

The DISTRICT AT DEERFIELD

Parkway Drive, Mason, OH 45040



Developed By: **SILVERMAN
and COMPANY, INC.**

FOR LEASE

1,500 SF - 10,783 SF of Restaurant & Retail Space
*Mixed-Use suburban development featuring
luxury apartments & street-level retail*

*Coming
Soon!*



CAFE
Patachou

CONTACT: terry.ohnmeis@cushwake.com clare.holtmeier@cushwake.com andrew.sellet@cushwake.com





About The District

The District at Deerfield is an integrated, mixed-use development on 28 acres in Deerfield Township – a thriving regional submarket of Cincinnati, Ohio – that offers a unique, pedestrian-friendly dining, retail and entertainment destination. A public/private partnership with Deerfield Township preserves open green space for active programming, creating a gathering space for the community.

Located at the corner of Mason Montgomery Road and Parkway Drive, the upscale, urban-style site design is uniquely positioned in the heart of one of the most highly traveled corridors in Greater Cincinnati.



242

Luxury
Apartments
NOW OPEN!



120

Additional
Apartments
Coming in
Q2 2025



85K

Retail &
Restaurant Space



Green

Space & Walkable
Environment



The District at Deerfield is a premier regional dining/entertainment destination located in Deerfield Township. Coupled with its mix of boutique retailers, authentic cuisine and active green space, the development's upscale site design brings urban character to an affluent, heavily traveled regional hub.



1,500 - 10,783 SF of retail/restaurant space + ample patio seating



Join some of the region's top premier venues including: Fifty West Brewing, The Eagle, City Bird, Pepp & Dolores, 101 Craft Kitchen, Jeni's Ice Cream, Pins Mechanical and Cafe Patachou!



Featuring boutique retailers, authentic cuisine and an outdoor entertainment venue



Suburban convenience with urban amenities



Easily accessible to thousands of residential units, hotels, shops and restaurants with well-maintained sidewalks, crosswalks, and pedestrian signals to enhance safety and convenience



Located on one of the most highly traveled corridor's in Greater Cincinnati, Mason-Montgomery Road (35k VPD) with immediate proximity to I-71, residential, employment and hotels

Pins Mechanical - Now Open!



The Eagle & Pepp & Dolores - Opening Summer 2026



101 Craft Kitchen - Now Open!



Wilkins Boulevard



101
CRAFT KITCHEN

P



CAFE
Patachou

jenie's



DISTRICT

Parkway Drive

MASON-MONTGOMERY ROAD





7,704 SF

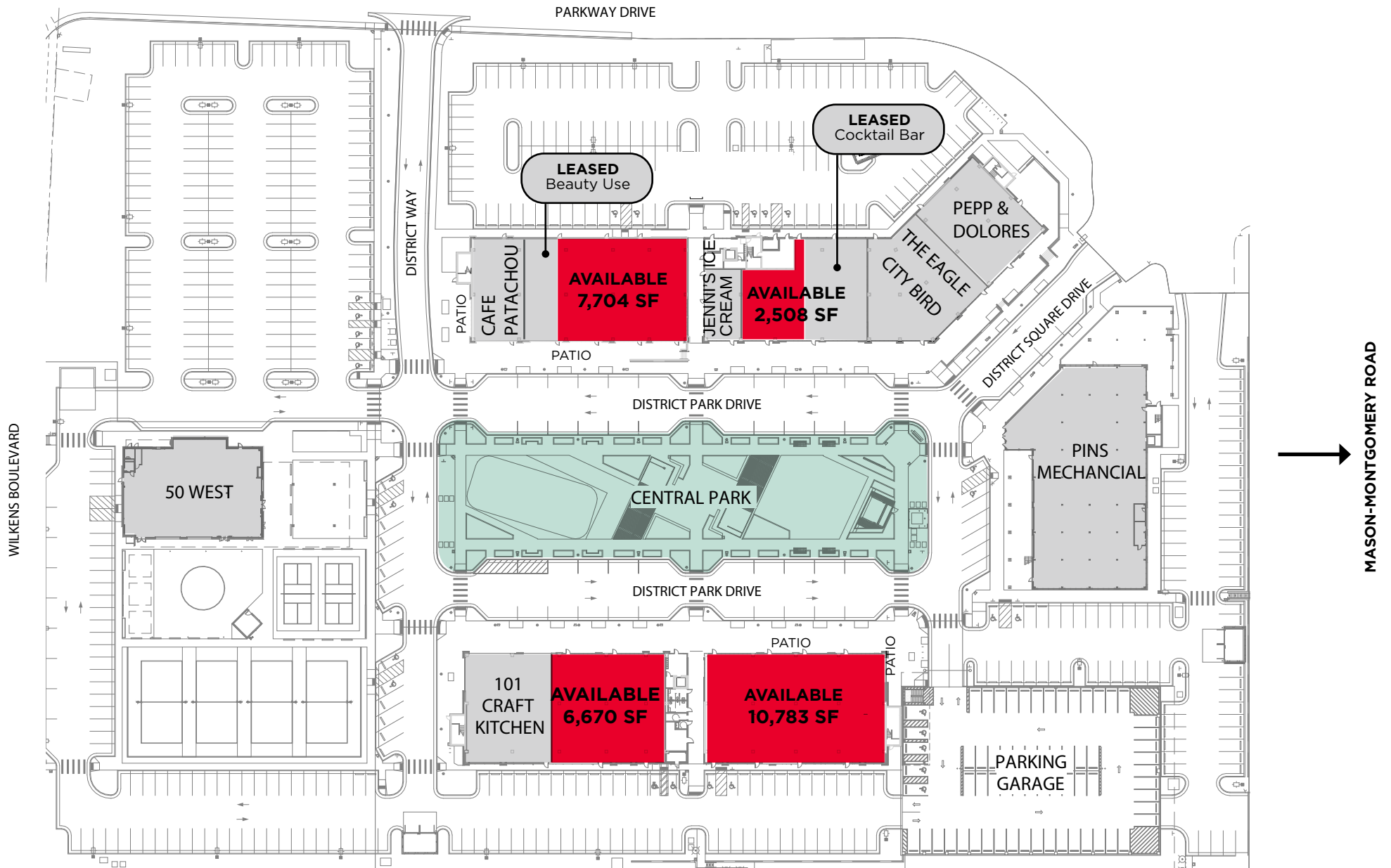
2,508 SF

6,670 SF

10,783 SF

DEVELOPMENT SITE PLAN

VACANT AT LOI AT LEASE LEASED





jenie's





GETTING TO KNOW DEERFIELD TOWNSHIP

Deerfield Township is the primary economic driver for Warren County. Over 1,000 companies employing over 23,000 employees call Deerfield home. With a daytime population of over 150,000, Deerfield offers many local amenities, a bustling shopping district and a lively entertainment area for all who enjoy the live, work, shop, learn and play lifestyle.

	1 Mile	3 Mile	5 Mile
Population	7,092	68,765	150,320
Avg Income	\$201,163	\$158,680	\$155,439
Daytime Demos	16,672	98,003	237,420
Total Housing Units	2,935	28,917	61,761



4.3 MSF

Retail Space
Nearby



119k

Labor Force Pop.
In a 5 Mile Radius



3.0 MSF

Office Space
Nearby



DEERFIELD TOWNSHIP AERIAL





TERRY OHNMEIS

Senior Director

+1 513 763 3059

terry.ohnmeis@cushwake.com

CLARE HOLTMEIER

Associate

+1 513 322 0776

clare.holtmeier@cushwake.com

ANDREW SELLET

Managing Director

+1 513 763 3053

andrew.sellet@cushwake.com

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