

Notice of Property Availability

2453 Gilbert Avenue



Location	2453 Gilbert Avenue Cincinnati, Ohio 45206
Neighborhood	Walnut Hills
Desired Outcomes	<ul style="list-style-type: none"> • Reactivation of a vacant historic building within the Walnut Hills business district. • Creation of new office, residential, commercial/retail, artisan production space or other uses acceptable to the City and to the Walnut Hills Redevelopment Foundation. • Creation of jobs and new investment in the City of Cincinnati.

Property Specifications

Building Layout	This is a four-story former office building with a full basement. Each floor is roughly 2,500 square feet and the basement has not been measured for usable square feet. The first floor was last set up as a bank and contains original bank furniture and vaults. There is stairwell access between floors and the building has an elevator shaft.
Zoning	The building is the Walnut Hills form based code transect T5MS.

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Information for Interested Parties:

- The Department of Community & Economic Development (DCED) has worked extensively with its community partner, the Walnut Hills Redevelopment Foundation (WHRF), on the revitalization of the McMillan Street business district so interested parties must work with WHRF to submit an application to DCED.
- To be considered for this property, contact Thea Munchel with WHRF at thea@walnuthillsrf.org to begin the process. Interested parties will need to work with WHRF to complete a Financial Assistance Application for submission to Department of Community & Economic Development (DCED):
- DCED will review completed applications as these applications are received. If the application is advantageous to the City, DCED may recommend a sale & development agreement to Cincinnati City Council for their consideration. DCED is not obligated to act on any application received through this process.
- If you have questions about the application process or to schedule a tour, please contact Thea Munchel with the Walnut Hills Redevelopment Foundation at thea@walnuthillsrf.org.