

# SALE/LEASE

## 7655 Five Mile Road Cincinnati, OH 45230

Turnkey Dental Office Space in Prime Anderson Location.  
Modern, Renovated, and Ready for Your Practice!

### Key Highlights:

- **Size & Layout:** Two adjacent suites are available, each offering 500 square feet of functional space.
  - Suite 121: 500 SF (approx.)
  - Suite 122: 500 SF (approx.)
- **Built-Out Dental Space:** Constructed in 1986, offering a solid foundation for long-term use.
- **Four Treatment Rooms:** The space features four fully equipped treatment rooms, ideal for accommodating multiple patients and ensuring a seamless workflow for practitioners and staff.
- **Medical Office Building in Anderson:** Located within a highly regarded medical office building in Anderson, this space is part of a well-maintained property in a sought-after area, offering excellent visibility and accessibility.
- **Tenant Incentives:** Rent includes HOA and \$10,000 for Tenant Improvements

Prepared by:

### Patrick McGonigal

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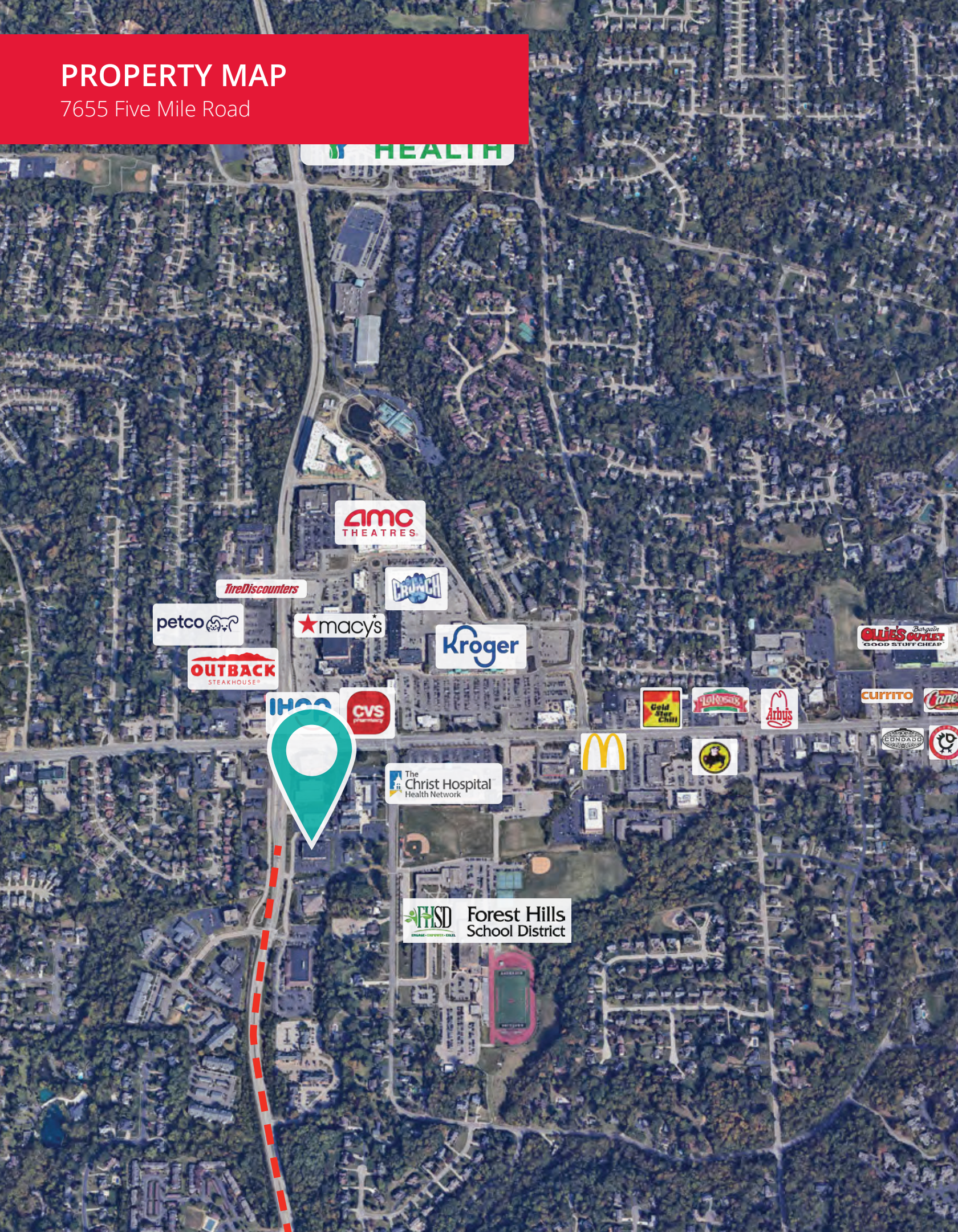
7454-C Beechmont Ave. Cincinnati, OH 45255

