



**440 Conover Drive
Franklin, Ohio 45005**



FOR LEASE

Industrial Space

• DETAILS:

- 6,000 sqft total
 - 1,200 sqft office
 - 4,800 sqft warehouse
- large parking lot
- 16' ceiling with clear span

• USAGE:

- Light Industrial

• OFFERED AT:

- \$10 PSF NNN (\$5,000/Mo.)
- 5 year lease

• LOCATION:

- Prime location
- Interstate 75 visibility

➔ SUMMARY:

- 2 Drive-In Doors
 - 14' wide x 14' tall
 - 8' wide x 10' tall
- 16' Clear Height
- 3 phase electric
- Freshly Remodeled: int. & ext. paint, new front door, office flooring, New HVAC (offices heated and cooled, warehouse heated only), LED lighting, exhaust fans and ceiling fans
- Single Tenancy, Free-Standing



Caitlin McGlosson
REALTOR

Property Manager / Realtor

513.907.7222

caitlinmariah1@live.com



440 Conover Drive Franklin, Ohio 45005



Caitlin McGlosson
REALTOR

Property Manager / Realtor

513.907.7222

caitlinmariah1@live.com

information not guaranteed- rely on own inspections and measurements



440 Conover Drive Franklin, Ohio 45005



Caitlin McGlosson
REALTOR

Property Manager / Realtor

513.907.7222

caitlinmariah1@live.com

information not guaranteed- rely on own inspections and measurements