



CENTRAL POINTE

ON THE LATERAL



2015 UPDATE: Nearby New DEVELOPMENT



For leasing information, contact:

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2015 UPDATE: The SITE



- Last development site in the thriving Norwood Lateral office/medical corridor
- Pad ready site
- Tax abatement still available

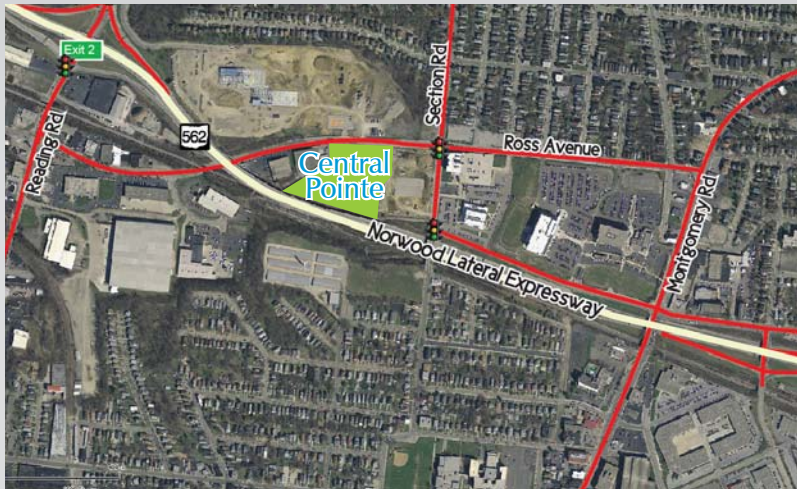
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Central Pointe on the Lateral



Situated directly between I-71 and I-75 in the center of Greater Cincinnati, Central Pointe on the Lateral is a Class A office / flex development offering **highway visibility** and **signage** opportunities with exposure to over 70,000 cars per day along Norwood Lateral (562).

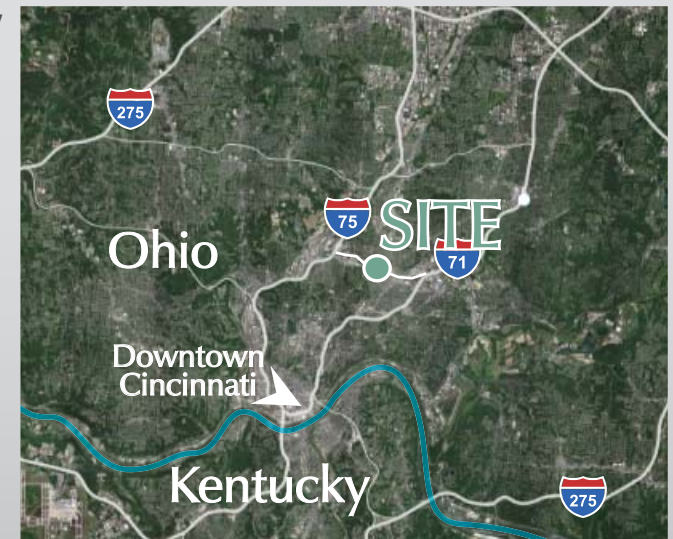
Easily accessible from two exits off of the Norwood Lateral, Central Pointe is the perfect location for office and medical users that want to be central to the Cincinnati region. The development also provides these users with **open, flexible layouts** for their space needs.

Not only is Central Pointe **centrally located** to the region, but it is also in the heart of an important redevelopment corridor and minutes away from numerous shopping, restaurants and fitness options.

In addition to the nearby **amenities**, redevelopments surrounding the site include the new Mercy Health (formerly Catholic Health Partners) headquarters, Reliant Hospital, The Urology Group headquarters, Paycor, American Laundry Building, Linden Pointe, and Surrey Square Shopping Center.

Mercy Health began construction on its new 350,000 square foot location in 2015. The new 150,000 square foot Paycor headquarters opened in 2014 and the 55,000 square foot Urology Group headquarters and medical office building, located just across the street from Central Pointe, opened in 2012.

In addition to these amenities and the premier location, the City of Norwood offers a **50 percent real estate tax abatement** for any commercial user at the site.



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The CENTER



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The SURROUNDINGS



- Adjacent to Linden Pointe office & retail center, Urology Group medical center, American Laundry building Class A office, Paycor, and the new Mercy Health (formerly Catholic Health Partners) headquarters
- Easy access off of the Norwood Lateral from Montgomery or Reading Road exits
- 40 restaurants within 1 mile
- 7 fitness facilities located within 3 miles
- Less than 2 miles from Rookwood Commons & Rookwood Pavilion; a mixed-use development featuring over 70 restaurants and stores
- Over 30 hotels within 5 miles

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CUSHMAN & WAKEFIELD



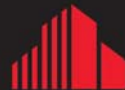
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**CUSHMAN &
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