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# PROPERTY MAP

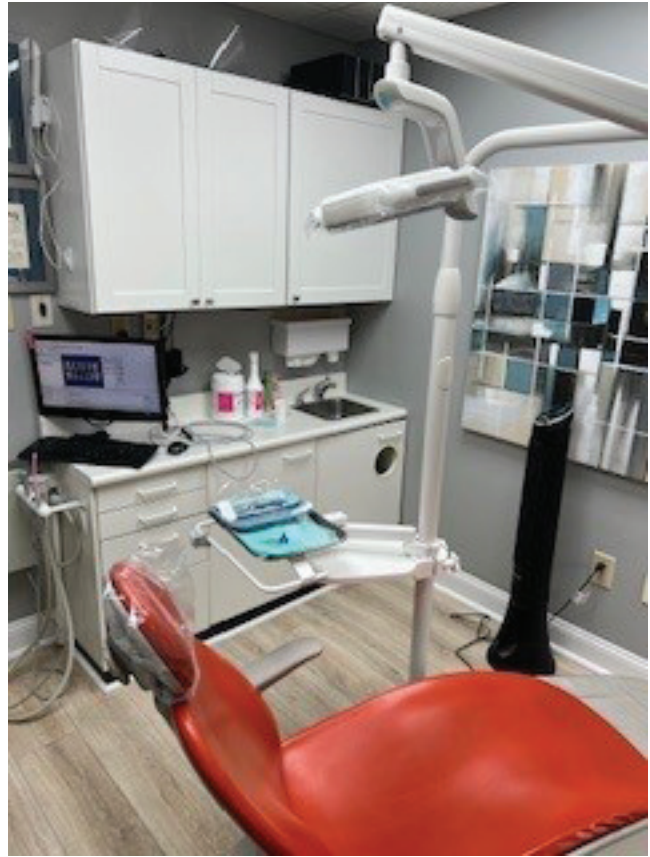
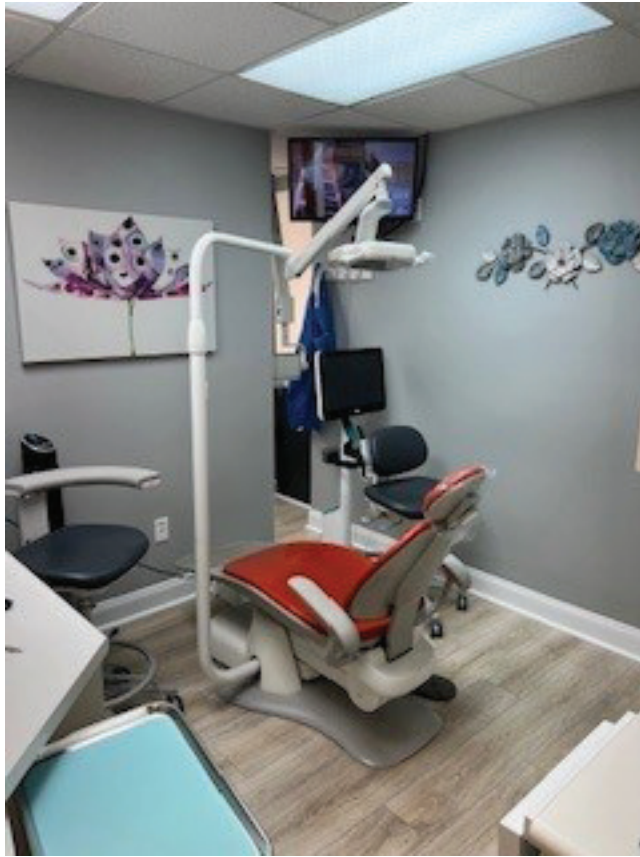
7655 Five Mile Road





