



# RESTAURANT SPACE FOR LEASE

50 E. RiverCenter Boulevard, Suite 20, Covington, Kentucky 41011

YOUR NAME HERE

A photograph of the RiverCenter building, a multi-story brick structure with large windows. The ground floor features a restaurant space with large glass windows and doors. A blue sign with the text 'YOUR NAME HERE' is mounted on the building. The outdoor seating area is furnished with black metal tables and chairs, and is shaded by large red and yellow umbrellas. A black metal bench is visible on the sidewalk. A blue sign with the text 'COV' is also visible on the sidewalk.

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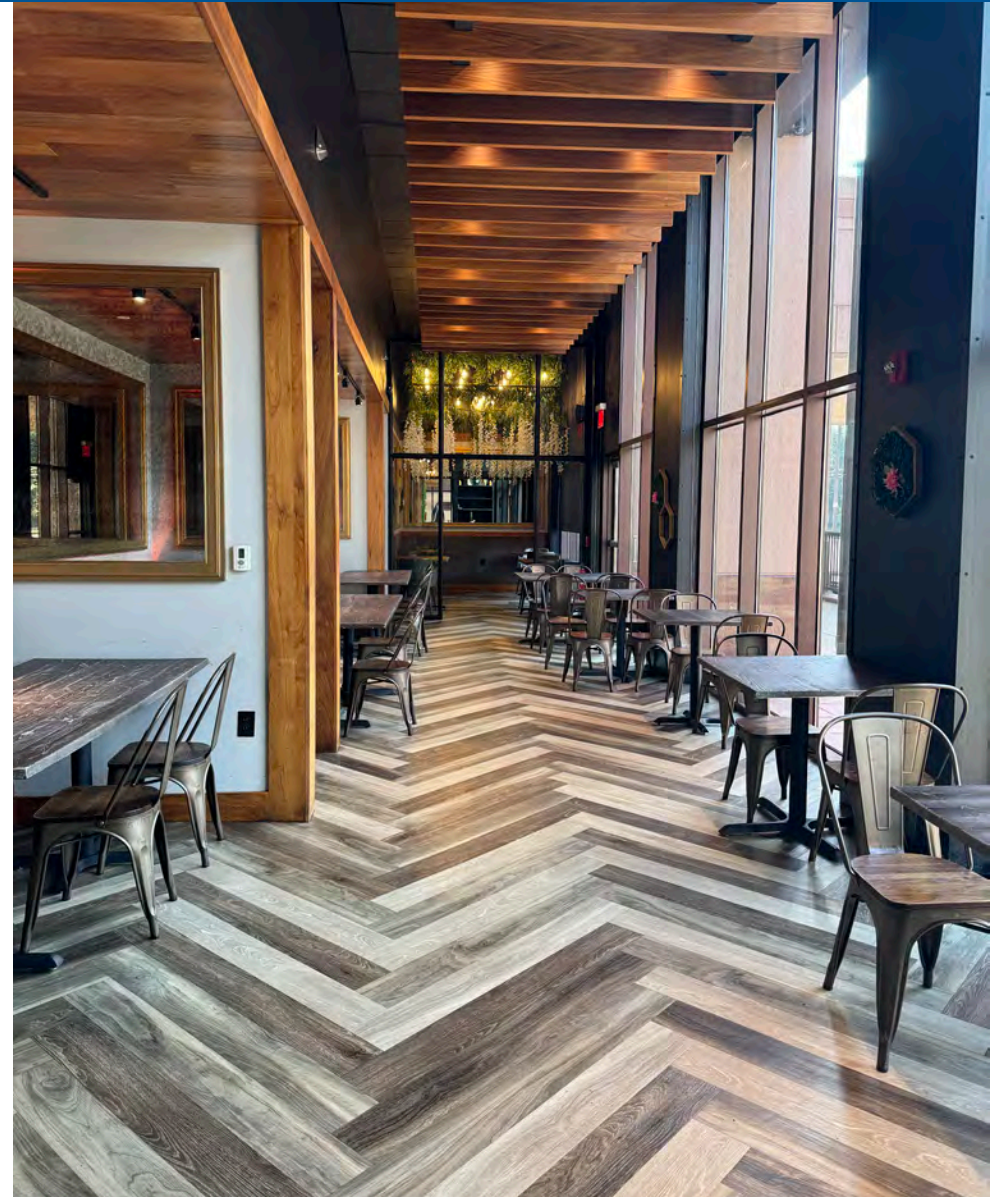
# RESTAURANT SPACE FOR LEASE



