

CAPITAL CENTER

4610-4648 INTERSTATE DRIVE
WEST CHESTER, OH

FOR LEASE

LOCATION HIGHLIGHTS:

- Princeton Glendale Rd: 0.3 miles
- I-275: 1.4 miles
- I-75: 3.0 miles
- I-71: 8.5 miles
- Cincinnati International Airport: 31.2 miles

13,600 SF

149,800 SF MULTI-TENANT BUILDING

SPACE FEATURES



13,600 SF

- 12,800 Warehouse SF
- 800 Office SF



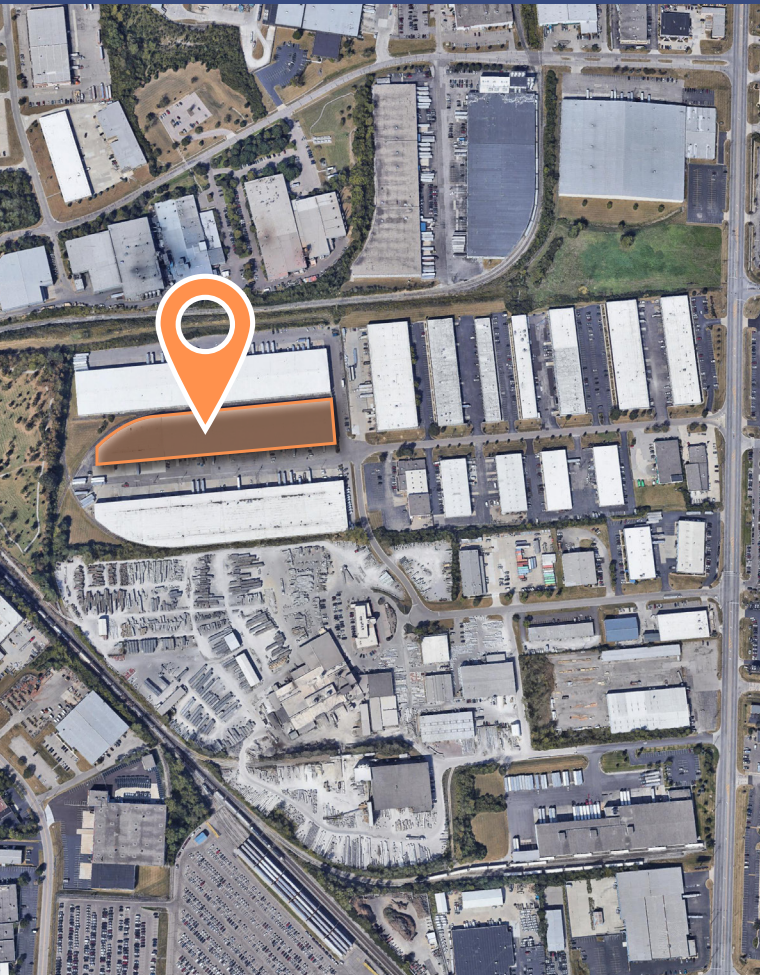
UNIT FEATURES

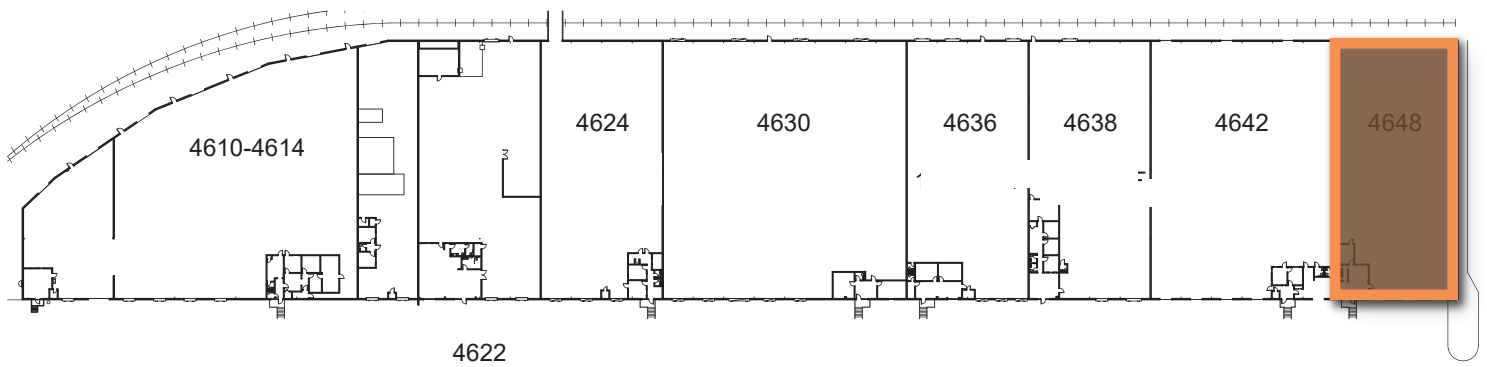
- Construction Year: 1976
- Clear Height: 18'-21'
- Dock Doors: 2
- Drive-In Doors: 1
- Truck Court: 154' Shared
- Floors: 6" Concrete
- OPEX: \$1.35/SF