# PROPERTY GALLERY

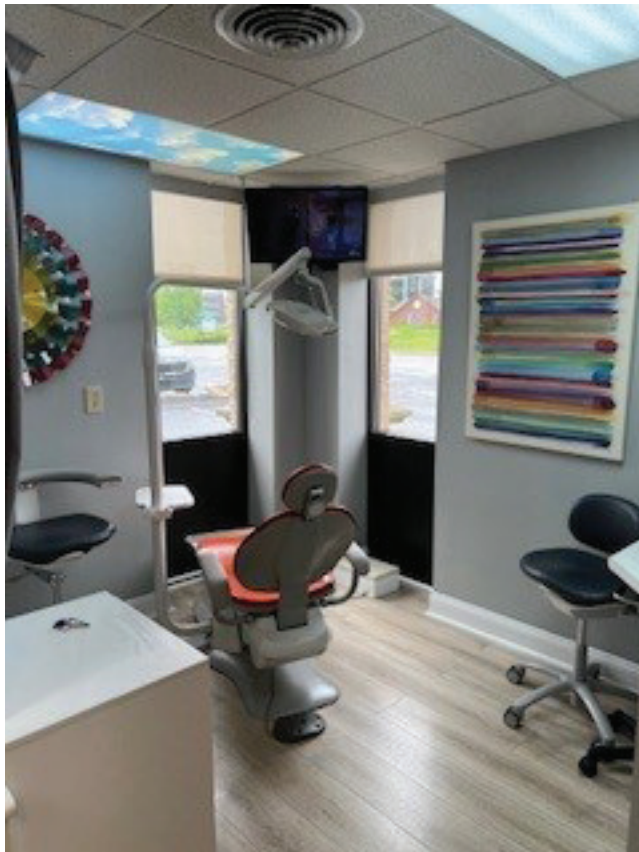
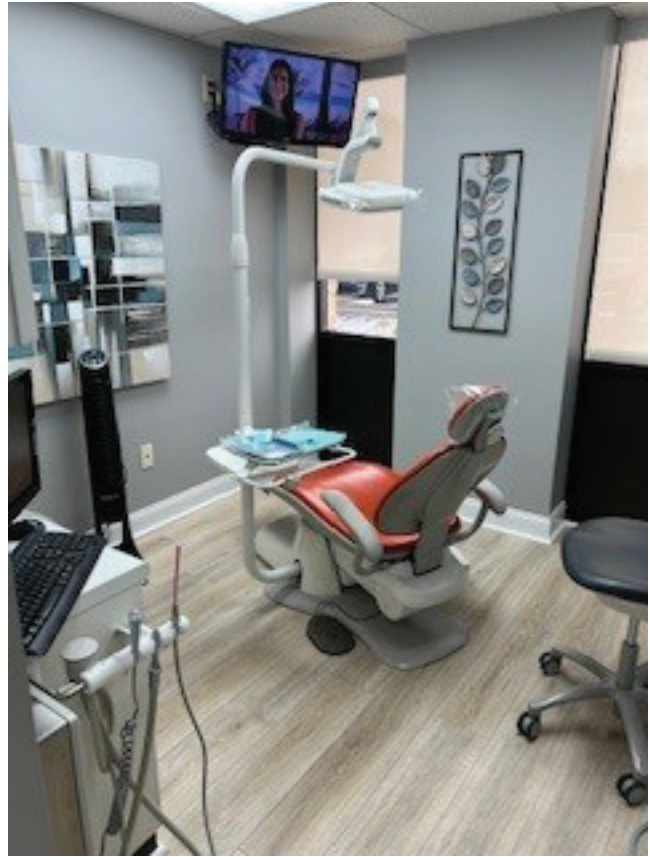
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