

## RED ROOF INN

222 Byers Road, Miamisburg, OH 45342



## FOR SALE

CONTACT AGENT FOR PRICING

<b># OF KEYS:</b>	107
<b>SALE TYPE:</b>	Investment
<b>PROPERTY TYPE:</b>	Hospitality
<b>PROPERTY SUB-TYPE</b>	Hotel
<b>LOT SIZE:</b>	2.148 Acres
<b># OF STORIES:</b>	2
<b>YEAR BUILT/RENOVATED:</b>	1974/2019 (Full renovation completed)

**HIGHWAY**

- » Highway Visibility - I-75
- » Less than a mile off of exit 44

**LOCATION**

- » 10 miles from Downtown Dayton, OH
- » 1-2 miles from Dayton Mall

**AMENITIES**

- » Value Property
- » Surrounded by amenities

**INVESTMENT**

- » Turn key asset

## AERIAL MAP



Miamisburg, OH has excellent location and visibility along I-75 and I-675, with many demand-driving businesses and amenities nearby.



CURÔ•BRKG

CUROBRKG.COM | 419.371.0490  
KISHEN DAS | KISHEN@CUROBRKG.COM

©2026 CURO BRKG. All rights reserved. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CURO BRKG and the CURO BRKG logo are service marks of CURO BRKG. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

## PHOTOS



**CURO•BRKG**

©2026 CURO BRKG. All rights reserved. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CURO BRKG and the CURO BRKG logo are service marks of CURO BRKG. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

[CUROBRKG.COM](http://CUROBRKG.COM) | 419.371.0490  
 KISHEN DAS | [KISHEN@CUROBRKG.COM](mailto:KISHEN@CUROBRKG.COM)