CONSTRUCTION

- Construction Type: Pre-Cast Concrete Panels
- Roof Type: TPO (2009)
- Fire Protection: Wet
- Interior Lighting: Fluorescent & LED





CONTACT:

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CAPITAL CENTER

4740 INTERSTATE DRIVE
WEST CHESTER, OH

FOR LEASE

LOCATION HIGHLIGHTS:

- Princeton Glendale Rd: 0.3 miles
- I-275: 1.4 miles
- I-75: 3.0 miles
- I-71: 8.5 miles
- Cincinnati International Airport: 31.2 miles

7,000 SF

43,000 SF MULTI-TENANT BUILDING

SPACE FEATURES



7,000 SF - 2 SUITES

- 4,000 SF Warehouse
- 3,000 SF Office



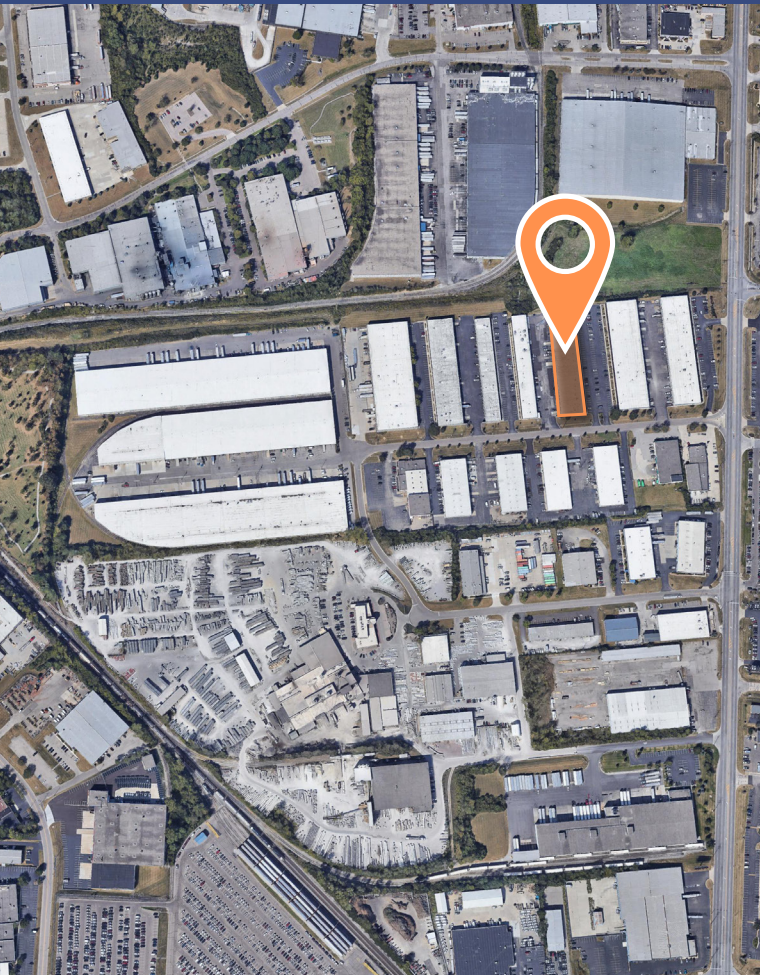
UNIT FEATURES

- Construction Year: 1976
- Clear Height: 14'-16'
- Truck Court: 89' Shared
- Dock Doors: 1
- Drive-ins: 1
- Floor: 6" Concrete
- OPEX: \$2.00/SF



