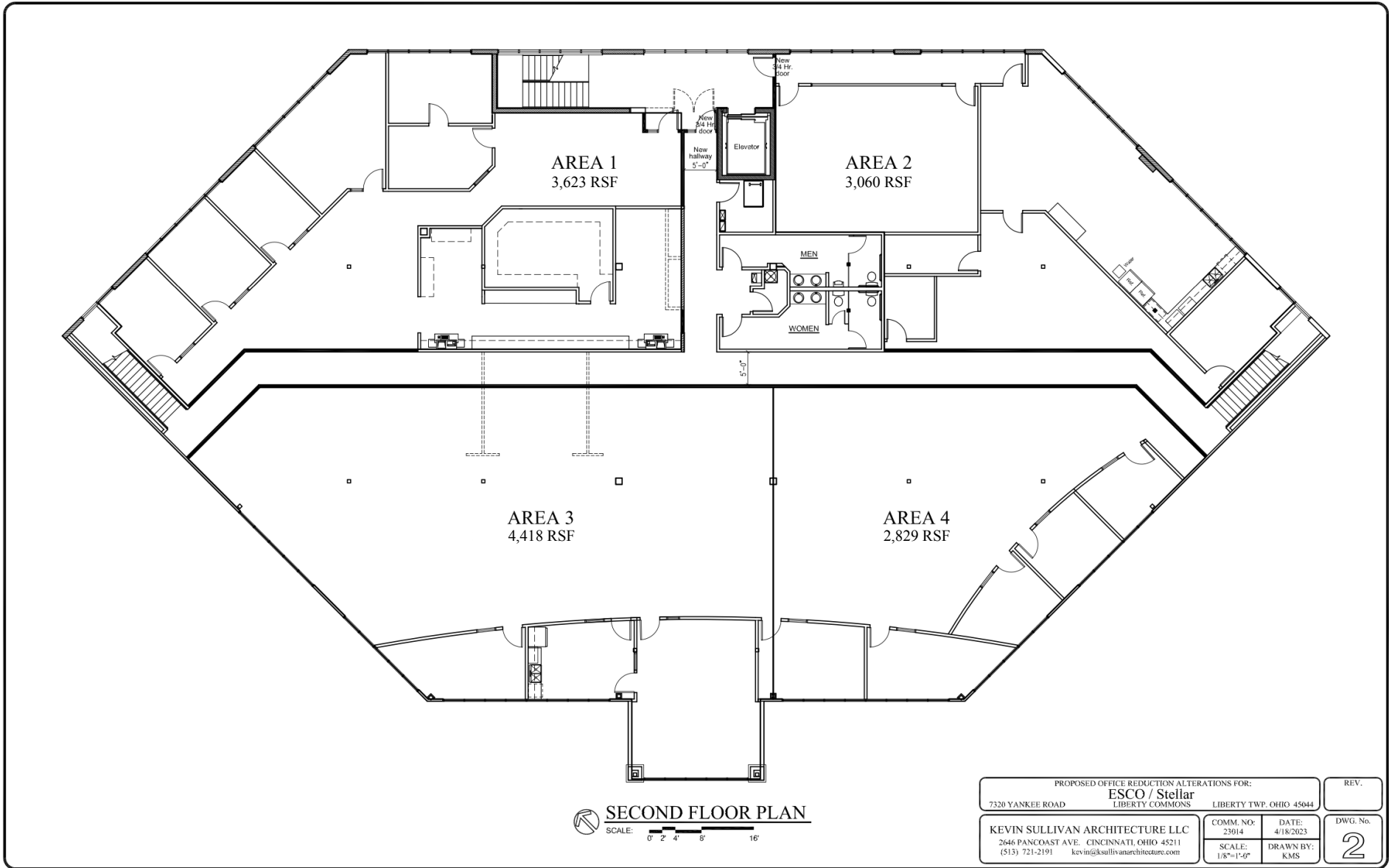
FLOOR PLAN - CONFIGURATION 1



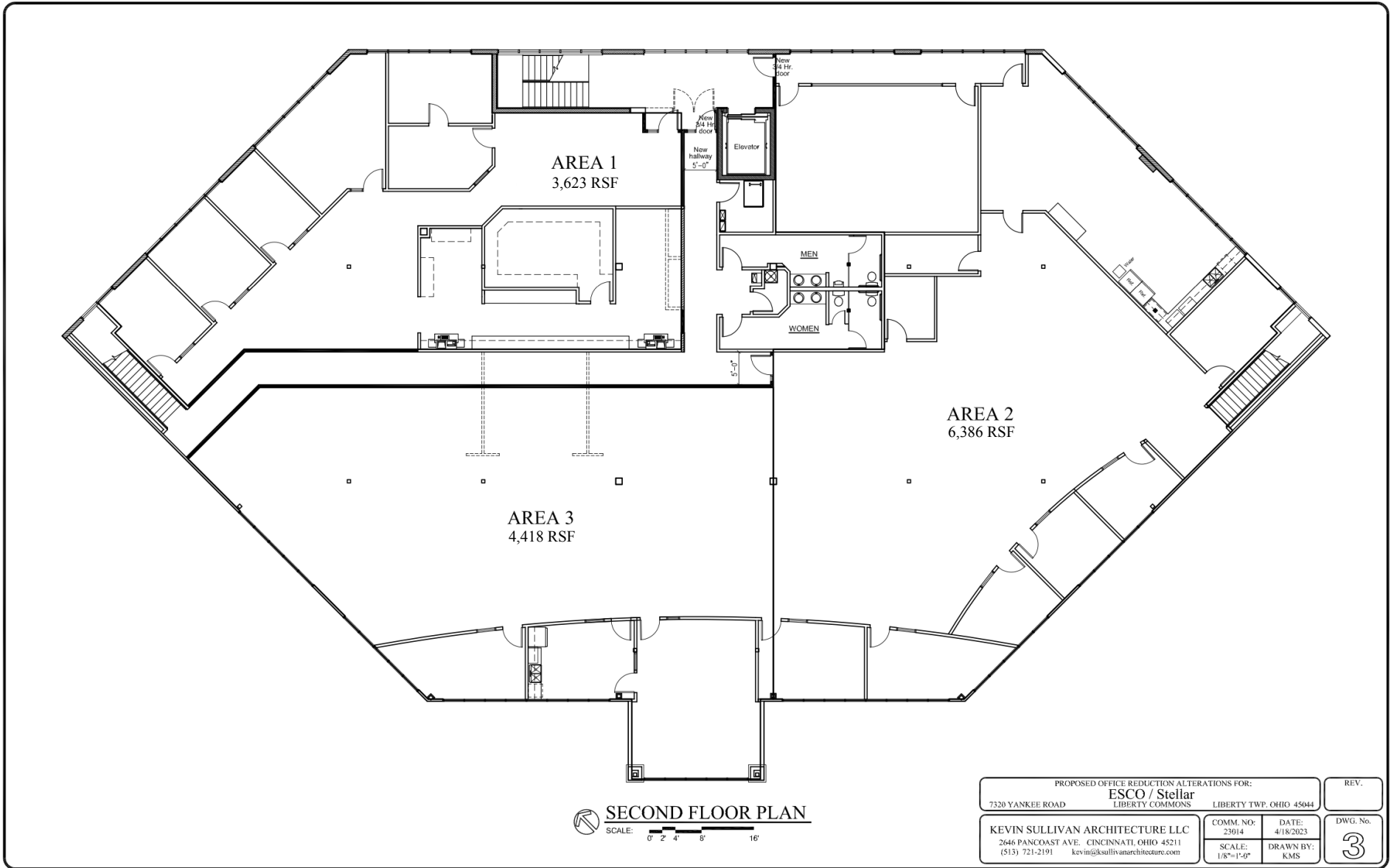
SECOND FLOOR PLAN
 SCALE: 0' 2' 4' 8' 16'

PROPOSED OFFICE REDUCTION ALTERATIONS FOR:		REV.
7320 YANKEE ROAD LIBERTY COMMONS		
ESCO / Stellar		
LIBERTY TWP. OHIO 45044		
COMM. NO: 23014	DATE: 4/18/2023	DWG. No. 1
SCALE: 1/8"=1'-0"	DRAWN BY: KMS	

