



FOR LEASE - EARLY 2027 COMPLETEION

374, 392, & 408 Fox Dr
Piqua, OH 45356
Warehouse Facility
5,000 SF



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FOR LEASE

WAREHOUSE FACILITY

Piqua, OH - 5,000 SF



Lease Rate: \$8.00 NNN SF/YR

Building Specifications

Warehouse SF	5,000 SF
Sherry Industrial Park	Yes
Completion	Early 2027
Construction Type	Wood
Clear Height	16'
Lighting	LED High Bay
Sprinkled	No
Zoning	I2; Heavy Industrial
Power	220 Volts; 200 Amps; III Phase
Warehouse Heat	Yes
Drive-In Door	One; 14' x 14'
15 Year Tax Abatement	Yes
374 Fox Dr Parcel #	N44-077204
392 Fox Dr Parcel #	N44-077202
408 Fox Dr Parcel #	N44-077200



About Piqua

- Strategic location along Interstate 75 with easy access to major Midwest markets
- Strong regional workforce with manufacturing, logistics, and industrial experience
- Affordable commercial real estate and lower operating costs compared to larger metro areas

Demographics

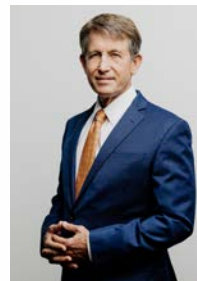
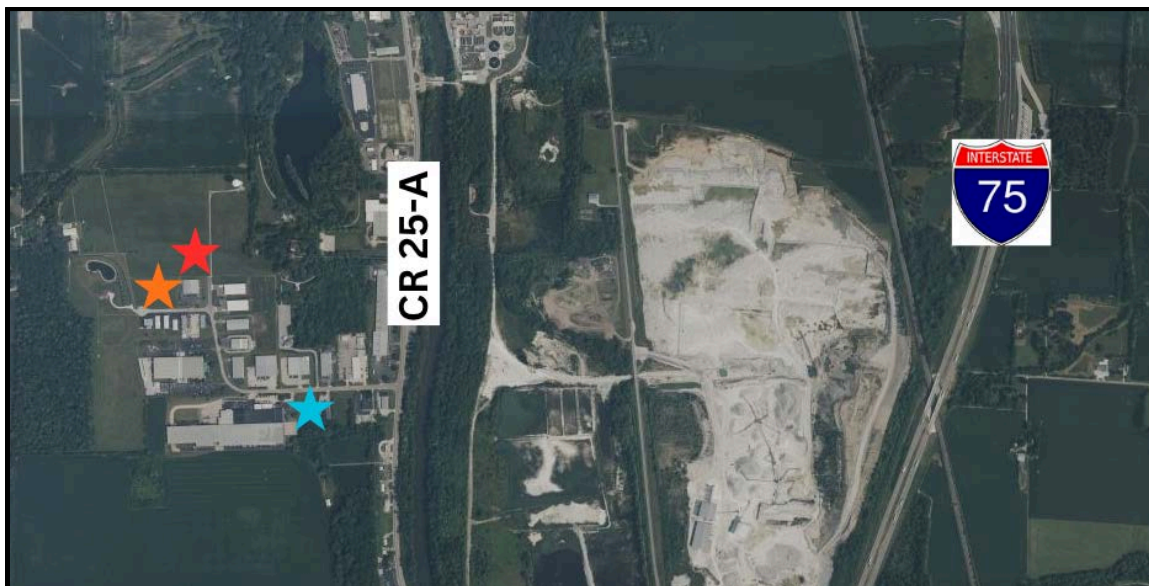
Population

Piqua	20,354
Miami County	108,774

Income

Average HH Income	\$72,500
Median HH Income	\$67,796

Location Information



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