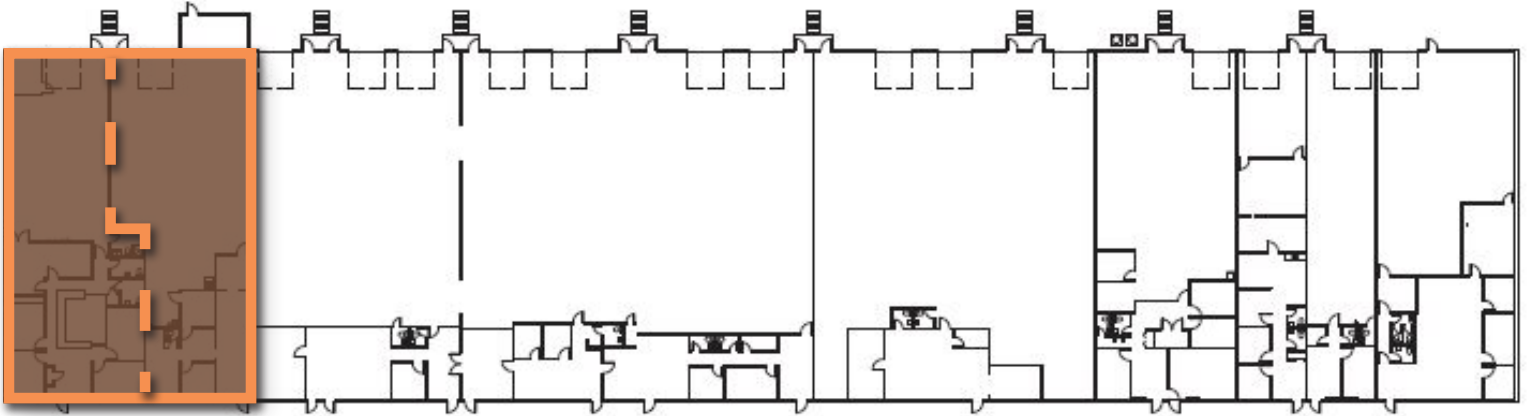
CONSTRUCTION

- Construction Type: Pre-Cast Concrete Panels
- Roof Type: TPO (2021)
- Fire Protection: Wet
- Interior Lighting: Fluorescent & LED



SUITE A:

3,490 SF
2,000 SF Office
1 Drive-in



SUITE B:

3,510 SF
1,000 SF Office
1 Dock

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CAPITAL CENTER

4790-4860 INTERSTATE DR
WEST CHESTER, OH

FOR LEASE

LOCATION HIGHLIGHTS:

- Princeton Glendale Rd: 0.3 miles
- I-275: 1.4 miles
- I-75: 3.0 miles
- I-71: 8.5 miles
- Cincinnati International Airport: 31.2 miles

