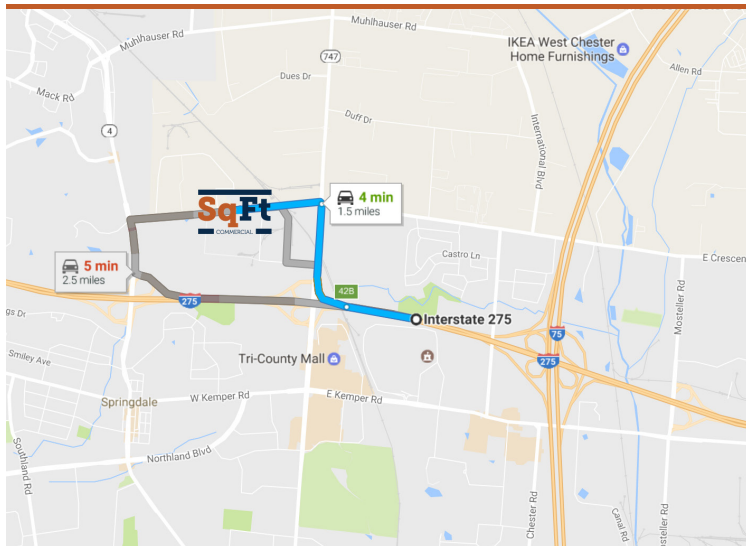




165 W CRESCENTVILLE RD, SPRINGDALE, OH 45246 – HAMILTON COUNTY
 AVAILABLE FOR LEASE



PROPERTY HIGHLIGHTS

Up to 15,000 SqFt

- Located within minutes to I-75/275
- Short term leases available
- 5,000 SqFt – 15,000 SqFt available
- Landlord will assist with loading/unloading for per pallet charge

CLICK HERE FOR AERIAL PHOTOS

TOTAL SQFT:	Up to 15,000 SqFt
Office SqFt:	None - Possible shared space available
Clear Height:	18'-25'
Year Built:	1975
Type Construction:	Concrete block and metal
Lighting:	LED with motion sensors
Column Spacing:	50'x25'
Dock door:	Shared dock access; Minimum One (1) 8'x10' with leveler

Drive-in door:	Shared access - One (1) – 14'x16'
Sprinkler:	Wet system
Heat:	Natural gas-fired unit heaters
Truck court:	Concrete: 120'+
Parking Lot:	Shared parking area: 30+ spaces
Restrooms:	One (1) shared in warehouse area
Lease Rate:	\$5.50/SqFt full service gross (includes base utilities)

INFO@SQFTCOMMERCIAL.COM | (513) 843-1600 | SQFTCOMMERCIAL.COM

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ADDITIONAL **PHOTOS**



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