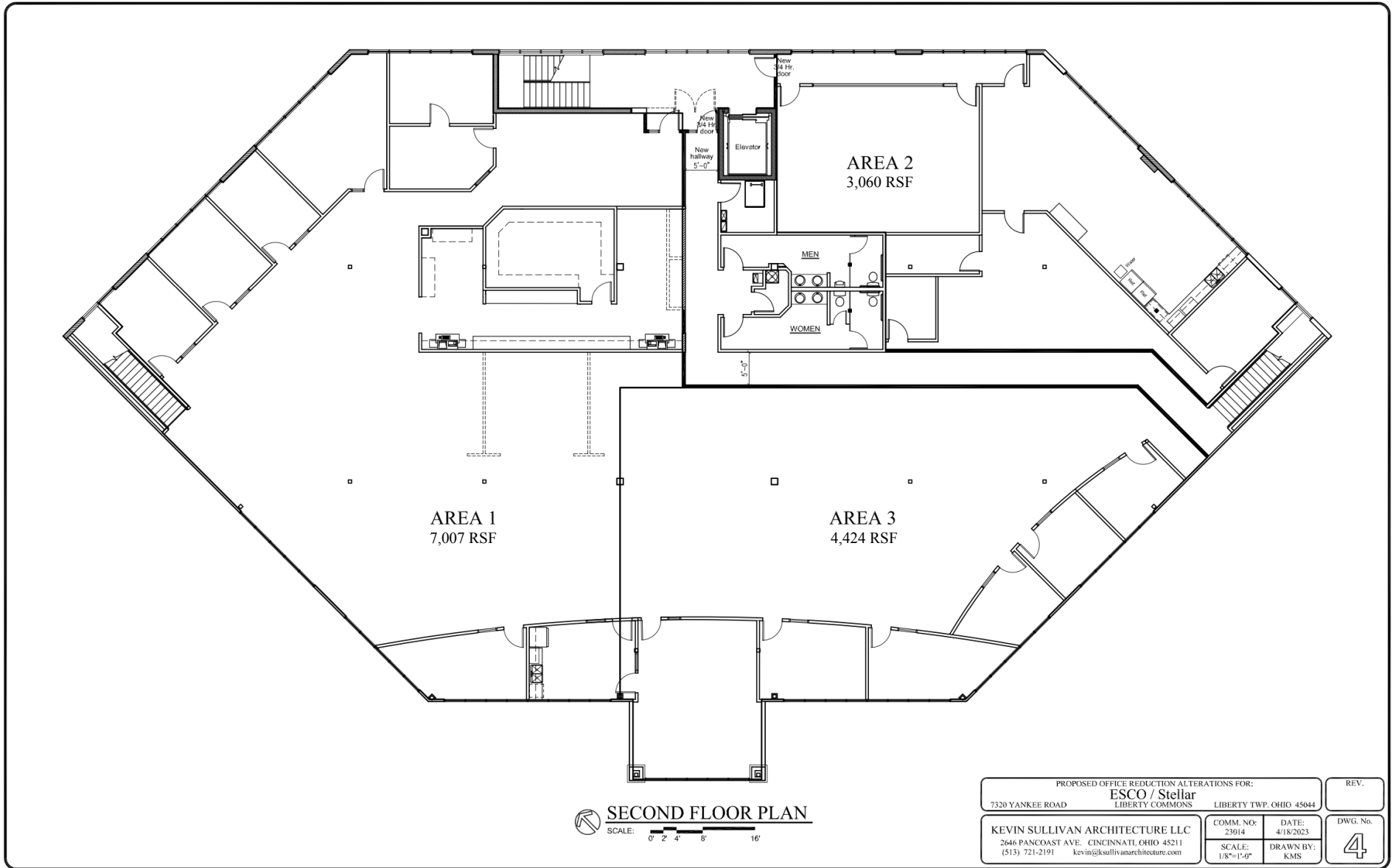
FLOOR PLAN - CONFIGURATION 2



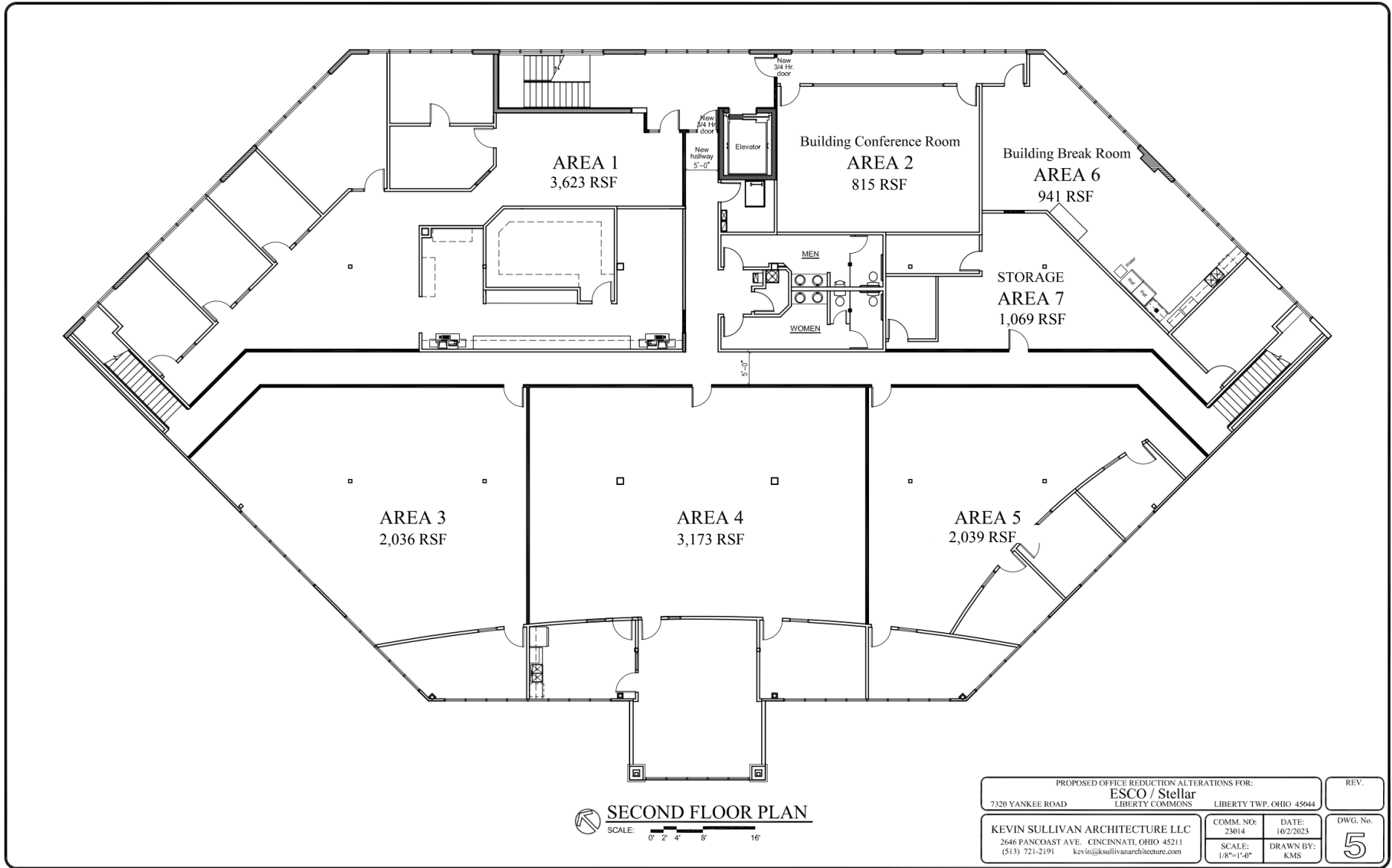
