

1405 WORLDWIDE BOULEVARD

FOR LEASE

525,000 SF
Available



Cincinnati
Northern Kentucky

1405 Worldwide Boulevard
Hebron, KY 41048



OVERVIEW

1405 Worldwide Boulevard
Hebron, KY 41048

Cincinnati
Northern Kentucky



PROPERTY SPECIFICATIONS

Total Building SF	525,000 SF
Available SF	525,000 SF
Office SF	11,160 SF (+8,772 SF 2nd FL)
Year Built	2000
Construction	Tilt-up panels
Clear Height	32'
Column Spacing	50'x50' (50'x500')
Floors	7" concrete sealed
Parking	300 auto; 88 trailer
Zoning	I-1, light Industrial
Lighting	LED
Fire Protection	ESFR
Electric	500 & 740 KVA, 480/277 volt, 3 phase
HVAC	Rooftop gas-fired,make-up air units
Drive-Ins	(1) 12'x14' drive-In
Dock Doors	49 total, 38 docks with levelers
Lease Rate	\$5.50/SF (\$1.13/SF OPEX)



WORLDWIDE BOULEVARD

UNIT 100
525,000 SF
32' CLEAR HEIGHT

36 DOCK DOORS | 1 DRIVE-IN DOOR

11 DOCK DOORS

2 DOCK DOORS

OFFICE

OFFICE
10,000 SF
2nd Story (Saw)







Convenient location to I-75, I-71,
I-275 and CVG Airport



Power: 500 & 740 KVA,
480/277 volt, 3 phase



Low property and payroll
taxes in Boone County

LOCAL ACCESS

UPS
FEDEX
BARK BOX
CEVA
SUN CHEMICAL

WAYFAIR
PEPSI
COCA-COLA
GE
FRITO LAY

DHL
WAYFAIR
LEVI'S
TOYOTA
VERITIV
AMAZON

DHL
AMAZON
PRIME AIR

Cincinnati-Northern Kentucky
International Airport

MERITOR
GIVAUDAN
FEDEX
GATEWAY
COLLEGE

SCHWAN'S
CELANESE
FIRESTONE
80 ACRES
FARM

UPS
CUMMINS
RADIAL
LOREAL

AUTOTEC
FISHER
AUTO PARTS
SADDLE
CREEK

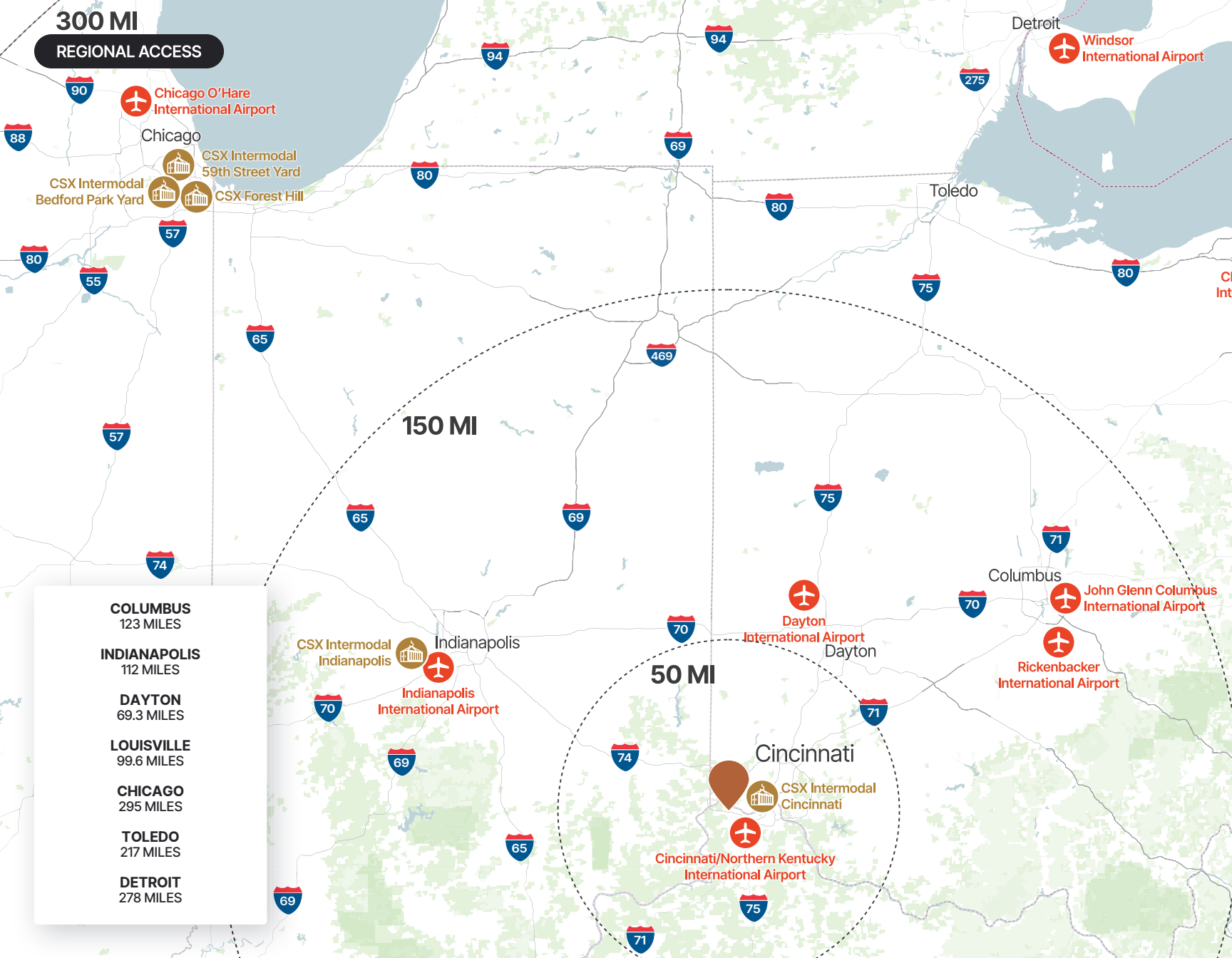
CINCINNATI

Cincinnati
Municipal Airport

OHIO
KENTUCKY

300 MI

REGIONAL ACCESS



COLUMBUS
123 MILES

INDIANAPOLIS
112 MILES

DAYTON
69.3 MILES

LOUISVILLE
99.6 MILES

CHICAGO
295 MILES

TOLEDO
217 MILES

DETROIT
278 MILES

150 MI

50 MI

CONTACT INFORMATION



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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.