



Affordable Warehouse and Flex Spaces

4317 US Route 36

Piqua, OH 45356

Consulting

Appraisal

Investment

Retail

Office

Industrial

Full Service Real Estate Company



FOR LEASE FROM \$2/sf

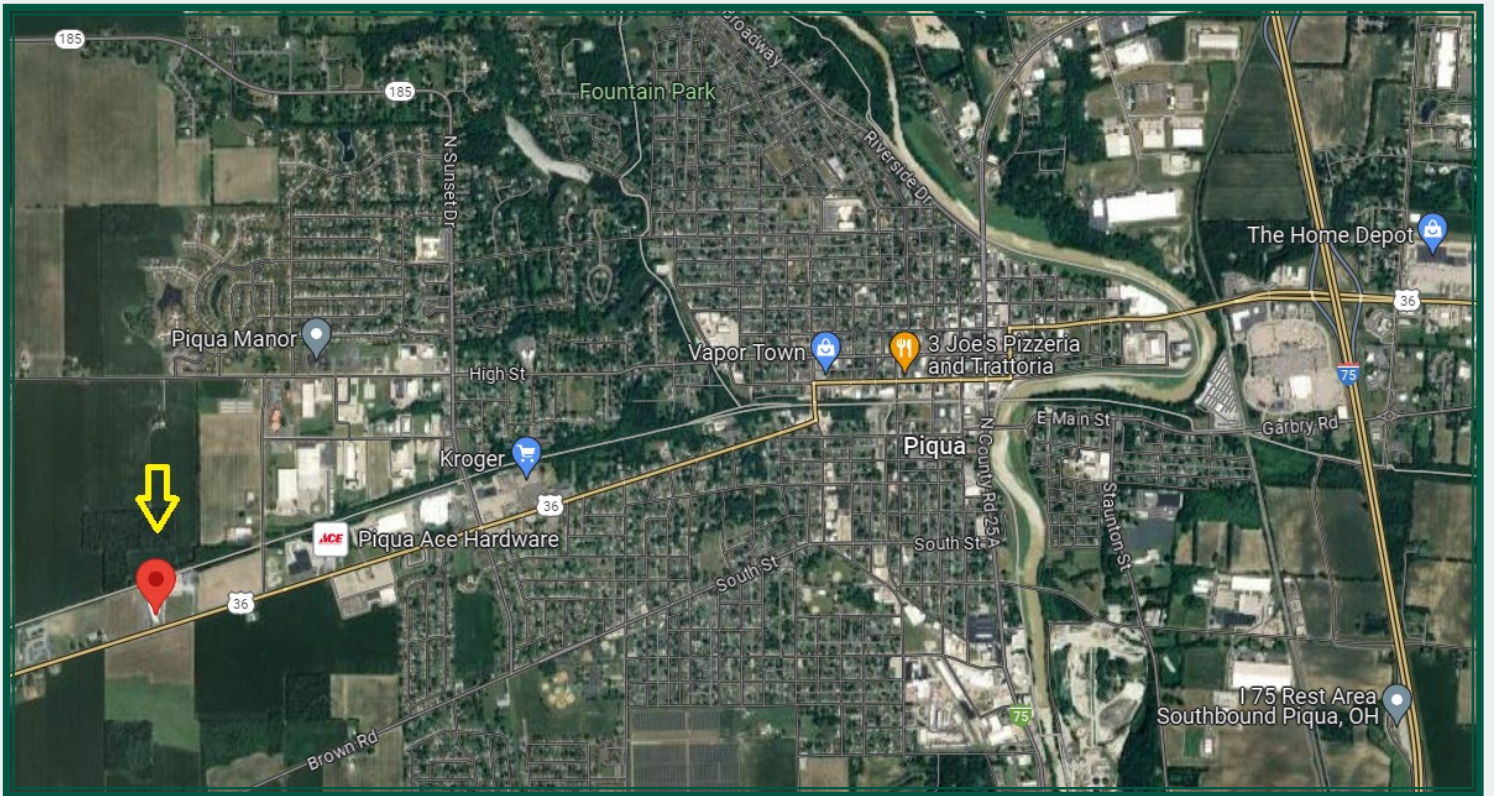
Property Features

- Up to ~53,000sf, Divisible
- Approx 49,000sf warehouse
- AC
- 3,600 Amps 240v-3p
- Exterior, covered dock
- Drive-in doors
- 135 Parking Spaces
- LED Lighting

Ben Redick
Bruns Realty Group

Office: 937-339-2300
Mobile: 937-216-4511
Fax: 937-339-8051
bredick@brunsrealty.com
www.brunsrealty.com

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Demographics

Population:

<u>2 Mile</u>	<u>5 Miles</u>	<u>10 Miles</u>
10,519	28,805	78,018

Ave. HH Income:

<u>2 Mile</u>	<u>5 Miles</u>	<u>10 Miles</u>
\$62,524	\$62,947	\$75,913



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3050 Tipp-Cowlesville Rd.

Tipp City, OH 45371

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bredick@brunsrealty.com

www.brunsgc.com