



OFFICE FOR LEASE

# POE PARK CENTER

6640-6680 POE AVENUE | DAYTON



# PROPERTY HIGHLIGHTS

Office Suites Available From 1,023± SF - 6,198± SF

Mix of private offices and open space with an abundance of natural light

Newly updated, maintained and professionally landscaped

Building signage available to capture the 100,000+ cars that pass daily

Located near Crossroads of America, directly off I-75 Less than 10 minutes from Downtown Dayton

**Building Type: Office**

**Year Built/Renovated:**

**6640 =1980/1988 | 6680=1983/1988**

**Lease Rate: \$12.95 Full Service Gross**

**Building Size: 44,000 SF**

**Min/Max RSF available: 949-7,221 SF**

**Parking: 3.45/1000**

**Comments:**

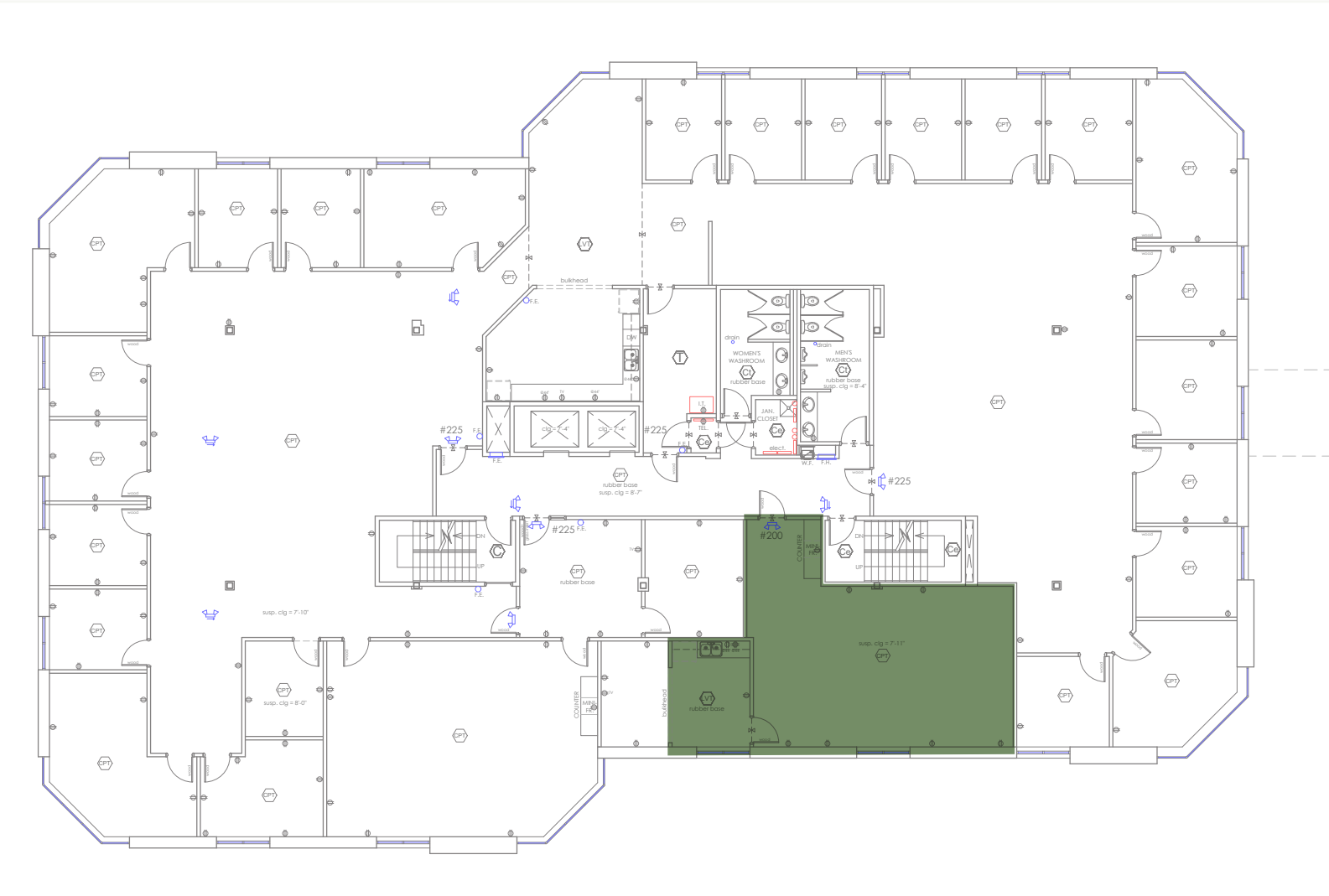
**Great highway visibility from I75.**

**Part of the North Gateway to the Dayton Area.**



# FLOOR PLAN

## 6640 | 2ND FLOOR



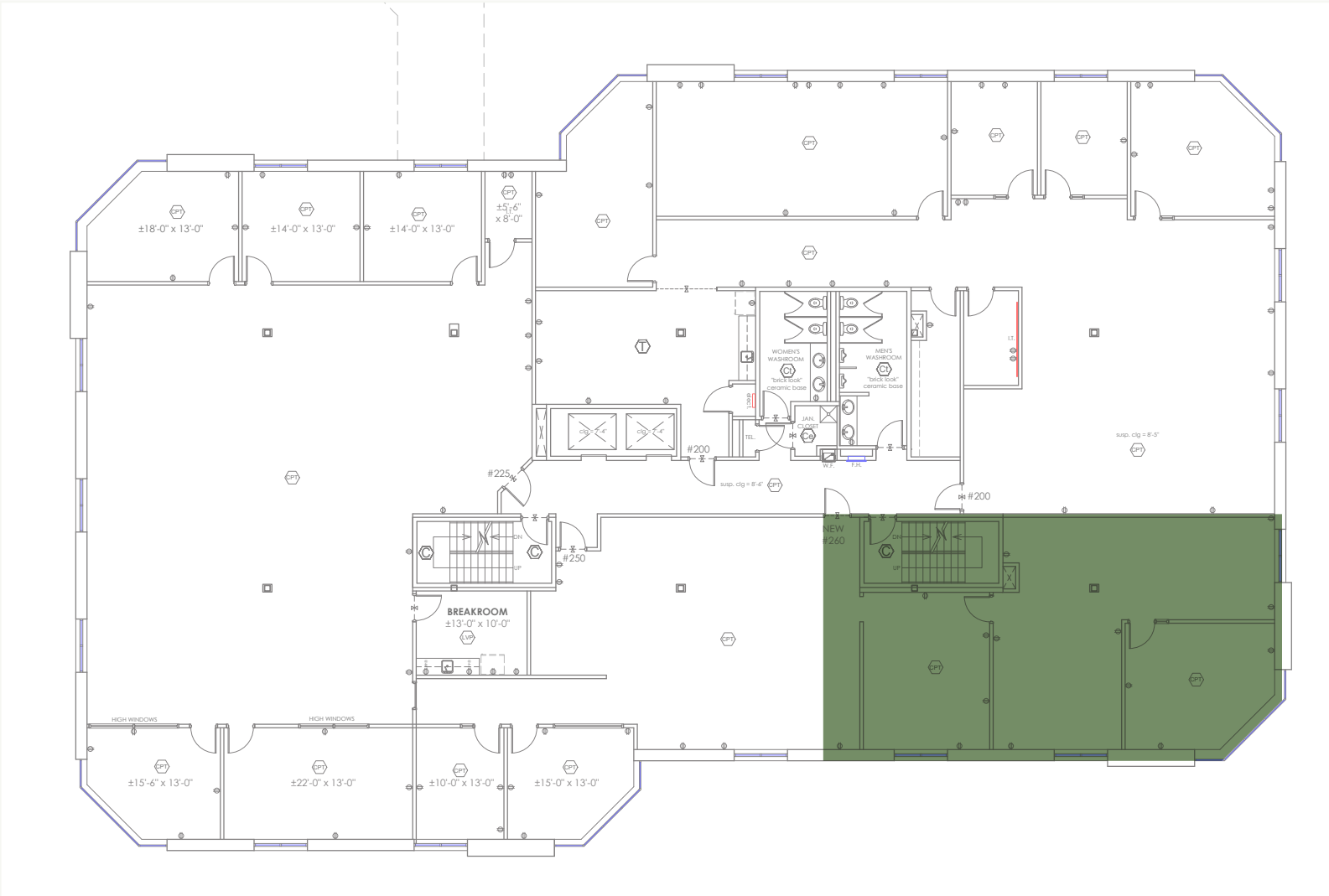