FLOOR PLAN - CONFIGURATION 3



FLOOR PLAN - CONFIGURATION 4



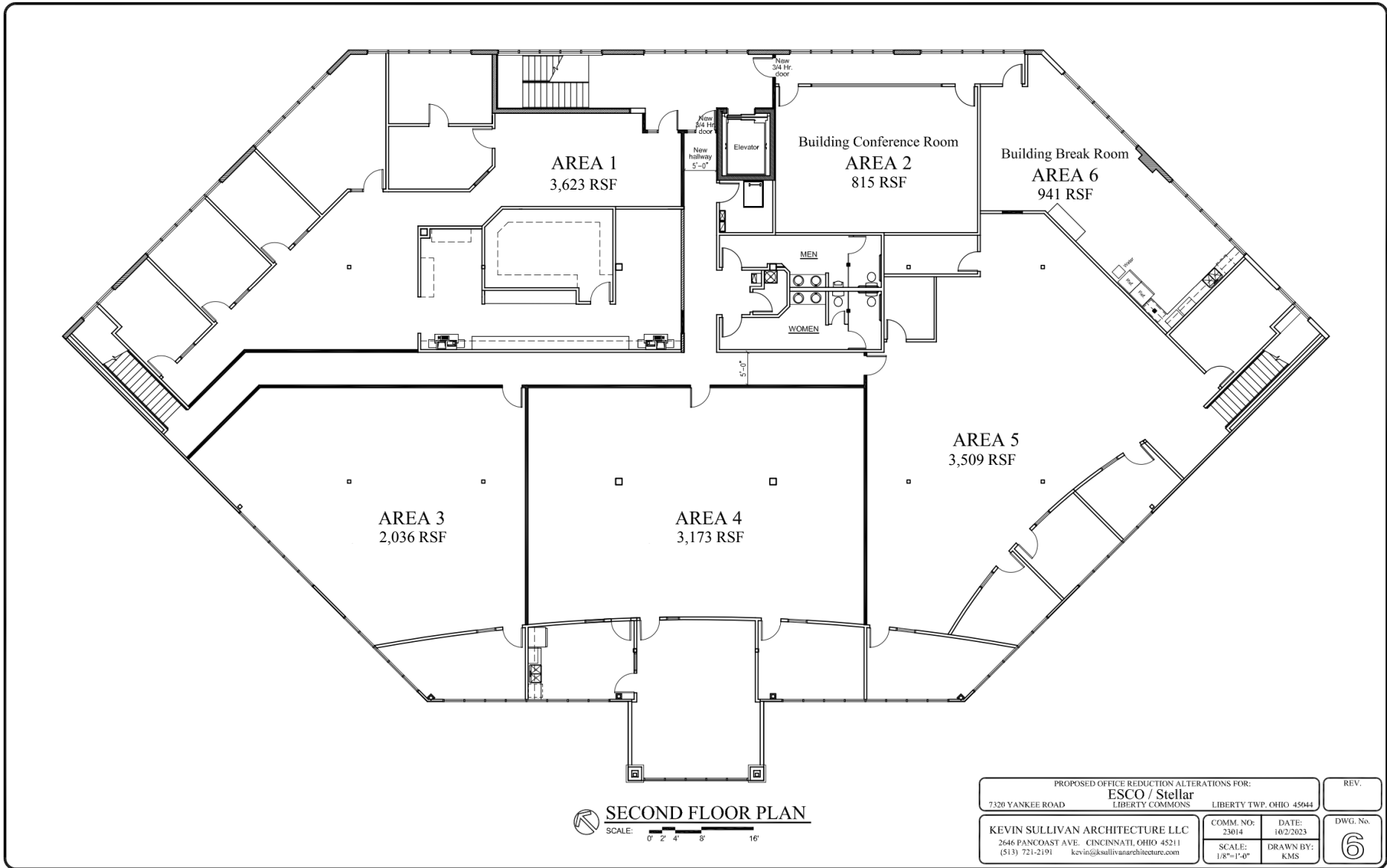
FLOOR PLAN - CONFIGURATION 5



SECOND FLOOR PLAN
SCALE: 0' 2' 4' 8' 16'

