



Commercial
Group

FOR SALE OR LEASE

Industrial



2226 Springboro Pike

Moraine, Ohio 45439

SALE PRICE:

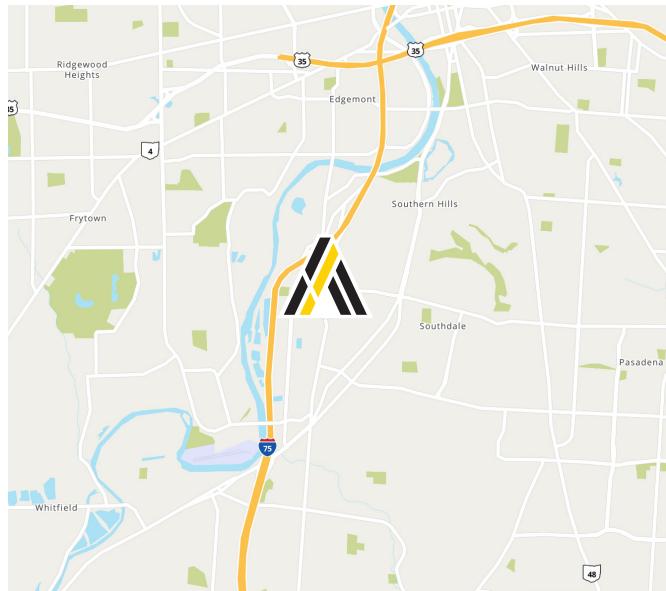
\$2,900,000

LEASE RATE:

CONTACT BROKER

Property Highlights

- 58,000± SF Industrial building on 4.1± acres
- 5,536± SF Recently renovated Office
- 52,464± SF Warehouse
- Three 8' x 8' rear dock doors
- Four 14' x 10' interior dock wells
- Fully sprinklered - wet system
- 3 Phase electric
- Front Warehouse - 28,464± SF with mezzanine
- Clear height - 12' - 18'
- Back warehouse - 24,000± SF
- Clear height - 17' - 20'
- Located approximately .5 miles to I-75



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Photos



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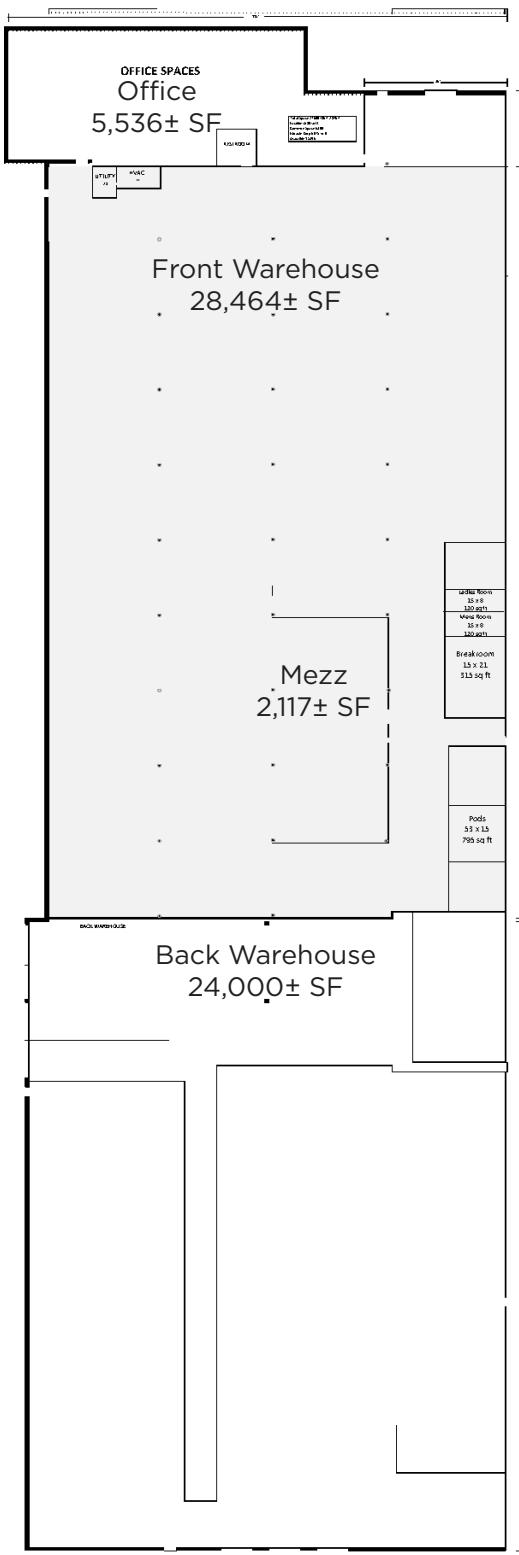
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Photos



