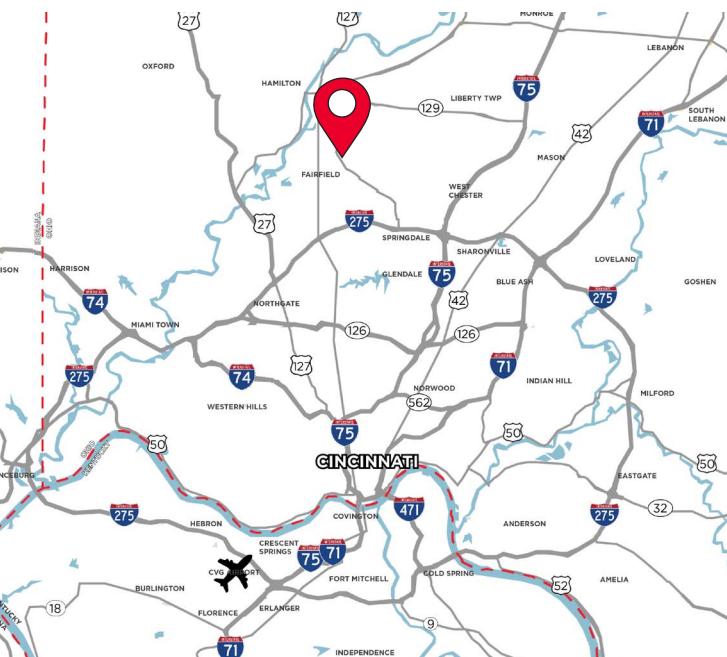


**FOR SUBLEASE
33 DONALD DR.
FAIRFIELD, OH 45014**



WAREHOUSE SPACE

SUBLEASE: \$6.00/psf Gross



PROPERTY HIGHLIGHTS

- 8,000 Total SF
- Dock & Drive-in access
- Warehouse service available
- Short or long term
- 22' Clear Height

For more information, contact:

Tom McCormick, SIOR, CCIM
Managing Director
+1 513 763 3025
tom.mccormick@cushwake.com

Ben McNab, SIOR, CCIM
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Cincinnati, OH 45202
P: +1 513 421 4884
cushmanwakefield.com

**FOR SUBLEASE
33 DONALD DRIVE**

FAIRFIELD, OH 45014

BUILDING SPECIFICATIONS

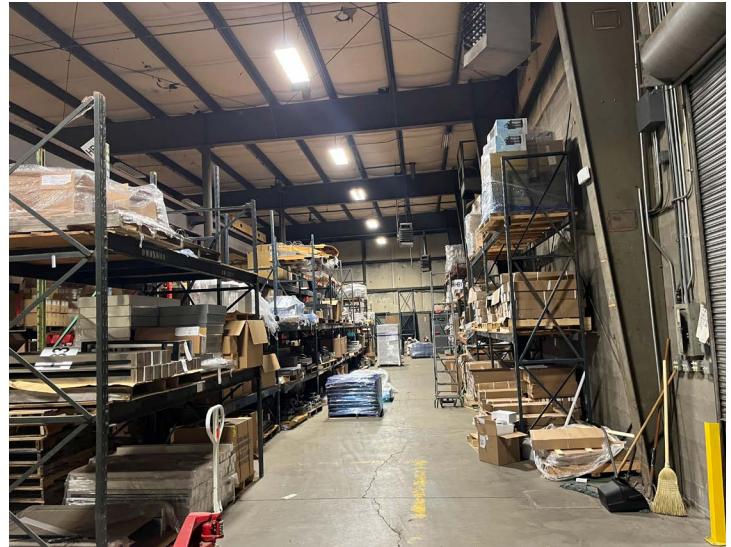
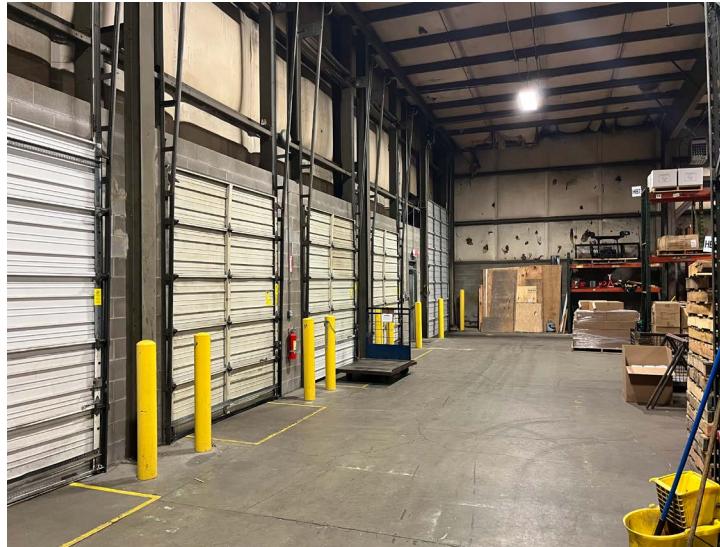
SUBLEASE: \$6.00/PSF GROSS

