



## 2321 Energy Drive

Louisville, Ohio 44641

MINIMUM AVAILABLE	1,000 SF
MAXIMUM AVAILABLE	25,500 SF
LEASE RATE	\$12.00/SF Full Service
FLOORS	5
ACRES	5.97
ZONING	I2
YEAR BUILT	2013
PARKING	340+ spaces
ELEVATOR	2

Dan Spring, SIOR

P 330 497 6249

dan@naispring.com

Kelly Sober, CCIM

P 330 497 9837

kelly@naispring.com

### Property Features

- Now leasing this one-of-a-kind Class "A" 5-story office building featuring bright, windowed suites and practical built-ins throughout, plus access to shared building amenities designed for comfort and productivity.
- One full floor and one-half floor are available with flexible configurations possible depending on needs. Each floor plate is 17,000 square feet.
- Tenants enjoy the convenience of a full-service lease which keeps operating costs predictable.
- Ideal for professional services, financial services, medical /behavioral admin offices, tech/remote teams needing private offices and meeting space.
- Amenities include: conference rooms plus well-appointed break rooms with large refrigerators, secured 24-hour access, option to rent on-site event center for larger meetings, fiber internet service, two elevators and ample on-site parking for you and your guests.

# Photos

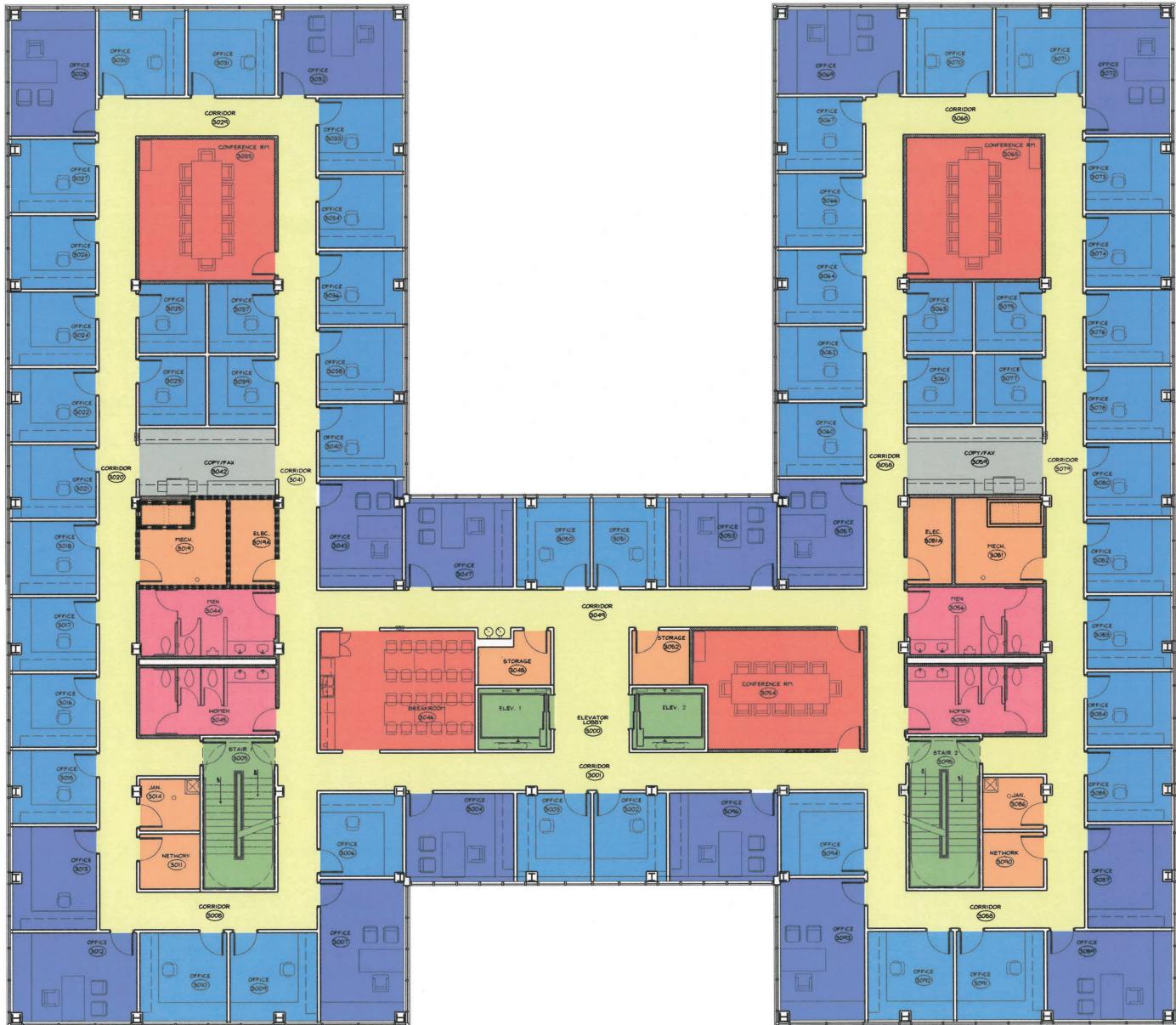


# First Floor



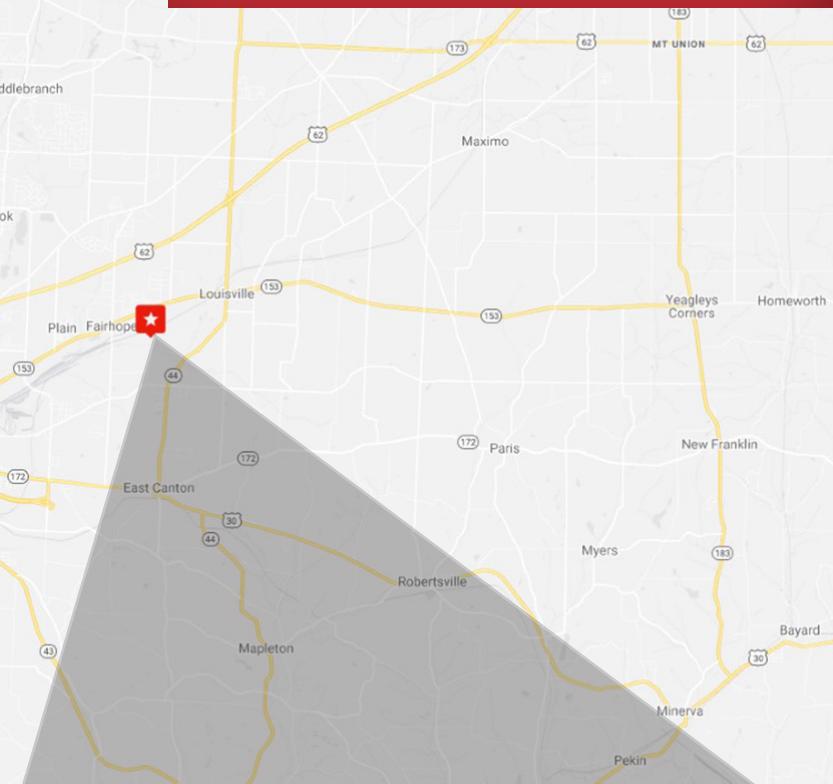
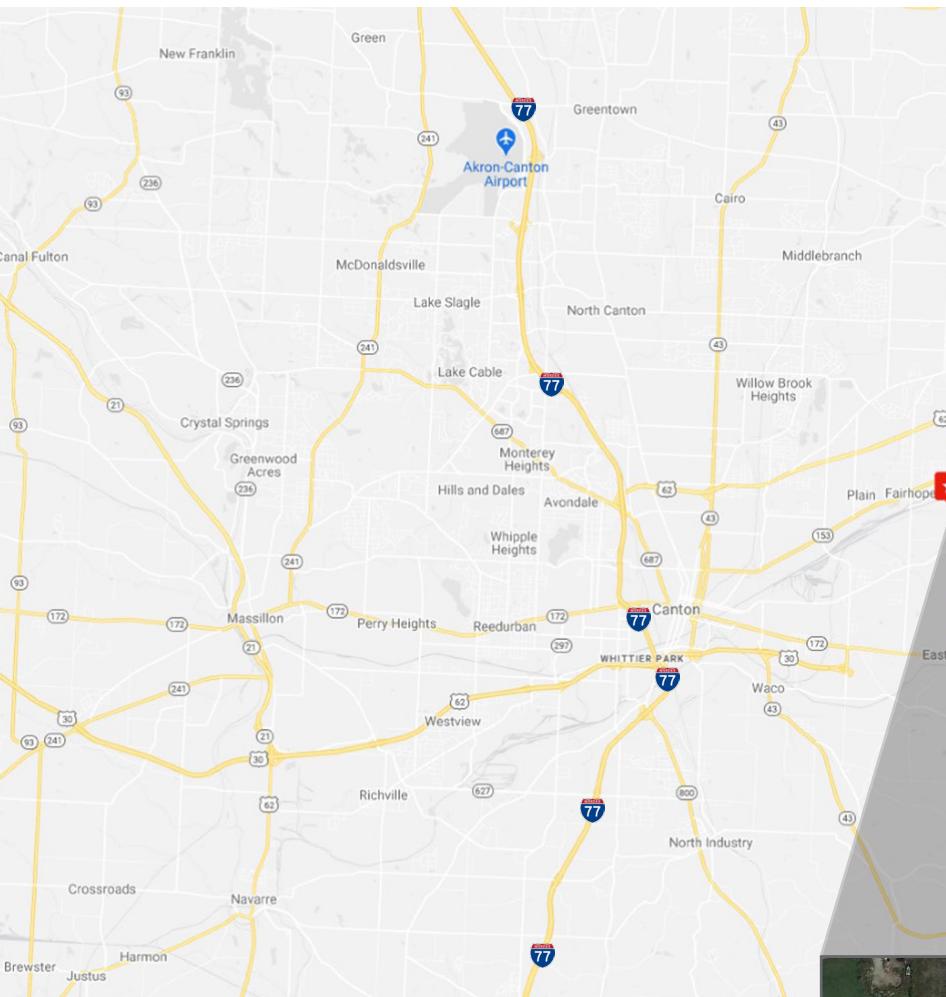
- █ Offices
- █ Conference Room
- █ Utility/Storage Closets
- █ Elevators/Stairs
- █ Training/Meeting

# 2nd - 5th Floor



- █ Offices
- █ Conference/Break room
- █ Utility/Storage Closets
- █ Elevators/Stairs
- █ Restrooms

# Location Map



Within minutes of Interstate 77 and US Routes 62, 30, and State Route 44.

- SR 44 - Direct access
- US 30 - 2 miles
- US 62 - 2 miles
- I-77 - 7 miles

