

The Colliers logo is located in the top right corner of the page. It consists of the word "Colliers" in a white serif font, set against a dark blue rectangular background with a thin yellow and red horizontal stripe at the bottom.A photograph of a two-story brick industrial building with a sign that reads "LISTERMANN BREWERY SUPPLY". The building has several windows with blue and yellow horizontal stripes. A street sign for "Dana" is visible on the right side of the building. The building is situated on a street corner with a utility pole and power lines in the background.

John Gartner, III SIOR
Executive Vice President
john.gartner@colliers.com
+1 513 562 2207

Andrew Jacob
Associate Vice President
andrew.jacob@colliers.com
+1 513 562 2254

Erin Casey, SIOR
Senior Vice President
erin.casey@colliers.com
+1 513 562 2225

Colliers | Cincinnati
425 Walnut Street, Suite 1200
Cincinnati, Ohio 45202
+1 513 721 4200
colliers.com/cincinnati

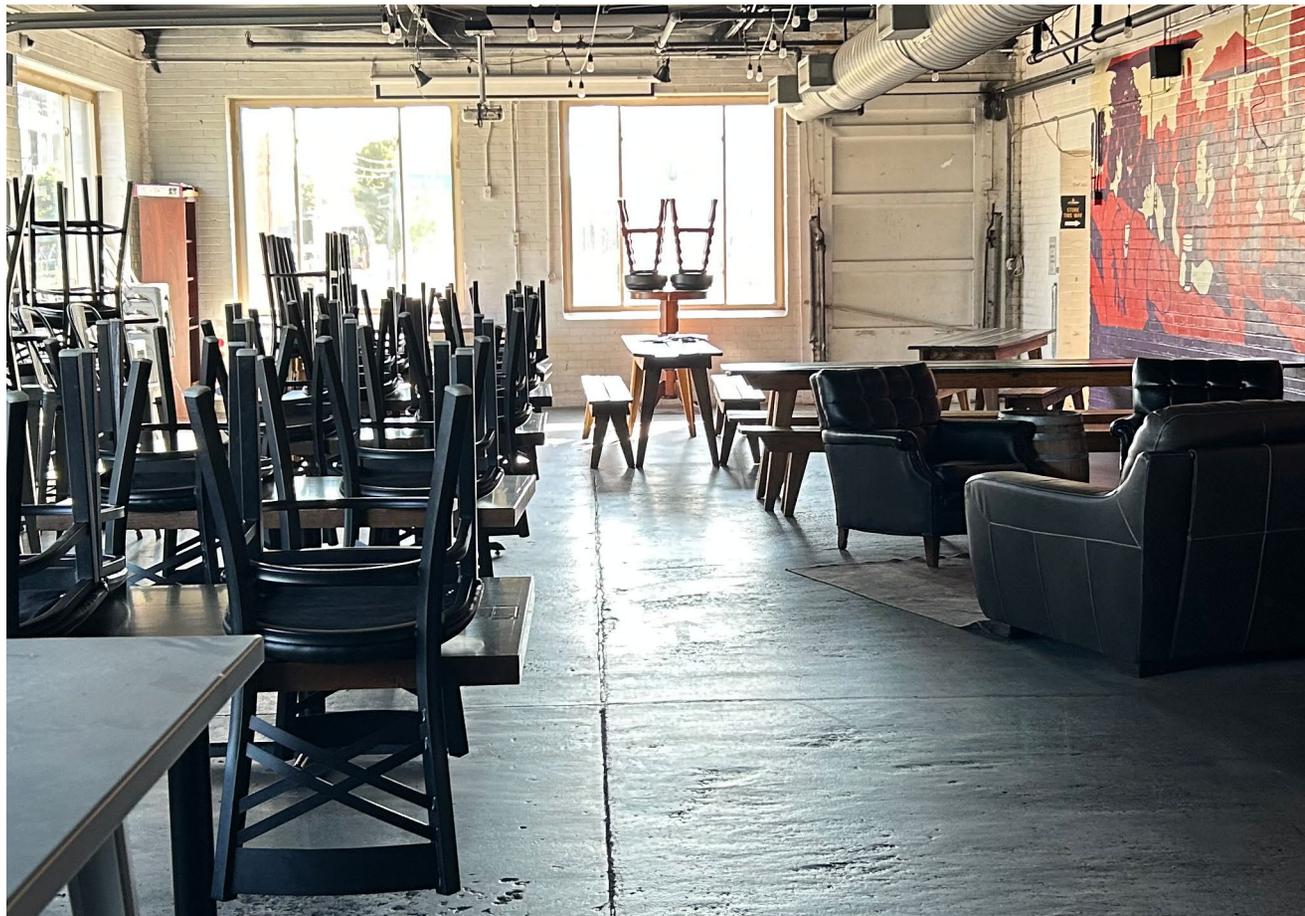
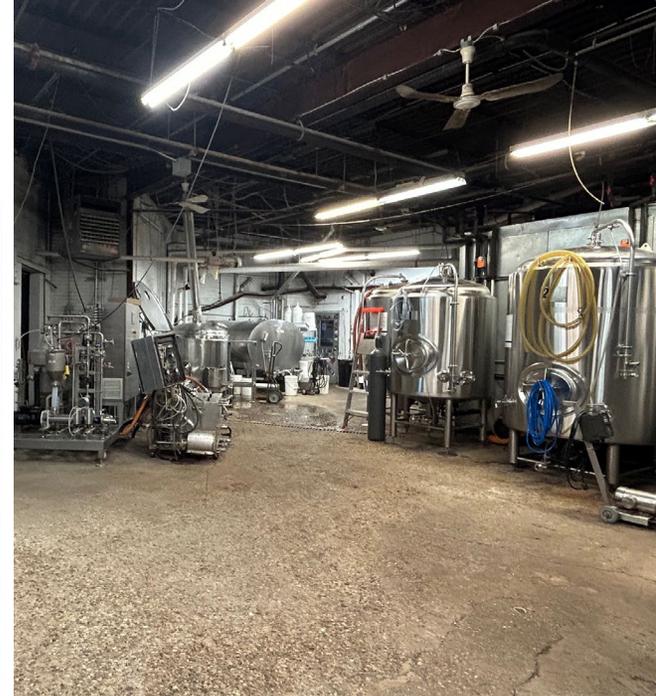
Industrial/ Retail building with acreage for sale

