



- 89,612± SF on 8.2645± acres
- Expandable up to an additional 50,000± SF
- State of the art Office/Manufacturing/Warehouse facility
- Completely remodeled in 2020
- All masonry construction
- Strategically located between Dayton and Cincinnati
- Located approximately 1 mile from I-75
- 100% Leased to a single Tenant

Highlights

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Exclusively offered by Apex
Commercial Group:



Dave Tobeson, SIOR
Senior Vice President

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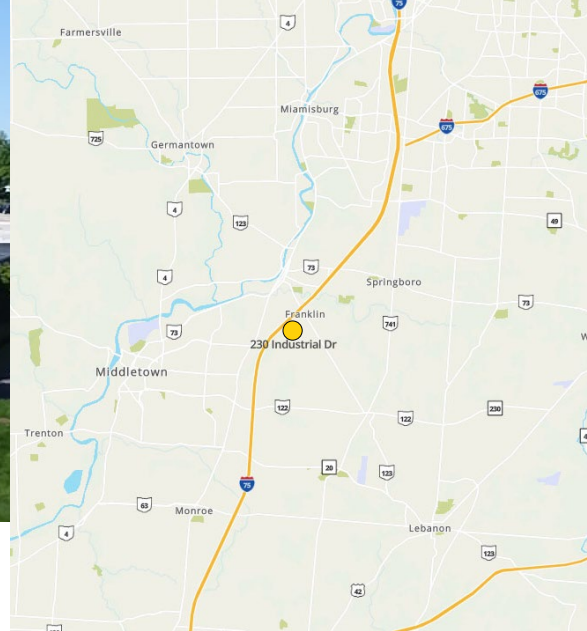
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Matt Tunnacliffe
Associate

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Address: 230 Industrial Drive, Franklin, Ohio

Property Type: Office/Manufacturing/Warehouse

Total Building SF: 89,612±

Office Area: 11,000± SF

Warehouse Area: 78,612± SF

Ceiling Height: 12' typical (18' - 20')

Dock Doors: One (1)

Drive-in Doors: Three (3)

HVAC: Building fully air conditioned

Parking: For 100 plus additional land for future parking lot

Parcel Size: 8.2645± acres

Year Built: 1970; with addition in 1984

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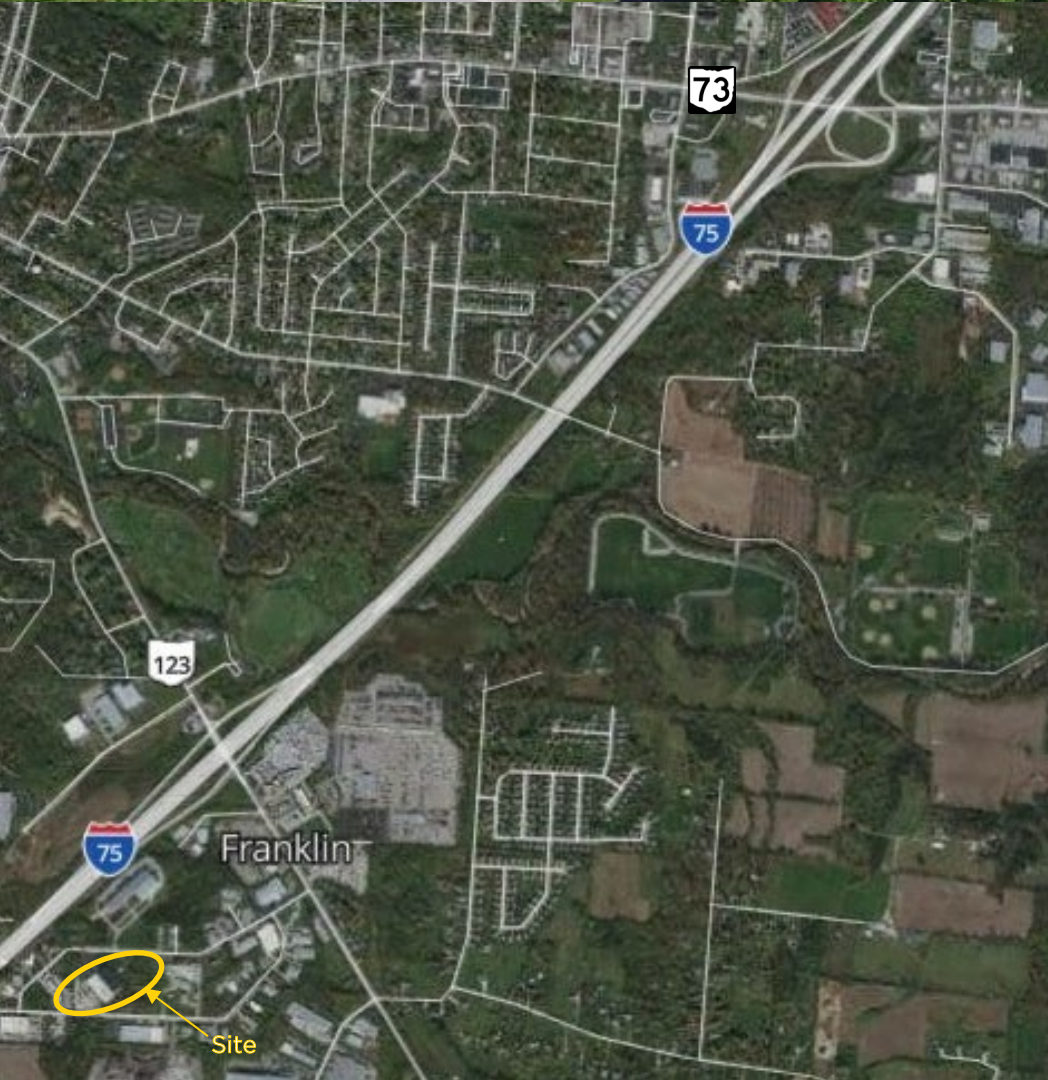
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