



FOR LEASE!

1006-1018 E Dorothy Ln. Dayton, OH 45419



OFFICE/RETAIL OPPORTUNITY ON BUSY ROAD!

PROPERTY FEATURES:

- 22,000 Cars Per Day!
- 1st Floor 2400 SF Retail Space
- 2nd Floor 2200 Office Space
- Spiral Staircase
- Large Kitchen Area- Ideal for Restaurant



☐ Commercial☐ Investment☐ CRE

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\$2800/Month



Fact Sheet

Price: \$2,800/Month

Service Type: Tenant Pays Interior Costs, Landlord pays Exterior Maintenance

County: Montgomery

City: Kettering

Space Size: Lower Retail- 2400 SF | Upper Office- 2200 SF

Parking Spaces: Large Shared Parking Lot

Restrooms: 2 on first floor

Property Description:

On Dorothy Lane Road, with 22,000 Cars Driving by Daily, find a shopping center that invites business in. With a downstairs storefront space with a large front window, Customer Bathrooms, and a spacious showroom. The downstairs space would be ideal for a Restaurant, Coffee Shop, or Storefront. There is an established kitchen area in the back of the downstairs space. Up the spiral staircase is an office space with a large open area as well as several private office suites.









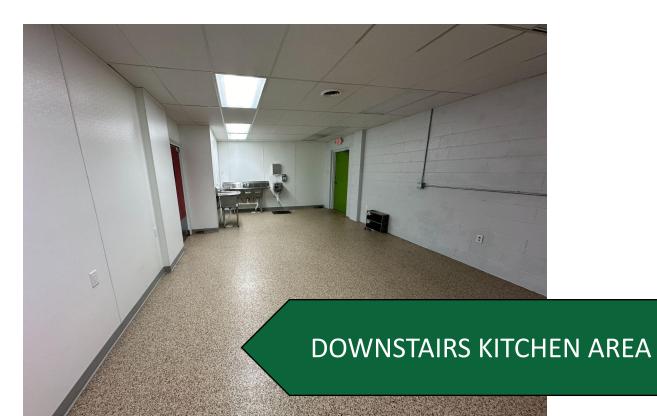


DOWNSTAIRS SHOWROOM



















UPSTAIRS OFFICE AREA













SURROUNDED BY NATIONAL CHAINS AND BELOVED LOCAL BUSINESSES



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