

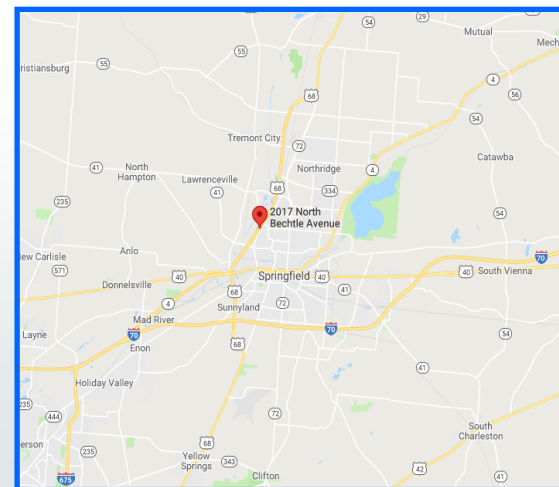


North Bechtle Square

1985-2075 Bechtle Square
Springfield, Ohio 45504

- 4,250 sf fully built out restaurant for lease
- 1,440 sf space available— this space needs to be white boxed by Tenant, or the Landlord will consider with a 10-year term
- Traffic light access shared with Speedway, Walmart Supercenter Home Depot, Panera Bread and Chipotle
- Co-tenant with Penn Station, Eye-Mart, Sprint, Original Mattress Factory, UPS, Papa Johns, Honey Baked Ham, GameStop, etc.
- Located near Best Buy, Kohl's, Lowe's, Marshall's and Meijer
- More than 23,740 cars per day
- For Lease: \$23.00 psf + \$8.50 NNN (includes trash removal)

Contact:
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Equity LLC | O: 937.291.1179 | F: 937.291.1547 | www.equity.net
11 West Monument Avenue, Suite 506 | Dayton, OH 45402



retail

Commercial Real Estate Solutions®

North Bechtle Square

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Springfield, Ohio 45504



85'	AVAILABLE ★ 4,250 SF 1985	HONEY BAKED HAM 2,125 SF 2001	STAFFMARK 1,615 SF 2005	EAGLE LOAN COMPANY 1,785 SF 2007	AVAILABLE ★ 1,440 2016 - 2017	Infinity Nail Spa 4,215 SF	ORIGINAL MATTRESS FACTORY 3,392 SF 2027	SPRINT 1,600 SF 2035	Olympic Rest. 1,760 SF 2039	McCombs Financial 1,400 SF 2043	EYEMART 4,000 SF 2051	GAME STOP 2,000 SF 2059	PAPA JOHNS 1,600 SF 2063	Vapor Haus 2,320 SF 2067	UPS STORE 1,600 SF 2071	PENN STATION 1,680 SF 2075	80'
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Demographics	1 mi.	3 mi.	5 mi.
Population	2,825	37,306	83,399
Avg. HH Income	\$115,225	\$78,010	\$79,697
Daytime Population	5,071	45,416	83,996



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The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as is". The submission may be modified or withdrawn at any time by the property owner.

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