



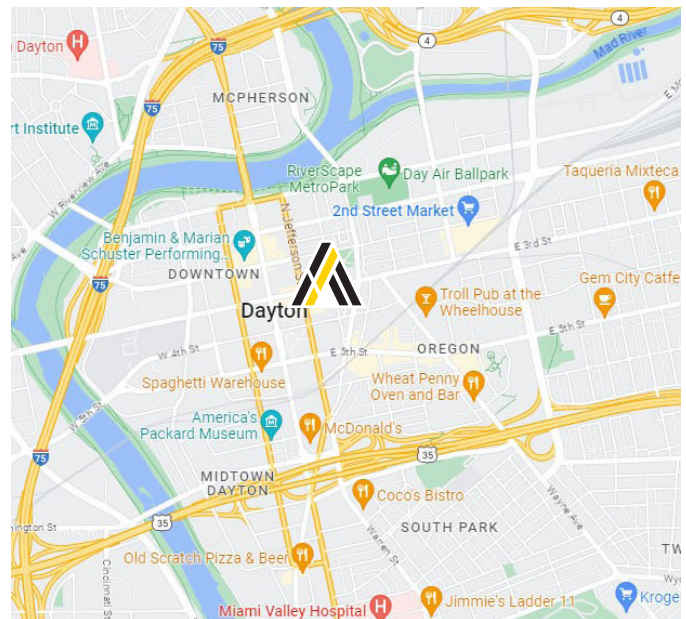
17 S. St. Clair Street

Dayton, Ohio 45402

SALE PRICE:
CONTACT BROKER

Property Highlights

- 14,835± Total SF
- Situated near the corner of Third Street and S. St. Clair Street
- 4,945± SF Floor plate with additional basement storage
- Within walking distance to attractions such as Century Bar, Warped Wing Brewing, Cooper Park, Levitt Pavilion and Day Air Ballpark
- Elevator shaft in place with accessible flat roof



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Principal

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Matt Tunnacliffe

Commercial Sales & Leasing

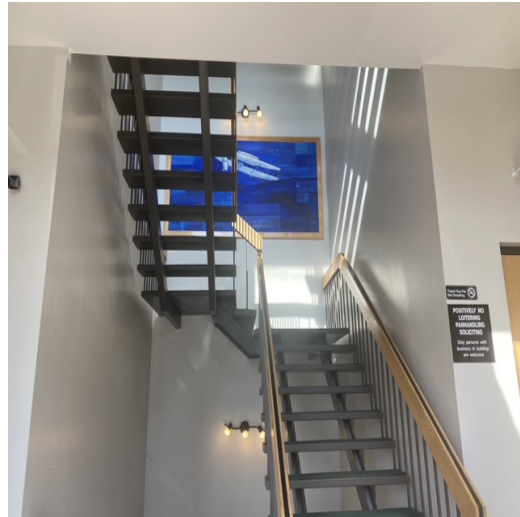
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Photos

