



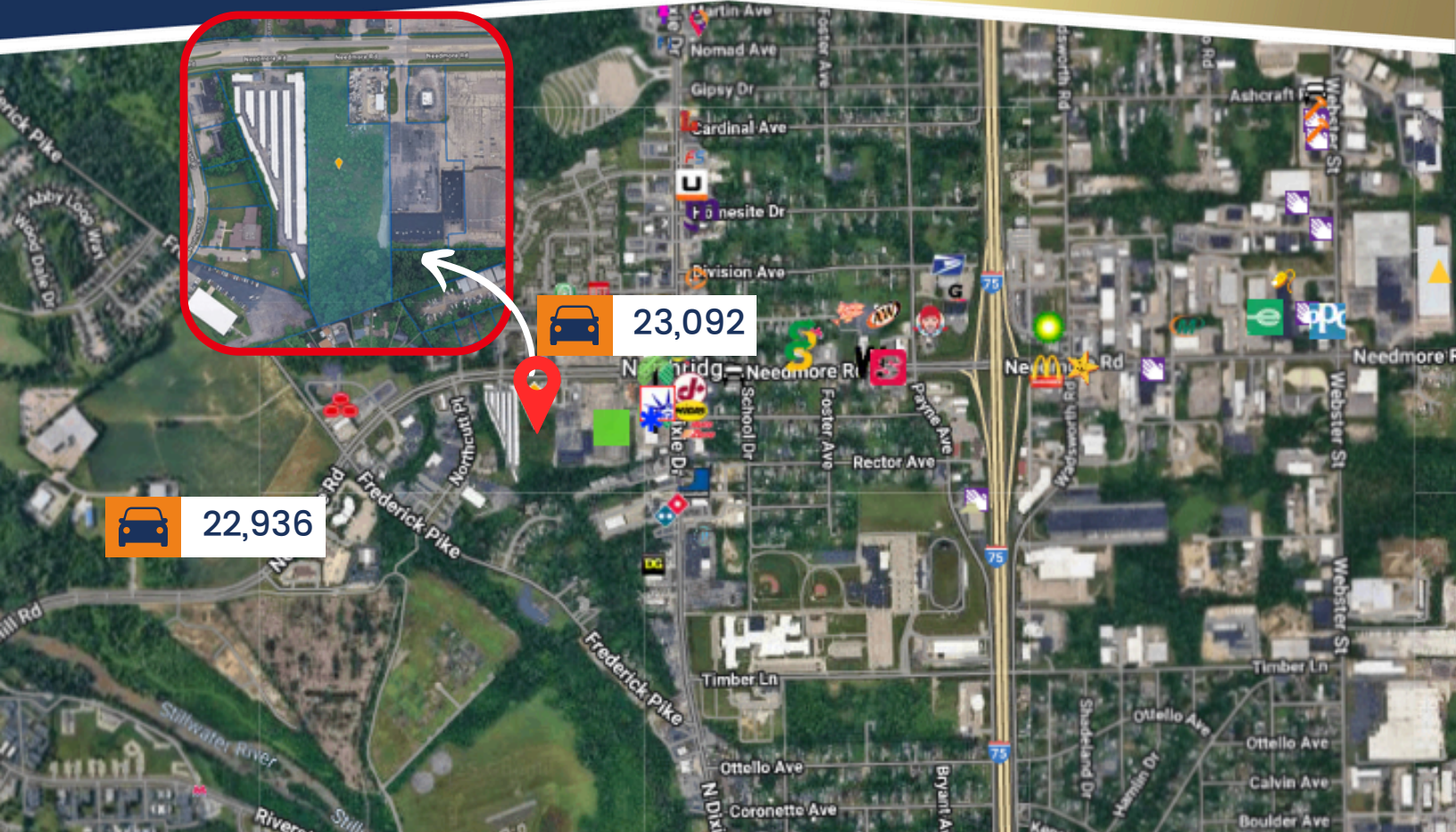
FOR SALE

NEEDMORE ROAD
DAYTON, OH 45514

Property Highlights

- 5.97 ACRES WITH 167' FRONTAGE ON NEEDMORE RD
- 171,000+ POPULATION WITHIN 5 MILES, 453,000+ WITHIN 10 MILES
- 20,000+ VEHICLES PER DAY
- LESS THAN ONE MILE TO I-75
- PERFECT LOCATION FOR CAR WASH, STORAGE FACILITY, HOTEL, RESTAURANT, EQUIPMENT SALES RENTAL & SERVICE, MOTOR VEHICLE REPAIR (INCLUDING BOATS), MOTOR VEHICLE SALES/RENTAL, MEDICAL MARIJUANA PROCESSING ESTABLISHMENT, PLANT NURSERY/GREENHOUSE, SOLAR PANEL (BUILDING)

Offered at: \$375,000



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2024 DEMOGRAPHICS

2 MILE

5 MILE

10 MILE

POPULATION

25,348

172,059

454,192

HOUSEHOLDS

11,285

74,505

192,102

HH INCOME

\$56,337

\$61,360

\$71,870

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