

# WILMINGTON PIKE RETAIL FOR LEASE!



2707 Wilmington Pike  
Kettering, OH 45419

## PROPERTY FEATURES:

- 2000 SF +/- Available
- 18,122 Cars Passing Daily
- On Building and Freestanding Signage
- Zoned B for Business!
- Large Glass Storefront

**\$1600/Month**



- Commercial
- Investment
- Land

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Real Estate Services



## Fact Sheet

<b>Address:</b>	2707 Wilmington Pike Kettering, OH 45419
<b>Monthly Lease Rate:</b>	\$1600/Month for 2000SF +/-
<b>Service Type:</b>	Modified Gross: Base Rent + Utilities
<b>County:</b>	Montgomery
<b>City:</b>	Kettering
<b>Space Available:</b>	2,913 SF
<b>Zoning:</b>	B- Business
<b>Parking Spaces:</b>	10+/-
<b>Restrooms:</b>	2 Restrooms

### Property Description:

This location is ideally suited for retail, office, or workshop use, benefiting from 18,122 cars passing daily. This space was occupied by a cabinet store for the past 25+ years and would well suit any retail/workshop user. Zoned B for Business, this property offers flexibility to accommodate various tenant needs. Enhance your brand visibility with on-building and freestanding signage in a well-trafficked area. Building is well maintained with many recent upgrades. Space available totals 2000 Square feet +/-

INFORMATION IN THIS FLYER IS DEEMED RELIABLE, BUT NOT GUARANTEED.



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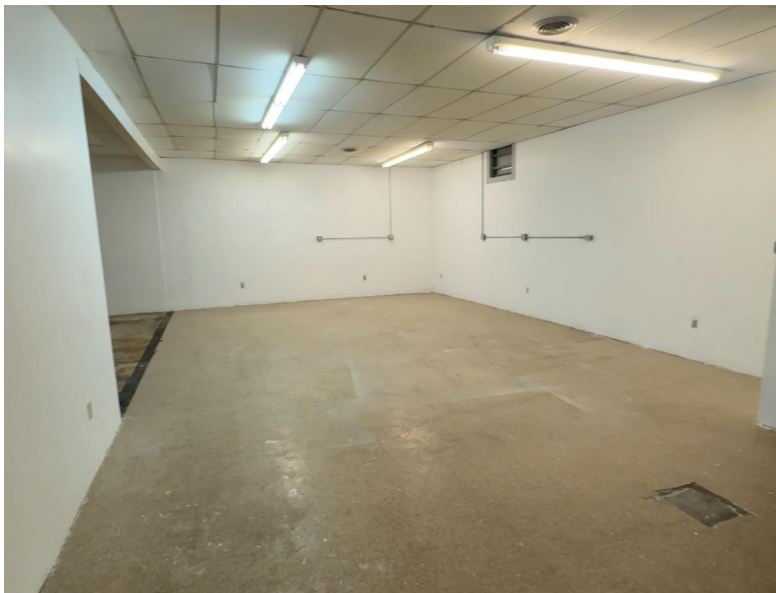
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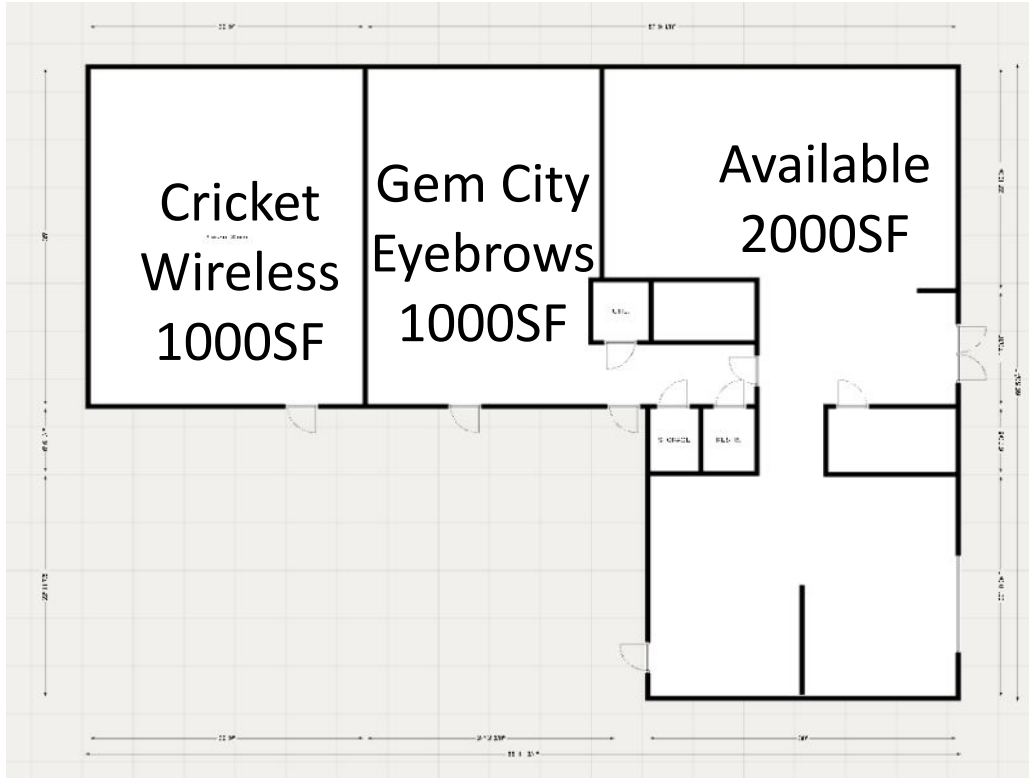
















**Howard  
Hanna**

Real Estate Services

: 2707 Wilmington Pike



**SURROUNDING BUSINESSES**

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