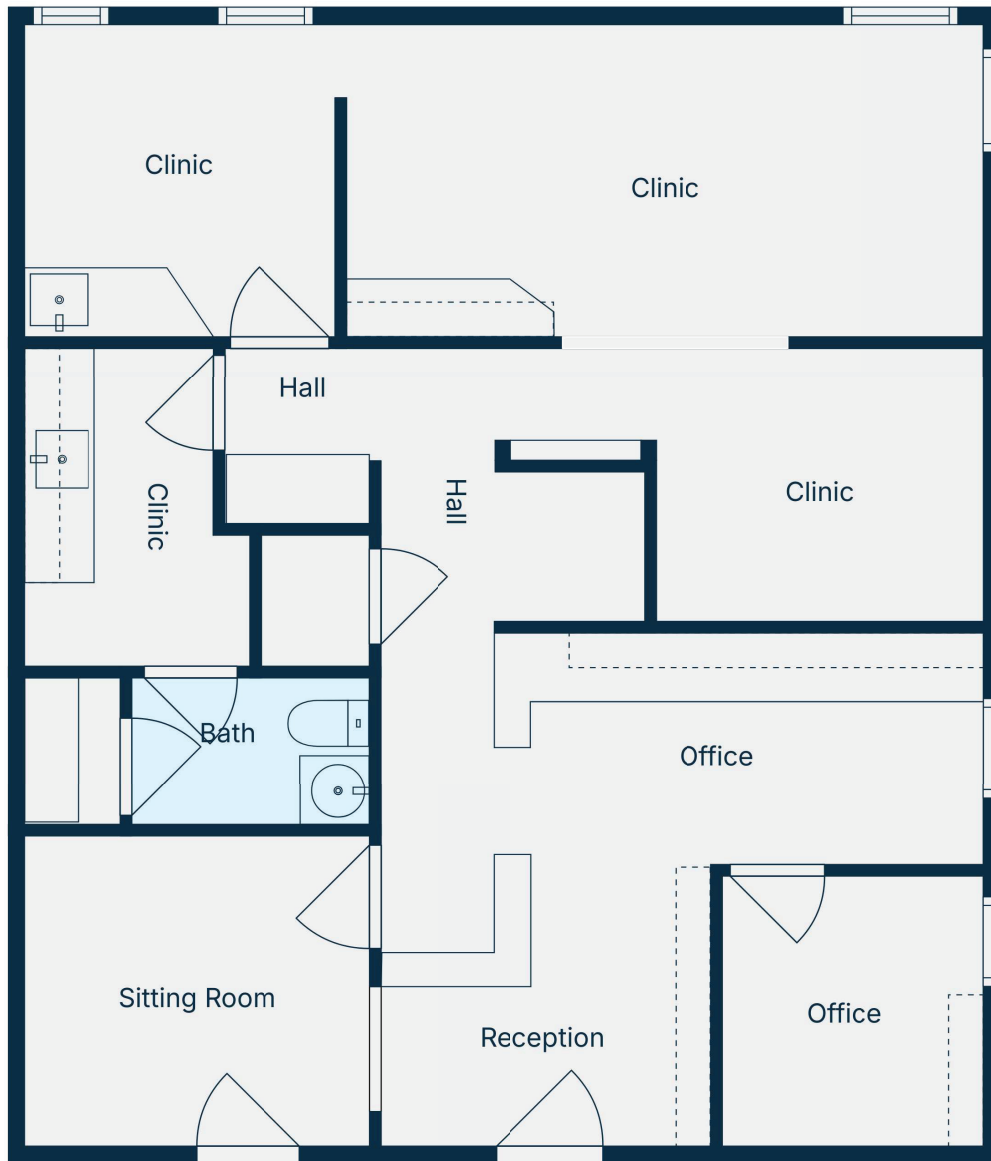
# PROPERTY GALLERY

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# FLOOR PLAN

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