



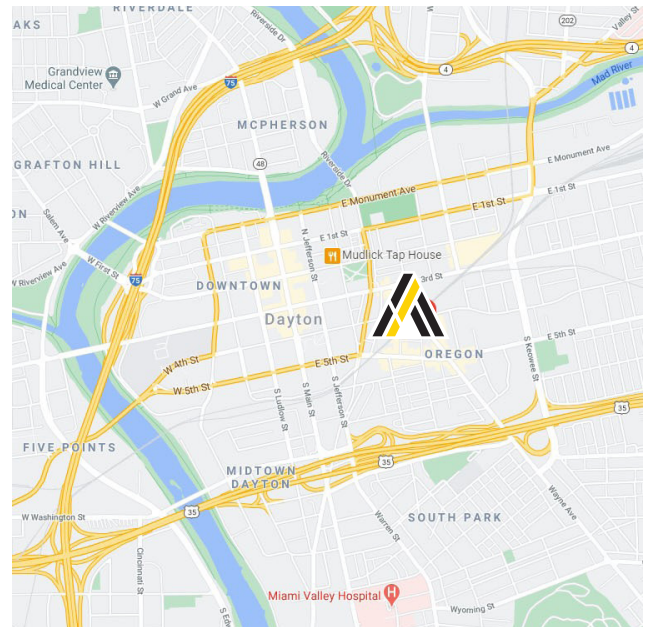
## The Wheelhouse Building

211 Wayne Avenue  
Dayton, Ohio 45402

**LEASE RATE:**  
**\$1,800/MONTH**

### Property Highlights

- 923± SF Now available
- First floor space suitable for office/retail/service uses
- Historic architecture with the ability to create a rustic/industrial environment
- Great visibility on Wayne Avenue and conveniently located in close proximity to highway access
- Numerous downtown amenities in walking distance
- Abundant parking adjacent to the property
- Built in 1868 and home to a number of manufacturing, furniture, and plumbing companies throughout the years. In 2017, the building was purchased by a group of investors with a vision to transform the property into apartments, retail space, and office uses.



**Tony Witt, SIOR, CCIM**  
Principal  
937.313.6419  
Tony.Witt@ApexCommercialGroup.com

**Amber Wenzler, SIOR**  
Vice President  
937.520.8314  
Amber.Wenzler@ApexCommercialGroup.com

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## Floor Plan

