



# 2504 ATCO AVE.

MIDDLETOWN, OH 45042

AVAILABLE FOR SALE

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## PROPERTY HIGHLIGHTS

### 2,848 SqFt

- 2,848 SqFt metal construction building with 2,400 SqFt warehouse and 448 SqFt office
- 10' clear height with 10'x10' drive-in door
- 480V 3-phase electrical service
- 6 auto parking spaces on 0.29 acres
- Sale Price: \$250,000

 [CLICK HERE FOR AERIAL VIDEO](#)

## PROPERTY DETAILS

Total SqFt:	2,848
Warehouse SqFt:	2,400
Office SqFt:	448
Acreage:	0.2893 acres
Clear Height:	10'
Year Built:	1957
Type Construction:	Metal
Lighting:	florecent
Column Spacing:	Varies
Dock door:	none
Drive-in door:	10x10
Sprinkler:	None
Electrical Service:	480V 3 phase
Heat:	Natural Gas Forced Air
Roof:	Metal
Parking Lot:	6 auto spots
Restrooms:	One
Butler County Parcel ID's:	Q6532036000068

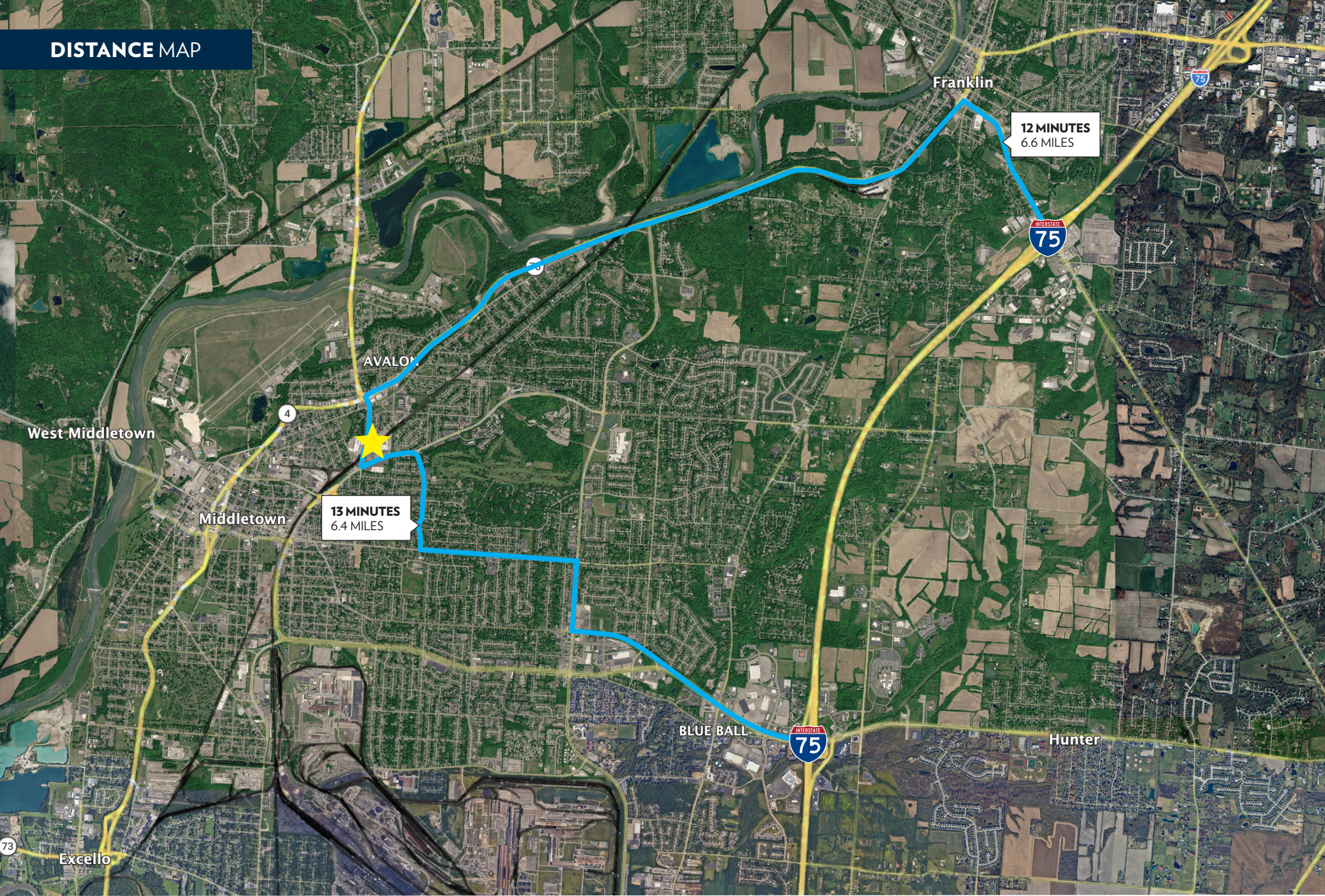
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## DISTANCE MAP



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## PARCEL OUTLINE



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