**FOR LEASE: 3,716 SF**

**LEASE RATE: \$25.00 PSF**

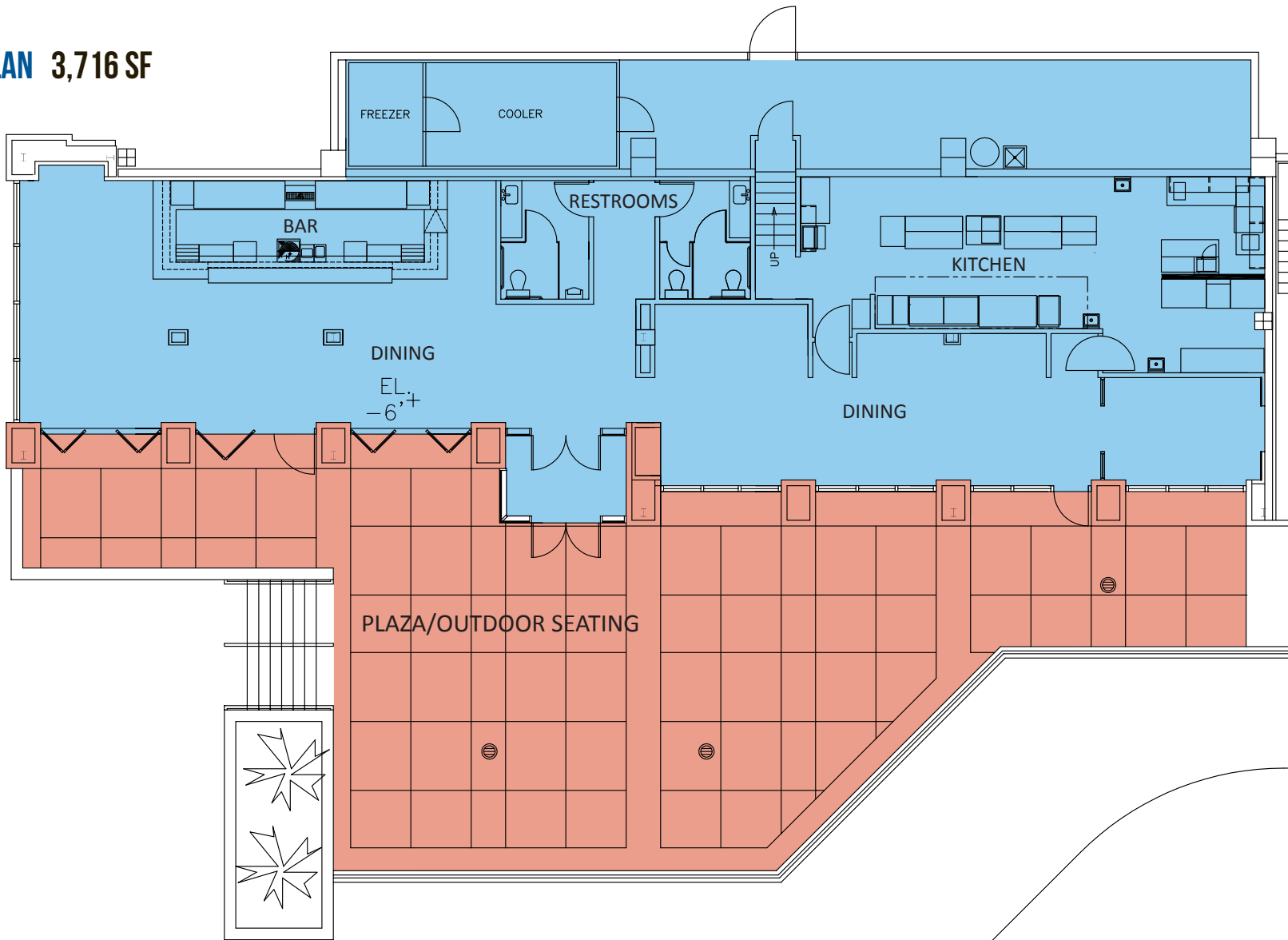
- Turnkey bar/restaurant with dedicated patio
- Corner space with excellent visibility
- Fully built out kitchen with FF&E included
- Ample garage, surface lot, and street parking
- Complimentary customer parking