Floor Plan

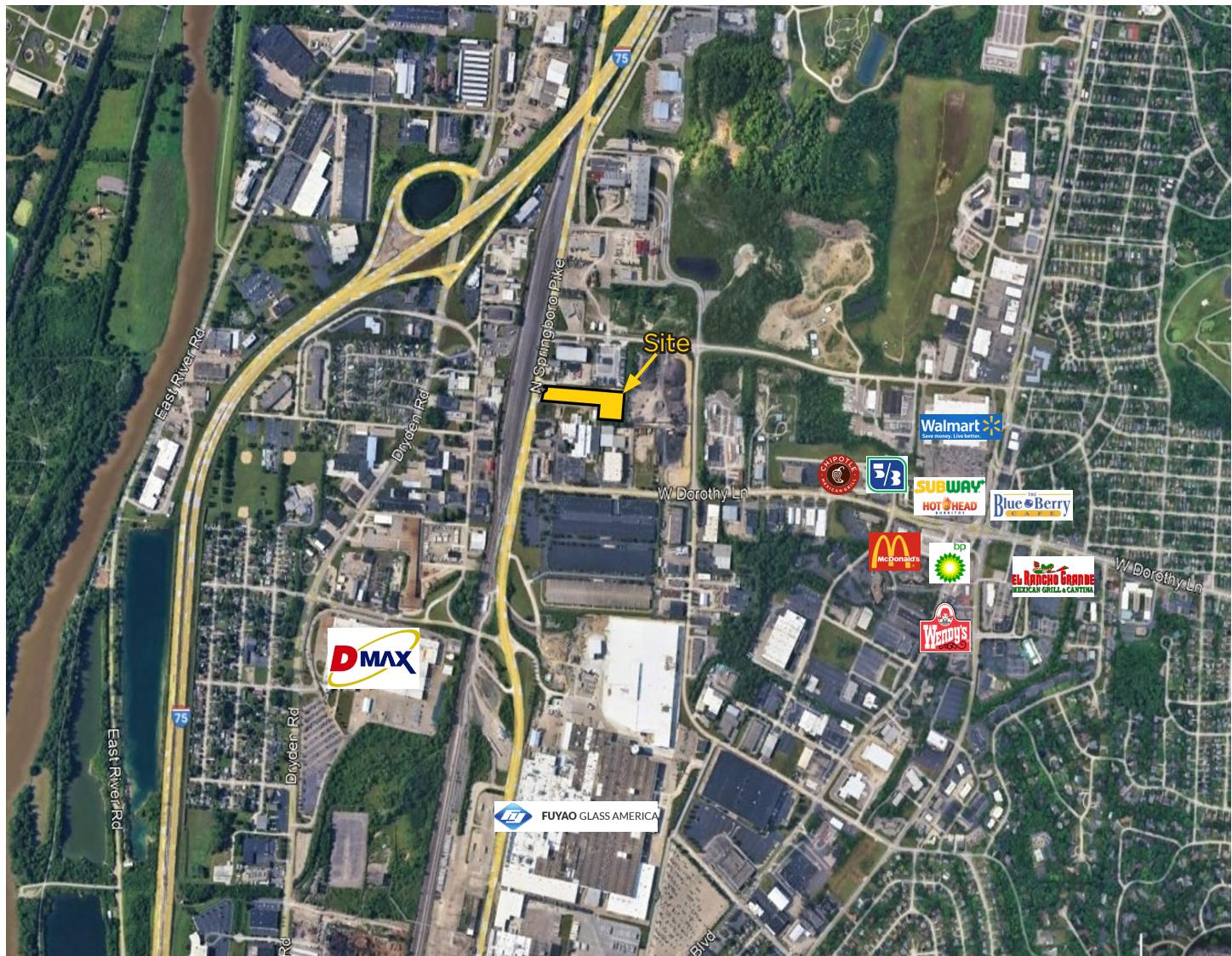


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Aerial



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