



# 3310 Benchwood Road

Dayton, Ohio 45414

## Property Highlights

- 1.94± SF Acres available
- Less than a minute from I-75 interchange
- Prime location situated in a rapidly developing area
- In close proximity to grocery stores, shopping centers, banks, restaurants, gas stations and more
- Highly visible to more than 10,000 cars per day on Benchwood Road and accessible to more than 112,000 cars per day on I-75
- Zoned HB - Highway Business

Demographics	1 Mile	3 Mile	5 Mile
Total Population	3,396	34,699	141,807
Total Households	1,486	15,321	59,815



**Aaron Savino, SIOR**  
Principal  
937.469.8269  
Aaron.Savino@ApexCommercialGroup.com



**Joe Krug**  
Commercial Sales & Leasing  
937.701.1083  
Joe.Krug@ApexCommercialGroup.com