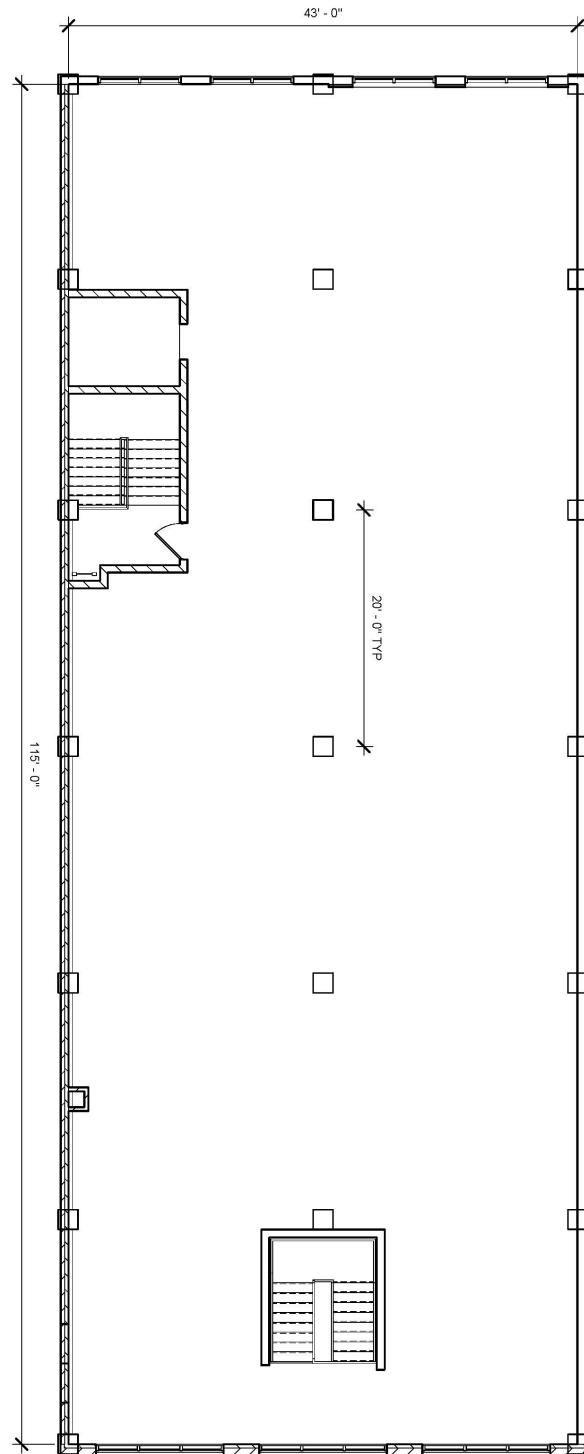


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Floor Plan



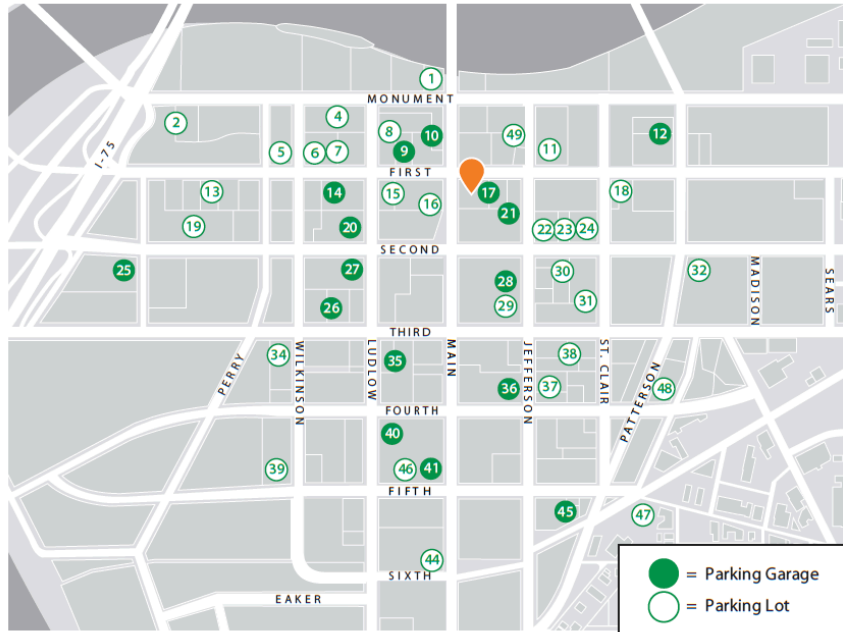
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Parking Map

Downtown Dayton Parking Map



- ① 15 W. Monument Avenue
200 spaces222-4171
- ② 369 W. First Lot
186 spaces222-4171
- 333 W. First St. Garage
Temporarily closed
- ④ 239 N. Ludlow Street
135 spaces222-4171
- ⑤ Westminster Parking Lot
205 W. First Street
96 spaces219-5994
- ⑥ 127 W. First Street
94 spaces461-2916

- ⑦ 125 W. First Street
80 spaces222-4171
- ⑧ 226 N. Ludlow Street
36 spaces478-6660
- ⑨ First Street Garage
23 W. First
625 spaces222-4171
- ⑩ Main Street Garage
1180 spaces222-4171
- ⑪ Shrine Auto Park Lot
107 E. First Street
100 spaces461-4740

- ⑫ WorkflowOne Garage
224 Harries St.
500 spaces222-4171
- ⑬ 324 W. First Street
56 spaces222-4171
- ⑭ Talbott Tower Garage
124 W. First
375 spaces223-9514
- ⑮ 36 W. First Street
60 spaces222-4171
- ⑯ 125 N. Main Street
56 spaces222-4171
- ⑰ 26 E. First Garage
375 spaces222-4171

- ⑱ 210 E. First Street
39 spaces478-6660
- ⑲ Courthouse Parking Lot
333 W. Second Street
69 spaces461-2916
- ⑳ Arts Garage
107 N. Ludlow
1206 spaces222-4171
- ㉑ 110 N. Main Garage
Jefferson St. between First &
Second Sts.
148 spaces222-4171
- ㉒ 121 E. Second Street
35 spaces224-0076
- ㉓ 127 E. Second Street
36 spaces222-4171
- ㉔ 134 E. Second Street
46 spaces222-4171
- ㉕ Montgomery Co. Garage
451 W. Third
1300 spaces225-4572
- ㉖ City Hall Garage
123 W. Third
675 spaces461-2916
- ㉗ Leigh Garage
25 N. Ludlow
295 spaces262-7840
- ㉘ Kettering Tower Garage
51 N. Jefferson
450 spaces461-2916
- ㉙ 37 E. Third Street
87 spaces461-2916
- ㉚ 124 E. Second Street
267 spaces222-4171
- ㉛ 139 E. Third Street/
26 N. Jefferson Street
130 spaces974-4868
- ㉜ Weiler's Lot
304 E. Second Street
94 spaces222-8312
- ㉝ 29 S. Wilkinson Street
50 spaces222-4171

- ㉞ Fifth Third Center Garage
16 S. Ludlow
417 spaces461-2916
- ㉟ Air City Garage
25 E. Fourth
397 spaces461-2916
- ㊱ Price Stores Lot
28 S. Jefferson Street
168 spaces222-4171
- ㊲ 130 E. Third Street
57 spaces222-4171
- ㊳ 135 S. Wilkinson Street
34 spaces461-2916
- ㊴ 40 W. Fourth Garage
360 spaces223-4902
- ㊵ Reibold Garage
131 S. Main
833 spaces225-4572
- 211 S. Main Street
Temporarily closed
- Fidelity Plaza Garage
Temporarily closed
- ㊶ 15 W. Sixth at Main Street
177 spaces461-2916
- ㊷ Transportation Center Garage
101 E. Fifth
1416 spaces461-2916
- ㊸ 19 W. Fifth St.
35 spaces222-4171
- ㊹ Oregon Arts District Lot
E. Fifth St.
185 spaces226-0457
- ㊺ GMH Parking
Fourth St. at Patterson
35 spaces222-2815
- ㊻ N. Jefferson Lot
219 N. Jefferson Street
44 spaces222-4171