



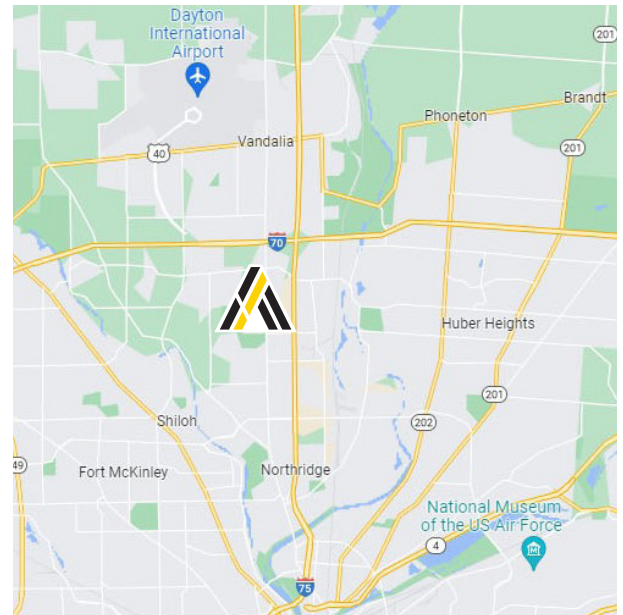
## 7919 N. Dixie Drive

Dayton, Ohio 45414

**SALE PRICE:**  
**NEGOTIABLE**

### Property Highlights

- Up to 3.68± acres of prime land available
- Ideal for retail or office user looking to gain visibility with exposure immediately off N. Dixie, with over 18,000 vehicles passing daily.
- Located less than 1 mile from the I-75 interchange and popular Miller Lane "Restaurant Row".
- Day Air Credit Union recently built their north bank branch on the adjacent land parcel
- A new signalized intersection and cul-de-sac has been constructed allowing the parcel to be divided as needed
- Notable nearby neighbors include: Taco Bell, McDonald's, Fifth Third Bank, Tire Discounters, and Walmart Supercenter



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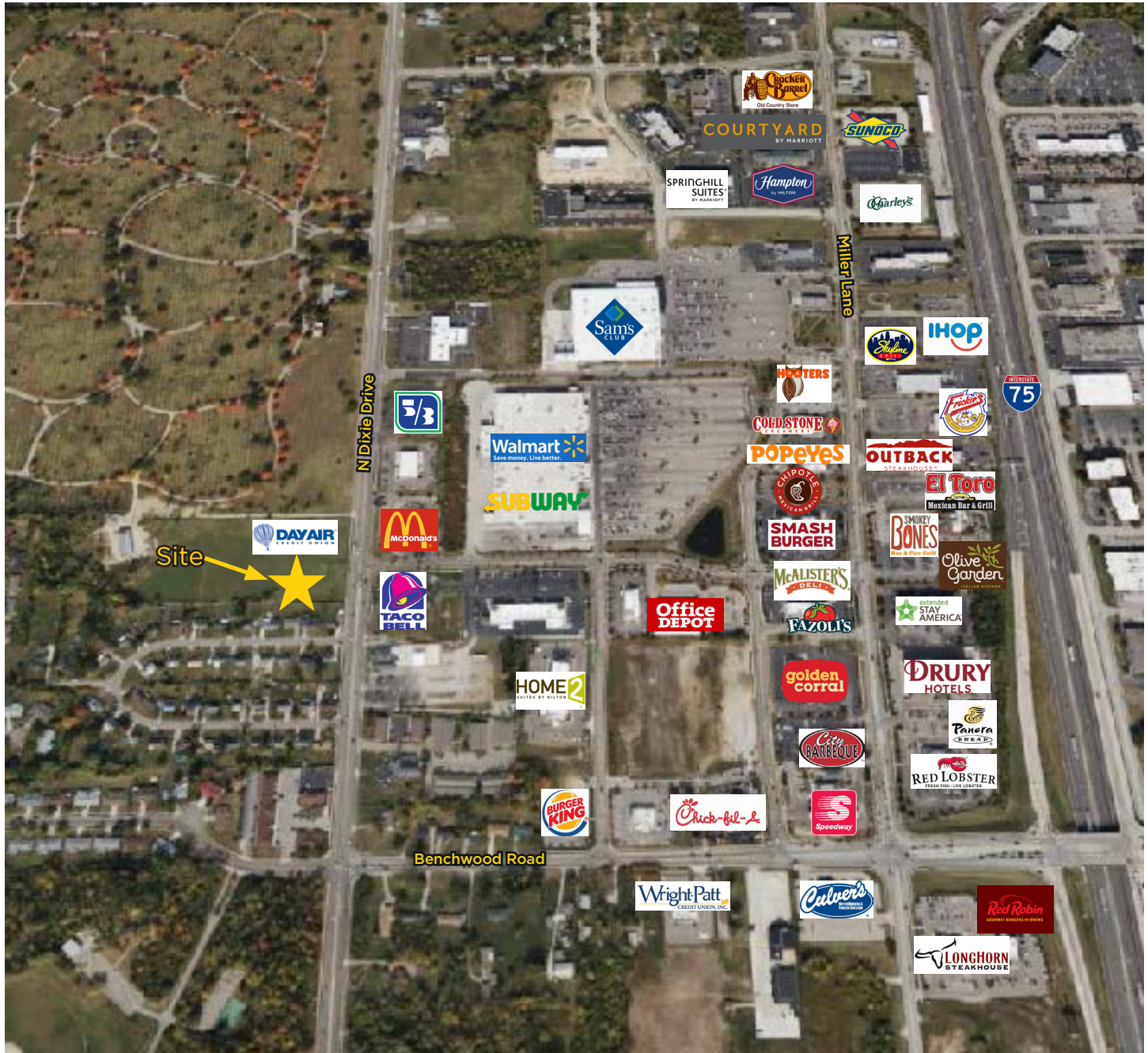
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## Aerial



[ApexCommercialGroup.com](http://ApexCommercialGroup.com)