PROPOSED OFFICE REDUCTION ALTERATIONS FOR:				REV.
ESCO / Stellar				
7320 YANKEE ROAD	LIBERTY COMMONS	LIBERTY TWP. OHIO 45044		
KEVIN SULLIVAN ARCHITECTURE LLC	COMM. NO:	DATE:	DWG. No.	
2646 PANCOAST AVE. CINCINNATI, OHIO 45211	23014	10/2/2023	5	
(513) 721-2191 kevin@sullivanarchitecture.com	SCALE:	DRAWN BY:		
	1/8"=1'-0"	KMS		

FLOOR PLAN - CONFIGURATION 6



SECOND FLOOR PLAN
 SCALE: 0' 2' 4' 8' 16'

PROPOSED OFFICE REDUCTION ALTERATIONS FOR:		REV.
ESCO / Stellar		
7320 YANKEE ROAD	LIBERTY COMMONS	LIBERTY TWP. OHIO 45044
KEVIN SULLIVAN ARCHITECTURE LLC	COMM. NO:	DATE:
2646 PANCOAST AVE. CINCINNATI, OHIO 45211	23014	10/2/2023
(513) 721-2191 kevin@sullivanarchitecture.com	SCALE:	DRAWN BY:
	1/8"=1'-0"	KMS
		6

PROPERTY AERIAL

CINCINNATI DAYTON RD



129

LIBERTY WAY



PUTTERS

DQ SMOOTHIE KING

HOT HEAD BURRITOS



CINCINNATI DAYTON RD

Kroger Jersey Mike's Gold Star BURGER KING



PNC EUROPEAN WAX CENTER TAKE 5 PAYMENT PIZZA

JET'S PIZZA GREEK ISLANDS

FIRST WATCH THE DAYTIME CAFE FIRST FINANCIAL BANK The Christ Hospital Outpatient Center

129

CVS pharmacy GET AIR TRANSFORM YOUR PHARMACY

LIBERTY WAY

Talbots chico's Dillard's

DICK'S SPORTING GOODS H&M The Cheesecake Factory TACO BELL

COOPER'S HAWK WINERY & RESTAURANTS Eddie Bauer

BUFFALO WILD WINGS KONA GRILL BIBIBOP

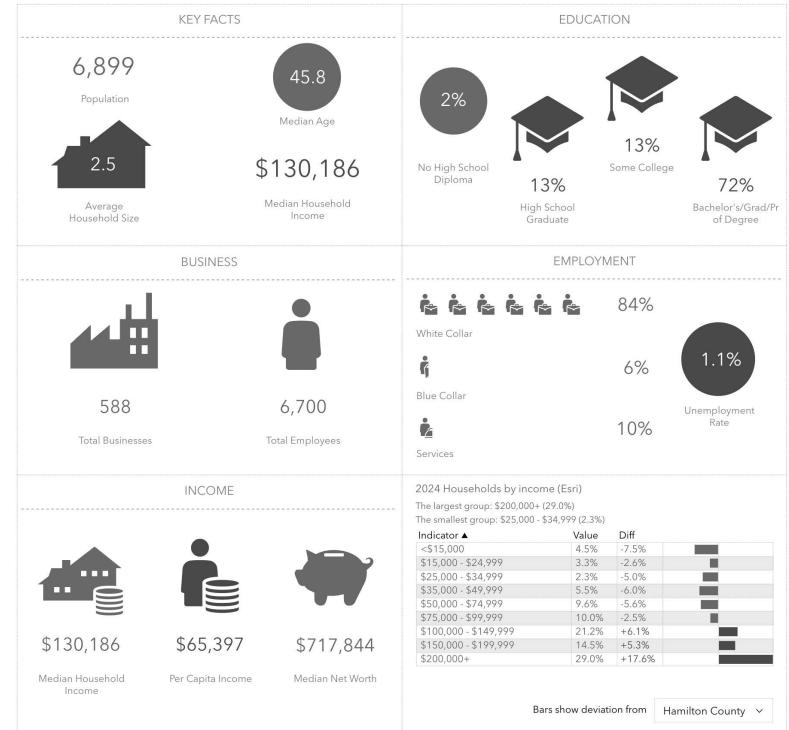
APPLE TREE DENTAL Access • Compassion • Excellence RUSTY DRUMMER francesca's COLLECTIONS

