

La Quinta Dayton

2540 University Dr, Fairborn OH 45324



OFFERING MEMORANDUM

La Quinta Dayton

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Inquire today:

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01 **Executive Summary**
Investment Summary

LAQUINTA DAYTON

OFFERING SUMMARY

| | |
|-------------|---|
| ADDRESS | 2540 University Dr Fairborn OH 45324 |
| GBA | 30,000 SF |
| LAND ACRES | 1.85 |
| TOTAL ROOMS | 56 |
| LAND SF | 80,586 SF |
| YEAR BUILT | 2002 |

FINANCIAL SUMMARY

| | |
|---------------|-------------|
| PRICE | \$4,399,999 |
| PRICE PER KEY | \$78,571 |
| PRICE PSF | \$146.67 |

| DEMOGRAPHICS | 1 MILE | 3 MILE | 5 MILE |
|------------------------|----------|----------|----------|
| 2023 Population | 8,143 | 50,450 | 135,790 |
| 2023 Median HH Income | \$59,726 | \$72,012 | \$66,478 |
| 2023 Average HH Income | \$87,260 | \$95,527 | \$90,858 |





02

Property Description

Property Features

Property Images

LAQUINTA DAYTON

PROPERTY FEATURES

| | |
|-------------------|----------|
| TOTAL ROOMS | 56 |
| GBA | 30,000 |
| LAND SF | 80,586 |
| LAND ACRES | 1.85 |
| YEAR BUILT | 2002 |
| TYPICAL FLOOR | 8,799 SF |
| NUMBER OF STORIES | 3 |















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