

4111 Founders Blvd
Batavia, OH 45103

For Sale

Colliers



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Colliers | Greater Cincinnati
425 Walnut St, Suite 1200
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PROPERTY OVERVIEW

Total SF	42,801 SF
Office	8,393 SF
Acreage	7.646 Acres
Docks	3 docks
Drive-ins	2 drive-ins
Clear Height	20'
Floor Thickness	6" Estimated
Power	208/120 volt 3-phase 400amp +
Lighting	LED
Sprinkler	Wet
Construction Material	Tilt-up Concrete - Fully Insulated
Year Built	1998
Zoning	Union Township - M-1 (Industrial) & Batavia Township - I (Industrial)
Notes	Compressed Air

LOCATION DETAILS

- Parcel ID - 413112E226 & 032023B069
- Municipality - Union Township & Batavia Township
- Located in Clermont County
- Minutes to 1-275 via Ohio Pike
- Minutes to OH-32 via Bach Buxton Rd
- Many nearby amenities



Sale Price: \$4,500,000 or \$105/SF +/-

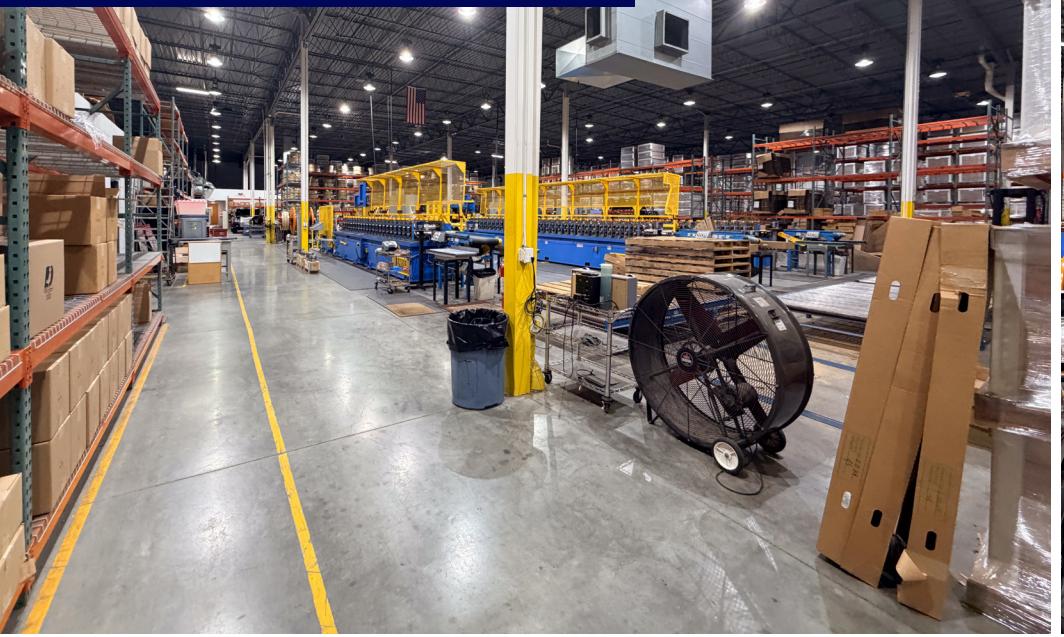
EXTERIOR PHOTOS

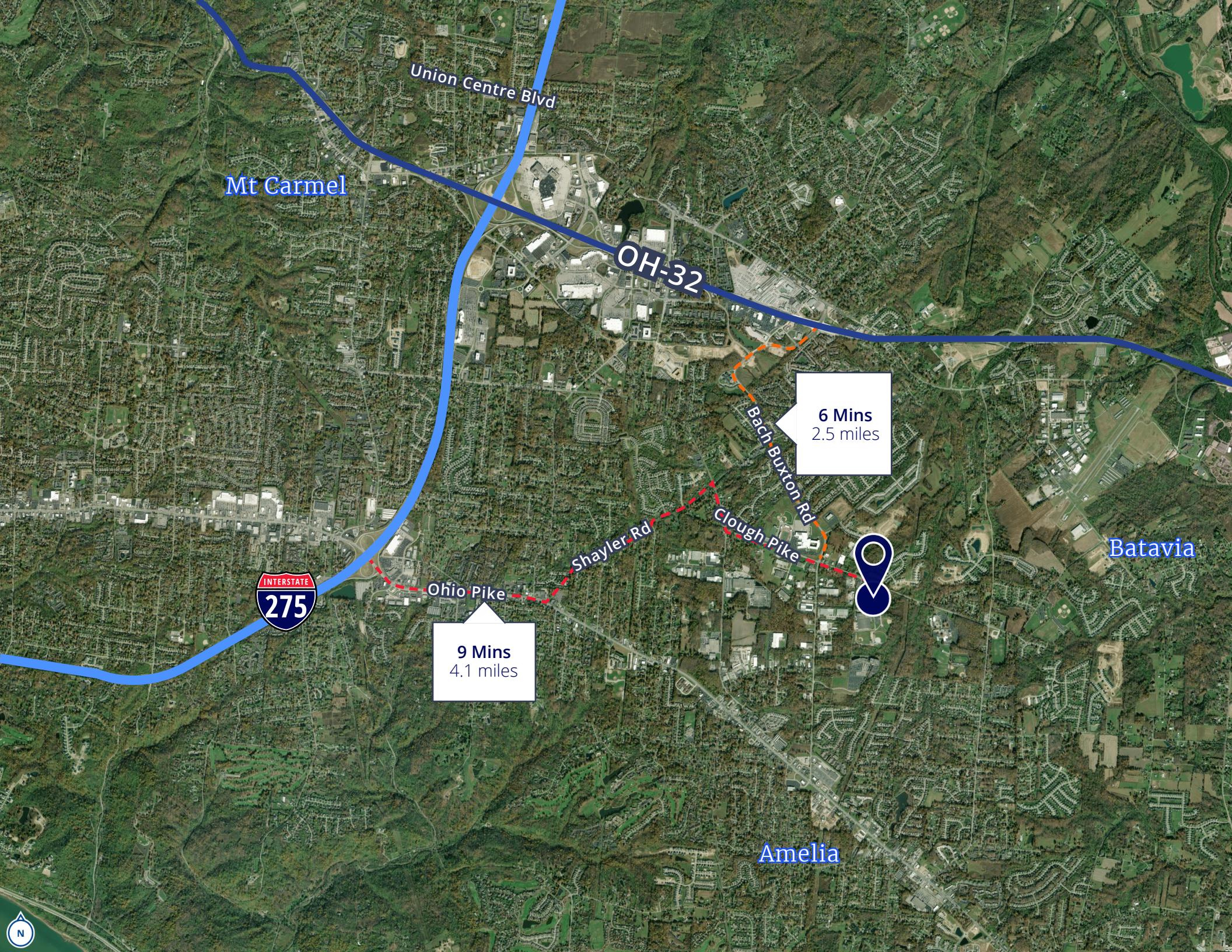


OFFICE PHOTOS



WAREHOUSE PHOTOS







At Colliers, we are enterprising.

We maximize the potential of property to accelerate
the success of our clients and our people.

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