



FOR LEASE | 1459 E DOROTHY LANE
DAYTON, OH 45429

Property Highlights

- GREAT LOCATION ON DOROTHY LANE
- CLOSE TO HOSPITAL, RESTAURANTS, BUSY SHOPPING CENTER, I-675, AND RESIDENTIAL AREAS
- 1,200 SF ATTRACTIVE SPACE W/ DRIVE THRU OPTION
- IDEAL FOR A POSSIBLE DRIVE-THRU COFFEE SHOP, QUICK SERVICE FOOD, OR OFFICE SPACE, ETC.
- HIGH TRAFFIC COUNTS

Lease Rate: \$1,650 mo. plus NN



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2024 DEMOGRAPHICS	2 MILE	5 MILE	10 MILE
POPULATION	48,009	209,075	544,568
HOUSEHOLDS	22,523	88,862	229,034
HH INCOME	\$80,129	\$84,229	\$84,137

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