# RESTAURANT SPACE FOR LEASE

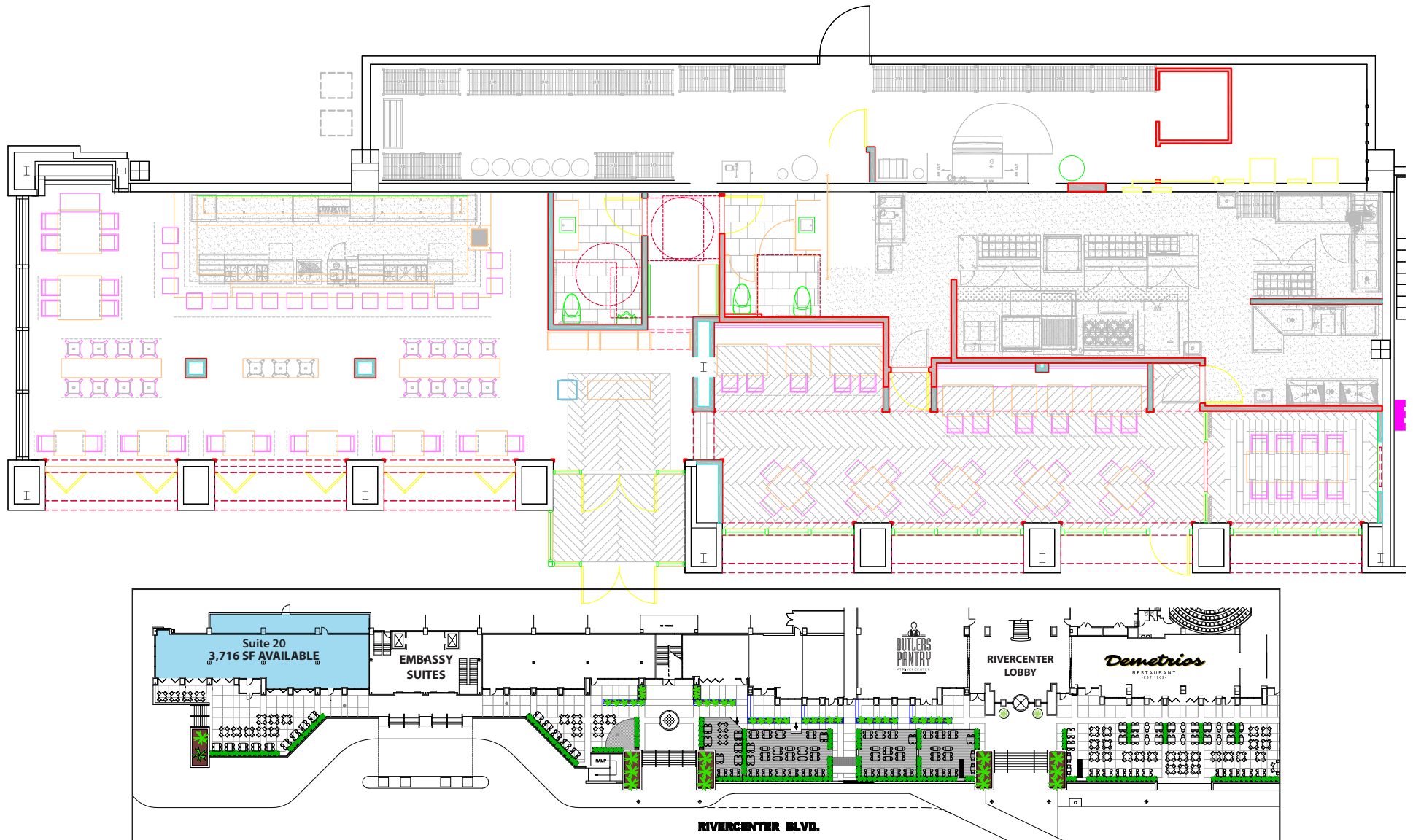


**FLOOR PLAN 3,716 SF**



# RESTAURANT SPACE FOR LEASE

RIVERCENTER



Corporex

# RESTAURANT PARKING



## ★ 1. RiverCenter Surface Lot

186 spaces

*Parking for Restaurant  
Patrons complimentary  
first two hours*

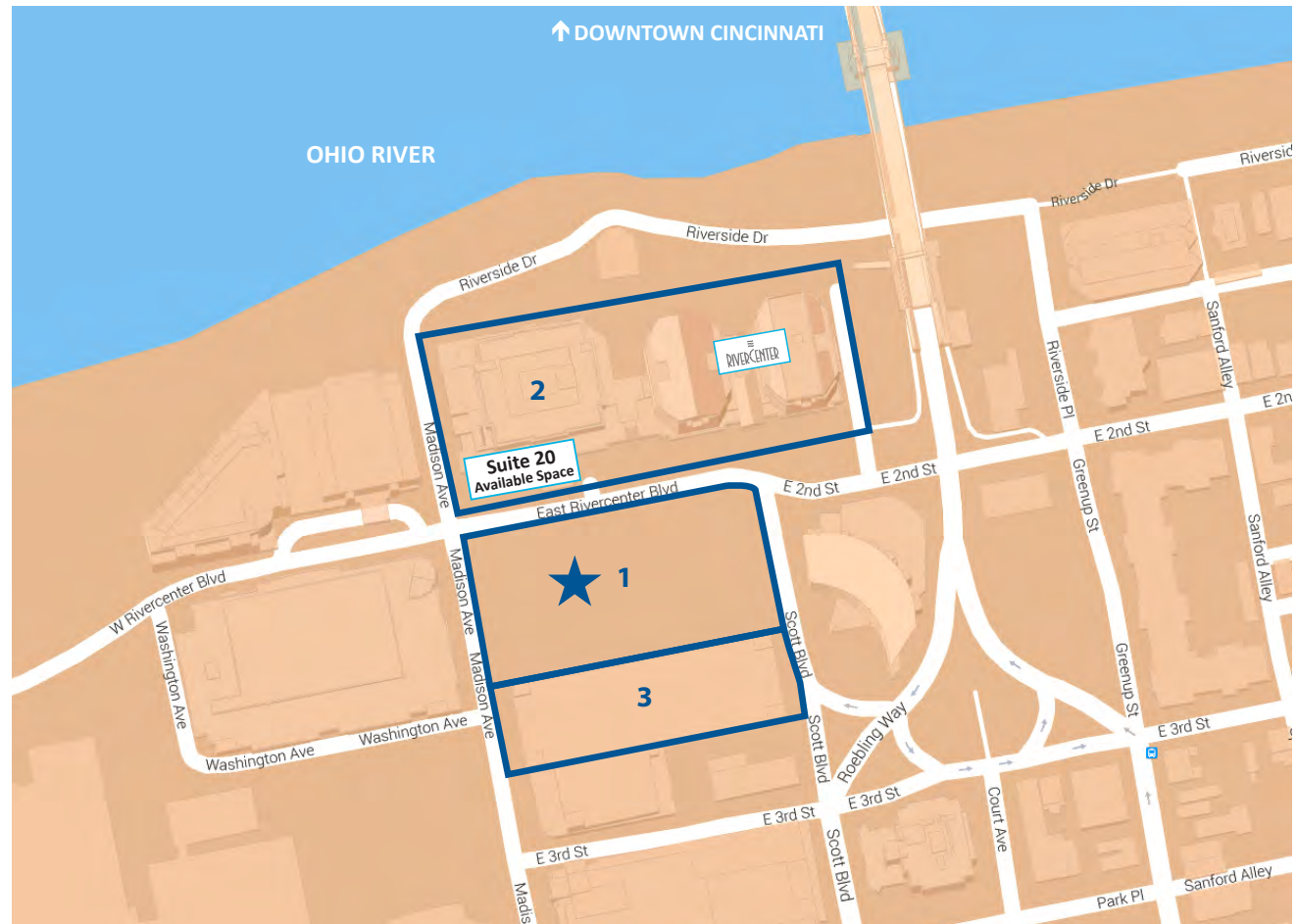
## 2. RiverCenter Garage

830 spaces

## 3. Kenton County Garage

1,600 spaces

*Lots are managed by ABM.*





# LOCATION – COVINGTON AERIAL





# LOCATION — COVINGTON CENTRAL BUSINESS DISTRICT



## Covington

Covington is a vibrant, fast-changing community, featuring unique restaurants, historic architecture and thriving businesses. Convenient to downtown Cincinnati, the urban lifestyle is accentuated by its location along the Ohio River – riverboats, barges, private yachts and boaters alike enjoy the many activities and festivals of the area, including fireworks displays at home games from the Great American Ballpark and Paycor Stadium. This makes Covington both a tourist destination and home to residents in the many surrounding apartments and condos that enjoy the walkable community.

- Located in the heart of it all without the hassles of downtown Cincinnati traffic congestion
- Located directly across the street from the Northern Kentucky Convention Center
- Adjacent to two luxury hotels
- The SouthBank Shuttle Trolley (with a stop directly in front of Suite 20) offers service every 15 minutes to Riverfront attractions, arts, sports, shopping and more in downtown Cincinnati, Covington, Newport, and Bellevue.
- On-site Cincinnati “Red Bike” station for travel on nearby scenic bike paths.