# FLOOR PLAN

## 6640 | 4TH FLOOR



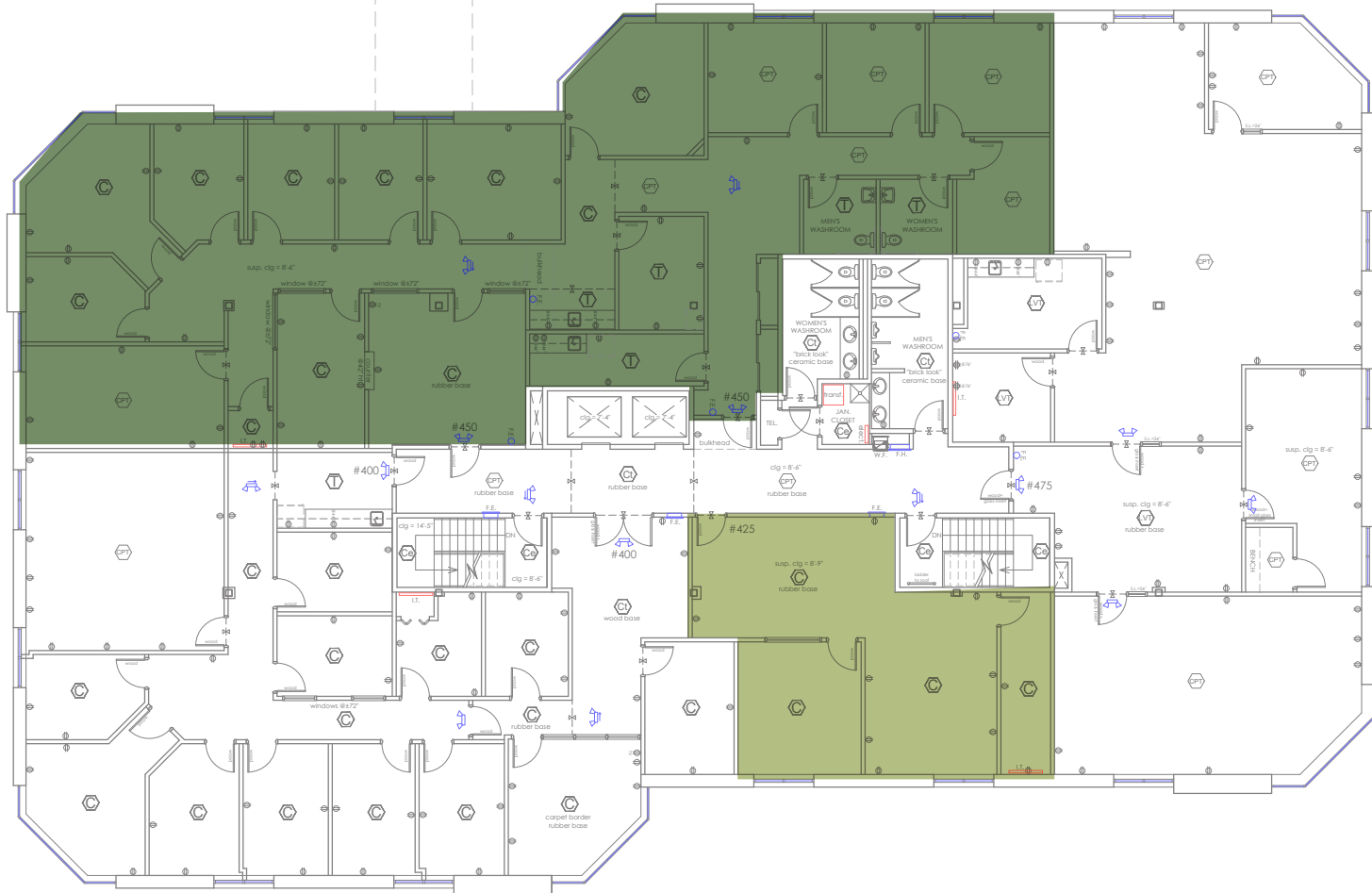
# FLOOR PLAN

## 6680 | 2ND FLOOR

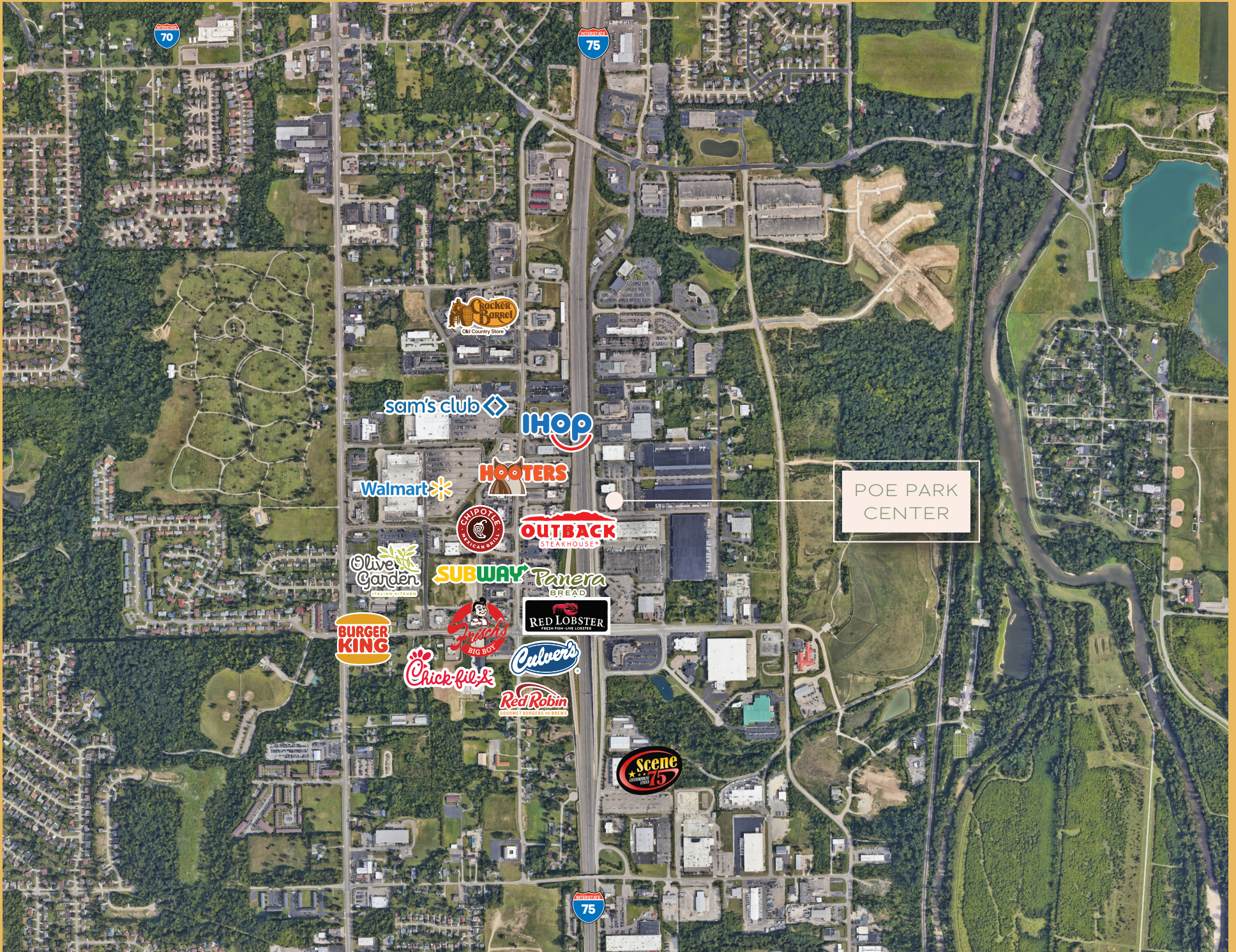


# FLOOR PLAN

## 6680 | 4TH FLOOR



# AMENITY MAP







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