1 MILE KEY FACTS

DEMOGRAPHICS

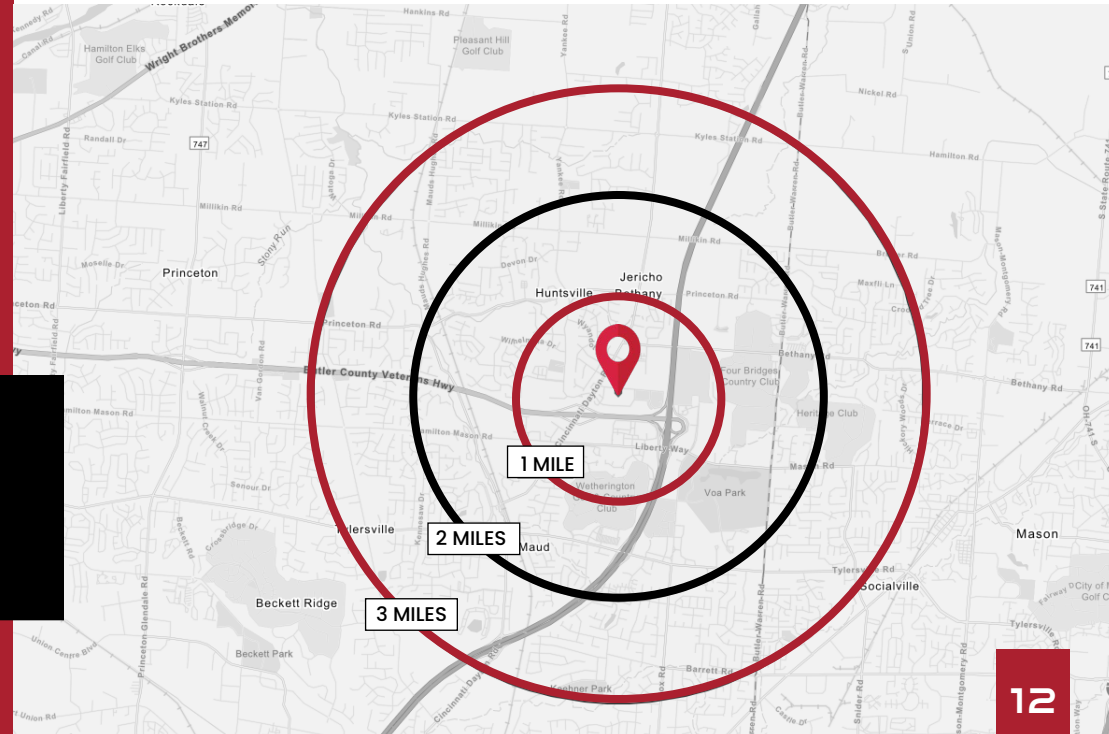
2024 SUMMARY	1 MILE	2 MILE	3 MILE
Population	6,899	22,645	55,651
Households	2,599	8,774	22,165
Families	1,754	5,927	14,496
Average Household Size	2.52	2.50	2.46
Owner Occupied Housing Units	1,934	6,564	16,544
Renter Occupied Housing Units	665	2,210	5,621
Median Age	45.8	43.4	41.9
Median Household Income	\$130,186	\$117,467	\$108,614
Average Household Income	\$170,647	\$161,952	\$155,181

2029 SUMMARY	1 MILE	2 MILE	3 MILE
Population	6,976	23,105	56,492
Households	2,608	8,888	22,330
Families	1,738	5,960	14,479
Average Household Size	2.54	2.52	2.48
Owner Occupied Housing Units	1,967	6,752	16,931
Renter Occupied Housing Units	640	2,136	5,398
Median Age	47.0	44.7	43.2
Median Household Income	\$151,436	\$144,474	\$127,723
Average Household Income	\$193,444	\$187,987	\$179,460



This infographic contains data provided by Esri, Esri and Data Axle. The vintage of the data is 2021, 2026.

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55,651
3-Mile
Population



\$108,614
3-Mile Median
Household Income



22,165
3-Mile
Households