# AREA DEMOGRAPHICS

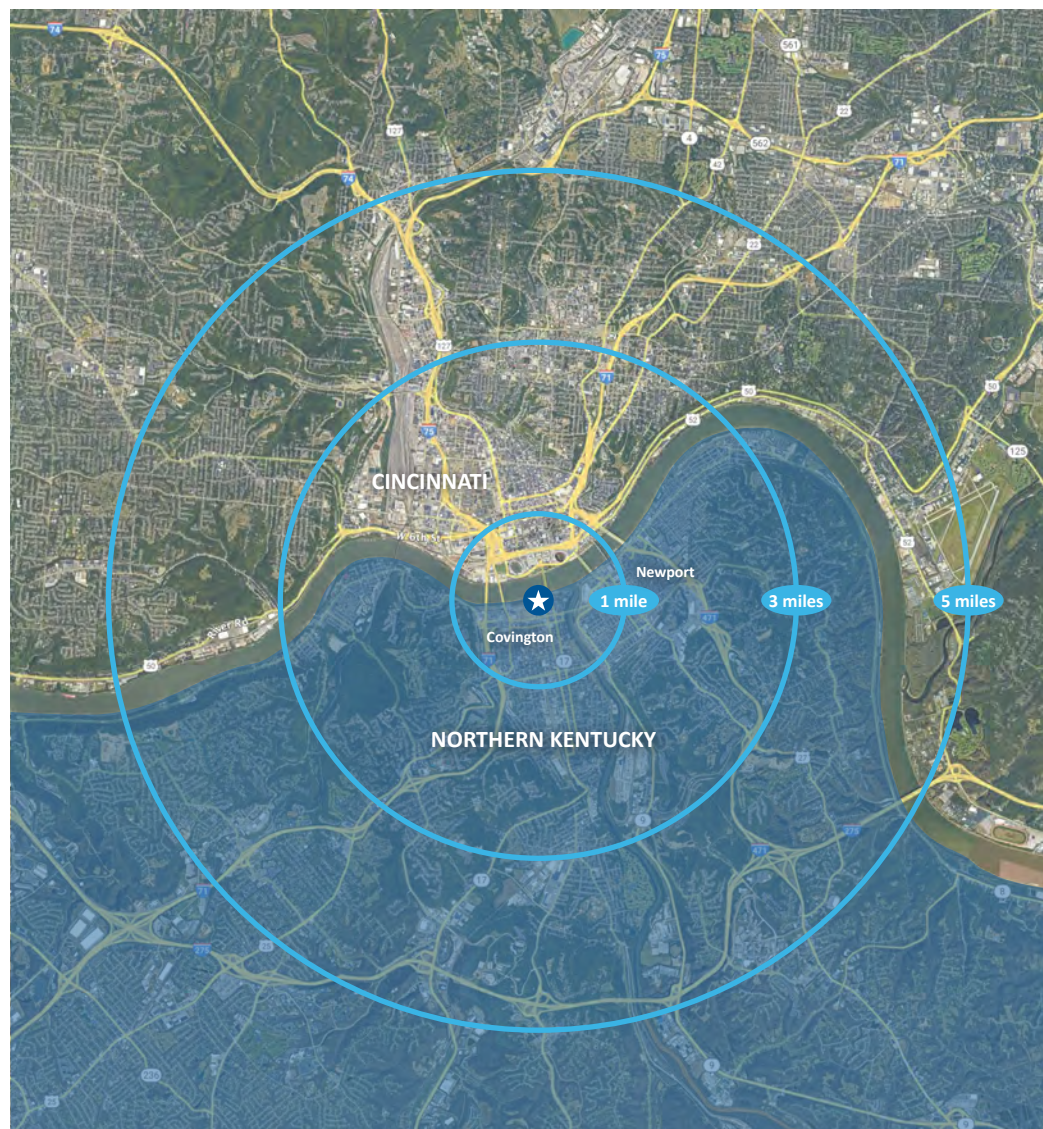


## Cincinnati & Northern Kentucky Demographics

2025	1 Mile	3 Mile	5 Mile
Total Population	18,243	140,078	282,069
Total Households	10,152	64,153	124,123
Median Age	36.2	33.3	33.8
Marital Status	5,250	37,517	82,001
Per Capita Income	\$60,796	\$43,281	\$42,713
Median Household Income	\$72,965	\$62,658	\$62,156
Total Businesses (NAICS)	2,977	8,814	13,173
Total Employees (NAICS)	86,215	214,122	296,753

## Northern Kentucky Demographics Only (shaded area)

2025	1 Mile	3 Mile	5 Mile
Total Population	13,479	81,508	123,077
Total Households	7,022	38,719	55,206
Median Age	37.1	38.1	38.5
Marital Status	3,890	28,041	45,774
Per Capita Income	\$47,195	\$45,922	\$46,258
Median Household Income	\$58,397	\$69,474	\$74,886
Total Businesses (NAICS)	1,249	3,795	4,925
Total Employees (NAICS)	12,390	67,403	57,816



Data was supplied by Be NKY on August 20, 2025





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