1621 Dana Ave | Cincinnati, Ohio

1621 Dana Ave is a 13,027 SF freestanding retail / industrial building located on 0.32 acres in Cincinnati, Ohio **adjacent to Xavier University**. The property is zoned CC-A-MH (Commercial Community Automobile/Middle Housing) and boasts an adjacent 1.0 acre parking lot and directly across the street from Xavier University's Business School and new School of Osteopathic Medicine. Formerly home to Listermann Brewing Company this was a tasting room, restaurant, event space, home brew store and production facility.

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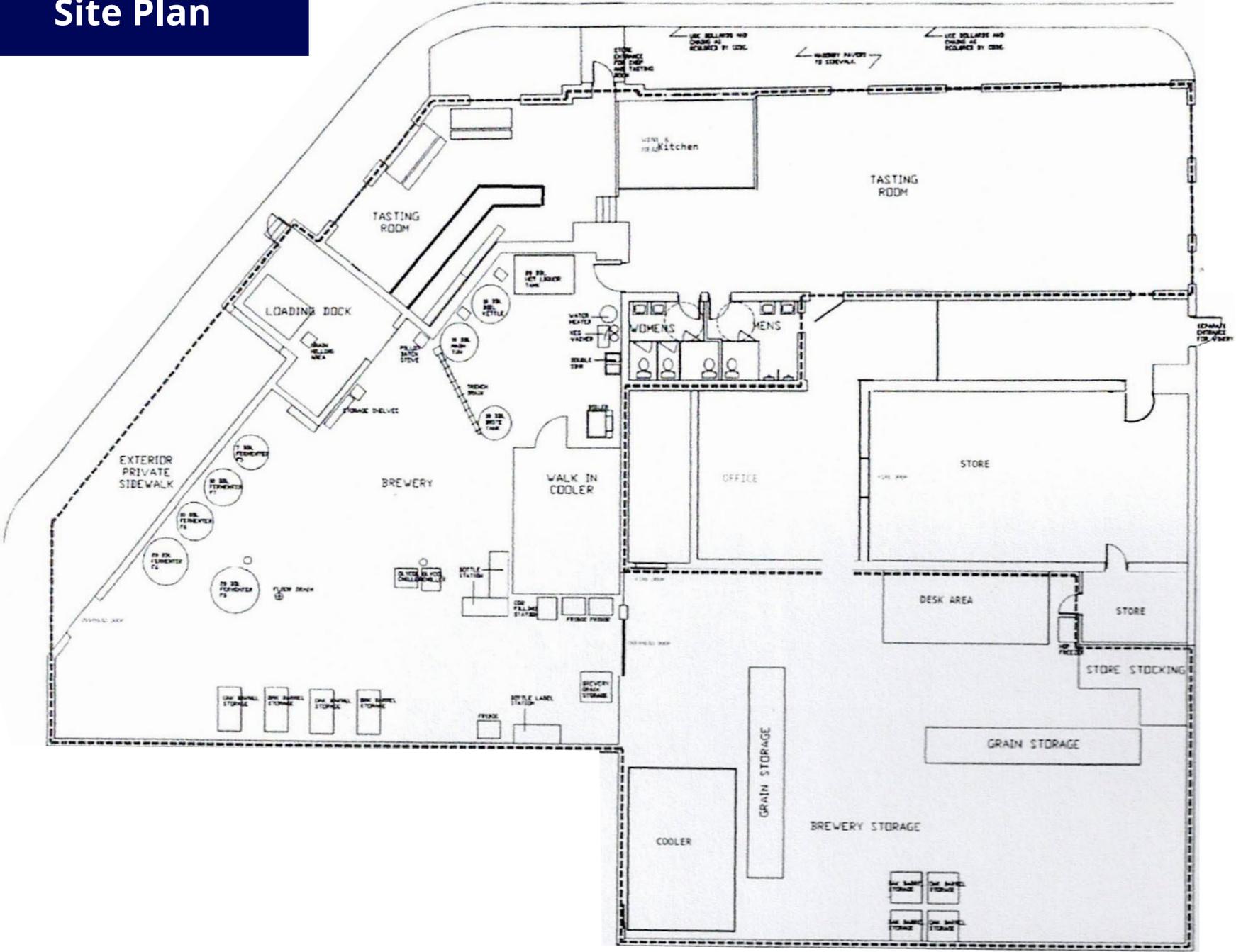
Available SF	13,027 SF
Land Acreage	0.32 + 1.0 acre parking lot
Zoning	CC-A-MH (Commercial Community Automobile/ Middle Housing)
Year Built	1927
Construction Type	Masonry
Annual Property Tax	\$10,595.88
Clear Height	12'
Loading	(1) City-truck dock, 1 drive-in
Sprinkler	Wet
Parcel Number	059-0006-0001-00
Parking	1.0 acre gravel parking lot west of the property
Heat	Gas-fired heating units
Notes	5,211 SF Bar/Tavern, 7,816 SF Warehouse. Floor drains and trench drains



Highlights:

- Adjacent 1.0 acre parking lot
- Proximity to Xavier University and centralized location
- Flexible zoning/permitted uses
- Highway accessibility

Site Plan



Parcel Outline

Dana Avenue

Owner: XU
Sale Price: \$1,100,000
Sold: 2009

Owner: XU
Sale Price: \$30,000
Sold: 2009

Parking Lot:
1.0 acre

13,027 SF
0.32 acres

Owner: XU
Sale Price: \$2,130,000
Sold: 2019

Owner: XU
Sale Price: \$550,000
Sold: 2008

Owner: XU
Sale Price: \$550,000
Sold: 2008

Location Map



XAVIER UNIVERSITY

ROOKWOOD
COMMONS & BAYLUN

OAKLEY

AVONDALE

CLIFTON

UNIVERSITY OF CINCINNATI

CINCINNATI COUNTRY CLUB

HYDE PARK

WALNUT HILLS

OVER-THE-RHINE

MT. ADAMS

BELLEVUE

DOWNTOWN CINCINNATI

FORT THOMAS

NEWPORT





Built in 1927, this historic building offers a unique space that includes a Brewery, Tasting Room and Home Brew Store.

Contact us:

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