



SCHUMACHER DUGAN CONSTRUCTION, LLC

AVAILABLE SQ FT

- 2948 4,686 SQ FT— AVAILABLE NOW
- 2952 4,800 SQ FT or 6,044 SQ FT — AVAILABLE NOW

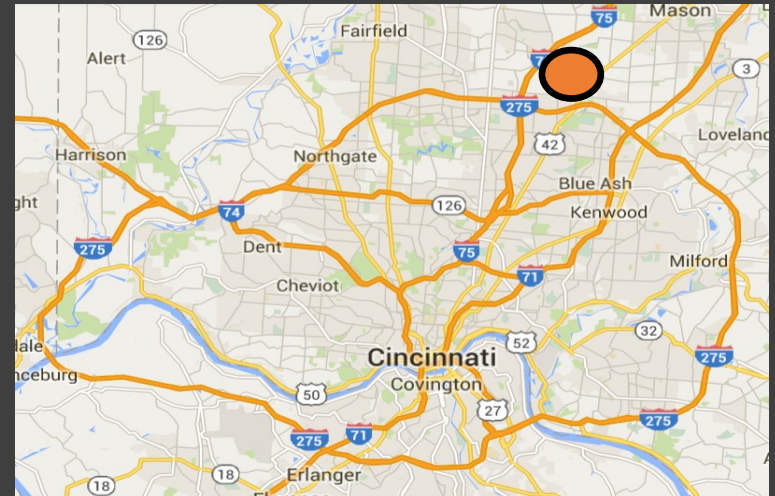
BUILDING 4 2948-2958 E. CRESCENTVILLE RD. WEST CHESTER, OH.

PROPERTY FEATURES

- ◇ NO EARNINGS TAX
- ◇ DOCK DOORS & DRIVE IN DOORS
- ◇ LODGING, RETAIL, & RESTARAUNTS
- ◇ FREE PARKING
- ◇ CLOSE ACCESS I-75 & I-275

PROPERTY SPECIFICATIONS

TOTAL BUILDING SQ FT	33,600 SQ FT
PARKING SPACE	PARKING SPACES—86
YEAR BUILT	1997
CONSTRUCTION TYPE	CONCRETE TILT-UP
CEILING HEIGHT	16'
COLUMN SPACING	40'X40'
FLOOR	6" SLAB ON GRADE
TRUCK DOORS	5 DOCK DOORS & 7 MANDOORS
UTILITIES	GAS & ELECTRIC 120/208V
SPRINKLER	WET SYSTEM
ZONING & COUNTY	M2, GENERAL IND. —BUTLER COUNTY
JURISDICTION	UNINCORPORATED BUTLER COUNTY



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www.schumacher-dugan.com

