

# BLUE ASH DISTRIBUTION CENTER

11013 - 11093 Kenwood Road  
Blue Ash, OH



**USE:** Industrial  
**SPACE AVAILABLE:** 37,500 SF  
**BUILDING SIZE:** 672,322 SF  
(Over 6 Buildings)  
**PARCEL SIZE:** 41 Acres

- Consists of six bulk warehouse buildings
- Situated on 41 highly visible acres along Kenwood Road and Reed Hartman Highway
- Less than 5 minutes from both I-71 and I-275; less than 10 minutes from I-75
- Surrounded by an abundant offering of full service hotels and restaurants
- In close proximity to new Blue Ash bike sharing centers



**Mark Volkman**  
Senior Managing Director  
513-252-2123  
[Mark.Volkman@jll.com](mailto:Mark.Volkman@jll.com)

**Tom Fairhurst**  
Managing Director, Brokerage  
513-297-2511  
[Tom.Fairhurst@jll.com](mailto:Tom.Fairhurst@jll.com)



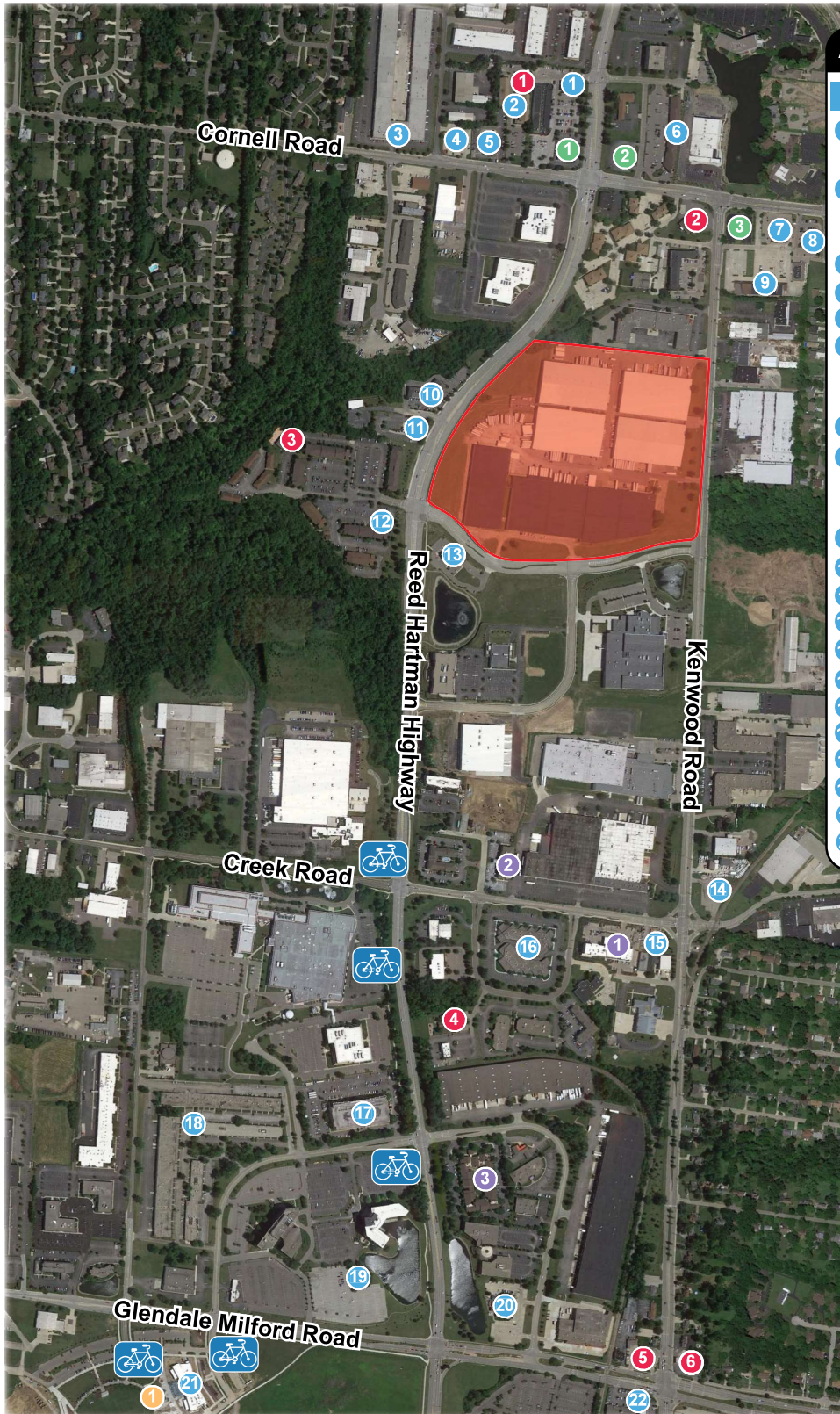


# BLUE ASH DISTRIBUTION CENTER

11013 - 11093 Kenwood Road  
Blue Ash, OH



## Surrounding Amenities



### Area Amenities

#### Dining

- 1 Chipotle  
Starbucks
- 2 Jimmy Johns  
Kanpai Japanese  
Tropical Smoothie Cafe
- 3 McAlister's Deli
- 4 El Vaquero Mexican
- 5 McDonald's
- 6 J. Gumbos  
Jersey Mike's  
Smashburger
- 7 Arby's
- 8 Marco's Pizza  
Skyline  
Subway
- 9 Jade Kitchen
- 10 Panera Bread
- 11 Wendy's
- 12 Annie's Sweets
- 13 DiBella's
- 14 Through the Garden
- 15 Sammy's Craft Burgers
- 16 Apple Spice Junction
- 17 Blu Courtyard Eatery
- 18 Molly's Cupcakes
- 19 Buffalo Wild Wings
- 20 Firehouse Grill

- 21 Brown Dog Cafe  
Nanny Belle's Ice Cream  
Senate  
Tahona Kitchen & Bar
- 22 City Barbecue

#### Retail/ Service

- 1 FedEx
- 2 Sport Clips
- 2 Speedway
- 3 Kinder Garden School
- 4 Childtime Learning  
Centers
- 5 Shell
- 6 Sunoco

#### Banking

- 1 KeyBank
- 2 PNC Bank
- 3 US Bank

#### Lodging

- 1 Hampton Inn
- 2 Holiday Inn Express
- 3 Marriot Courtyard

#### Entertainment

- 1 Summit Park



= Blue Ash Bike Share Locations