LOCATION	Fairfield, Ohio, Butler County	SPRINKLERS	Wet
BUILDING SIZE	51,195 SF	DOCK DOORS	(5) 8'x10'
OFFICE SF	0 SF	DRIVE-IN DOORS	(1) 12'x16'
WAREHOUSE SF	8,000 SF (80' x 100')	ELECTRIC	N/A
CONSTRUCTION	Metal	PARKING	25
CLEAR HEIGHT	22' High Bay	ELECTRIC/GAS	www.duke-energy.com
FLOORS	Concrete	WATER/SEWER	www.butlercountyohipo.org
ROOF	Rubber Membrane	TELEPHONE	www.cincinnatibell.com
LIGHTING	LED	DATA	www.spectrum.com



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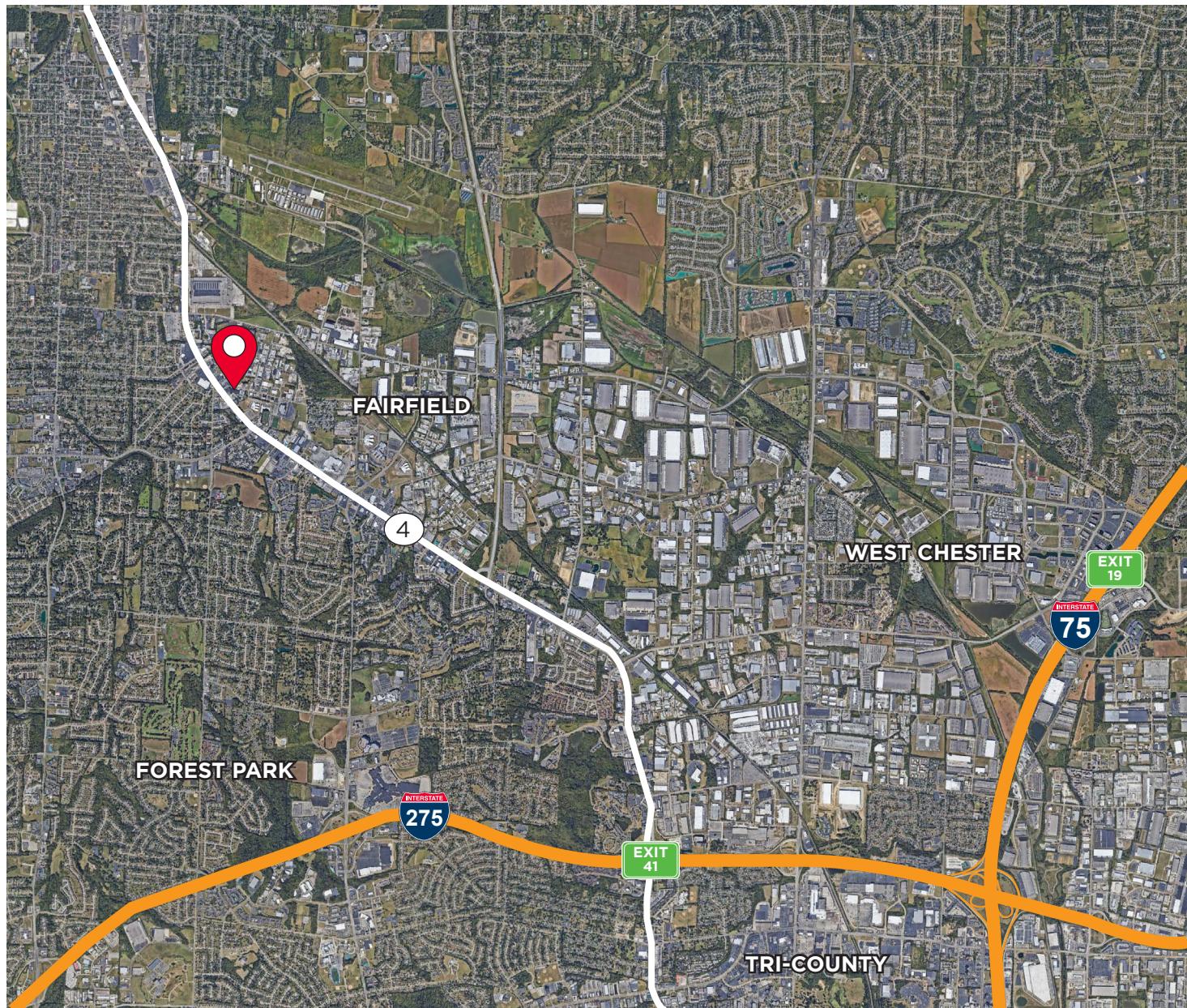
BUILDING PHOTOS



**FOR SUBLEASE
33 DONALD DRIVE**

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AERIAL LOCATION



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