8,254 SF

46,338 SF MULTI-TENANT BUILDING

SPACE FEATURES



8,254 SF - 2 SUITES

- 6,129 Warehouse SF
- 2,125 Office SF



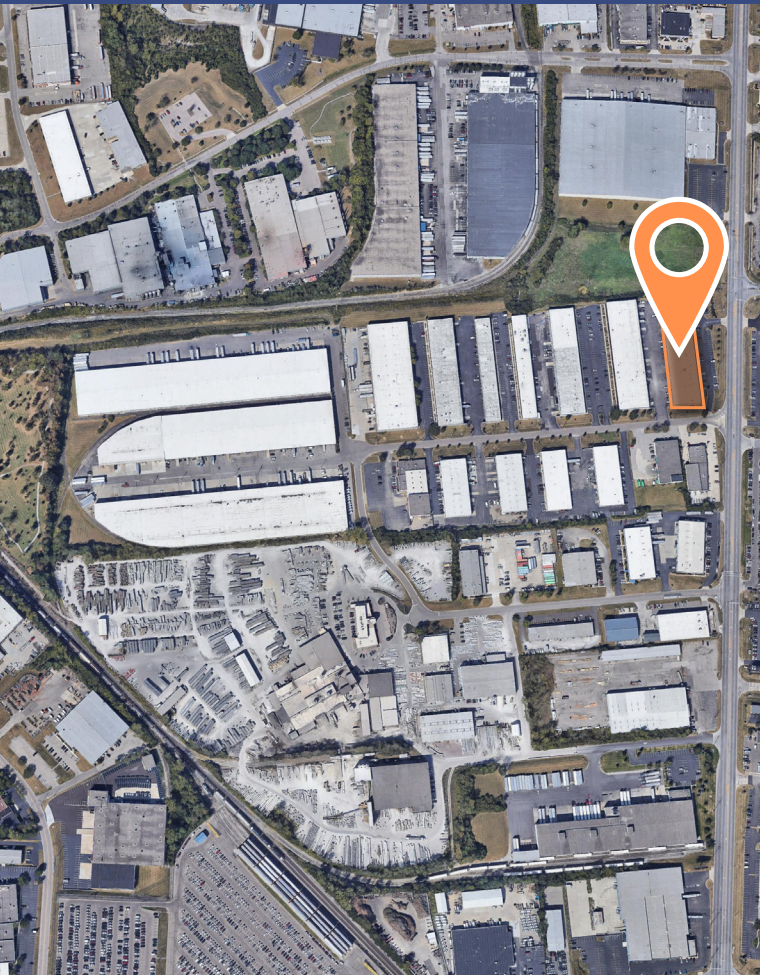
UNIT FEATURES

- Construction Year: 1976
- Clear Height: 18'
- Drive-ins: 3
- Truck Court: 98'
- Floor: 6" Concrete
- OPEX: \$1.91/SF



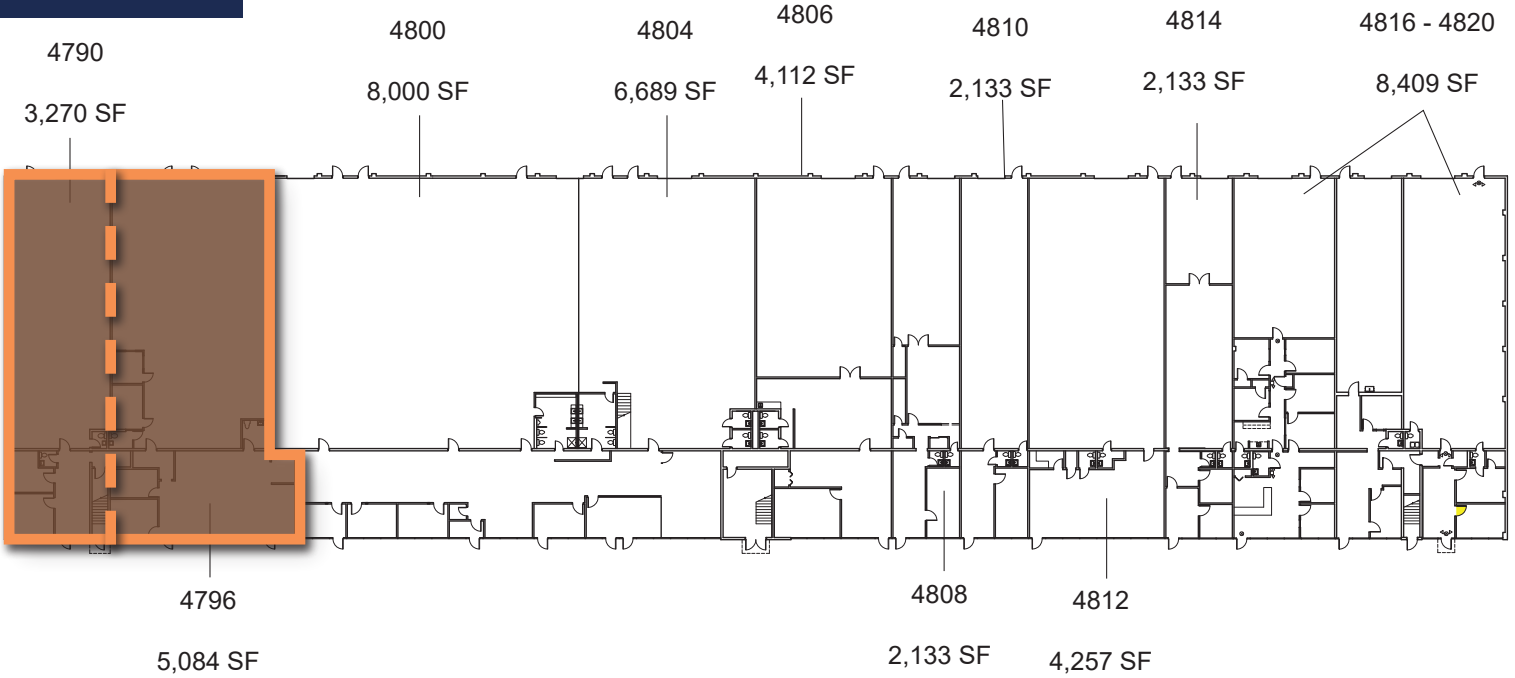
CONSTRUCTION

- Construction Type: Pre-Cast Concrete Panels
- Roof Type: 3-ply BU Grade (2009)
- Fire Protection: Wet
- Interior Lighting: Fluorescent & LED





SUITE 4790:
3,720 SF
750 SF Office
1 Drive-in



SUITE 4796:
5,084 SF
1,375 SF Office
2 Drive-ins

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