

# West Chester Dental Building

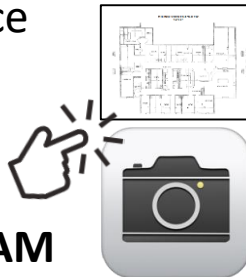
5900 West Chester Road  
West Chester, Ohio 45069

5,477 SF Available  
\$14.00/SF NNN + Expenses



## Property Highlights

Immediate access to I-75 (Union Centre exit)  
Fully sprinkled building with ample parking  
Locally owned and professionally managed  
Direct access to suites (no load factor)  
4,278 SF of existing medical space  
1,199 SF of former office space  
Excellent tenant finishes  
No local earnings tax  
**Asking \$14.00/SF NNN + 4.65 CAM**



Nick Barela

President, Principal

Direct: (513) 549-5440

nick.barela@republic-cre.com



REPUBLIC  
COMMERCIAL REAL ESTATE

Main: (513) 549-0090

Fax: (513) 549-0070

7209 Dixie Highway

Fairfield, Ohio 45014