



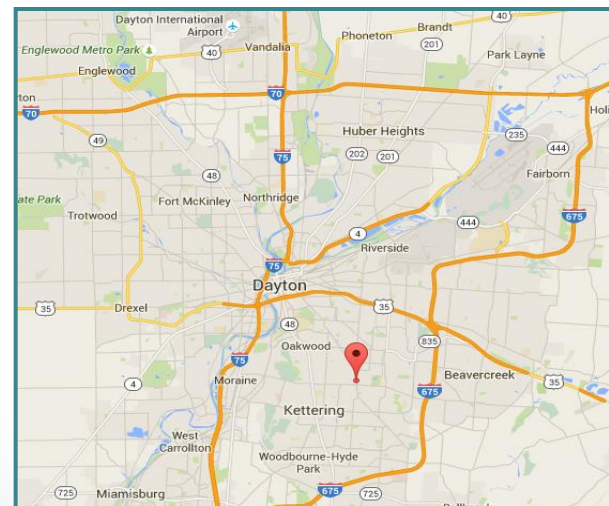
## Wilmington Plaza

2824 Wilmington Pike  
Kettering, Ohio 45419

- 117,845 sf Shopping center located in the Heart of Kettering
- Newly renovated
- High Traffic Counts on Dorothy Lane and Wilmington Pike
- Below Below-market rates!
- Entrance at Traffic Light between Sonic and Skyline Chili
- Pylon Signage Available
- Planet Fitness and New Clothes That Work
- 23,400 and 20,225 sf available could be combined to 43,625 sf
- Leasing \$8.00 psf + \$2.50 NNN

### Contact:

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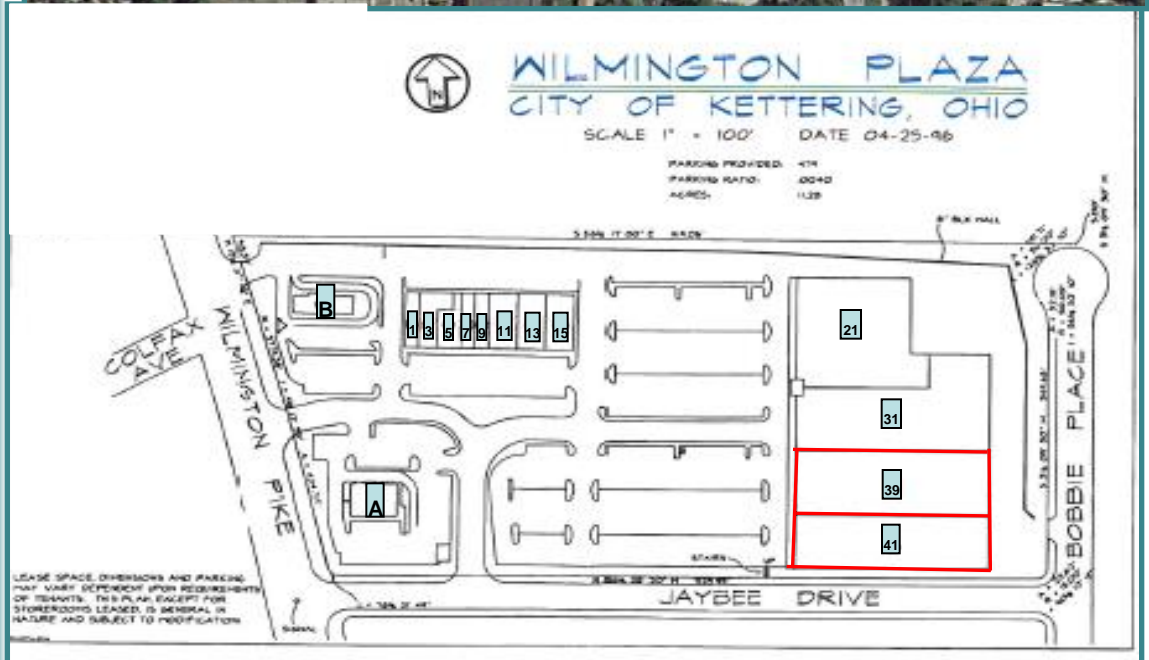


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11 West Monument Avenue, Suite 506 | Dayton, OH 45402





Address	Tenant	SF
2758	1 Advance America	1,450
2762	3 Amazon Market	2,000
2766	5 Diplomat Lounge	2,500
2770	7 MJN Motorsports	1,500
2774	9 MVP Dance & Fitness	1,450
2778	11 MVP Dance & Fitness	3,000
2782	13 MVP Dance & Fitness	3,000
2786	15 MVP Dance & Fitness	3,000
2800	21 Planet Fitness	25,681
2824	31 Clothes That Work	27,839
	Discount Fashion Warehouse	
2836	39 Nov. 2026	23,400
2852	41 Pauer Sports & Uniform Sept. 2026	20,225
2840 A	Sonic Restaurant	
2724 B	Skyline Chili	2,800
Total		117,845



Demographics	1 mi.	3 mi.	5 mi.
Population	11,467	99,295	212,616
Avg. HH Income	\$89,204	\$110,109	\$111,480
Daytime Population	5,478	42,531	137,074





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retail

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**For Lease**

2890 Wilmington Pike  
Kettering, Ohio 45495



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