



312 Walnut Street, Suite 3030

Cincinnati, OH

+1 513 241 4600

[www.jll.com/cincinnati](http://www.jll.com/cincinnati)



**11,686 s.f. available for lease**

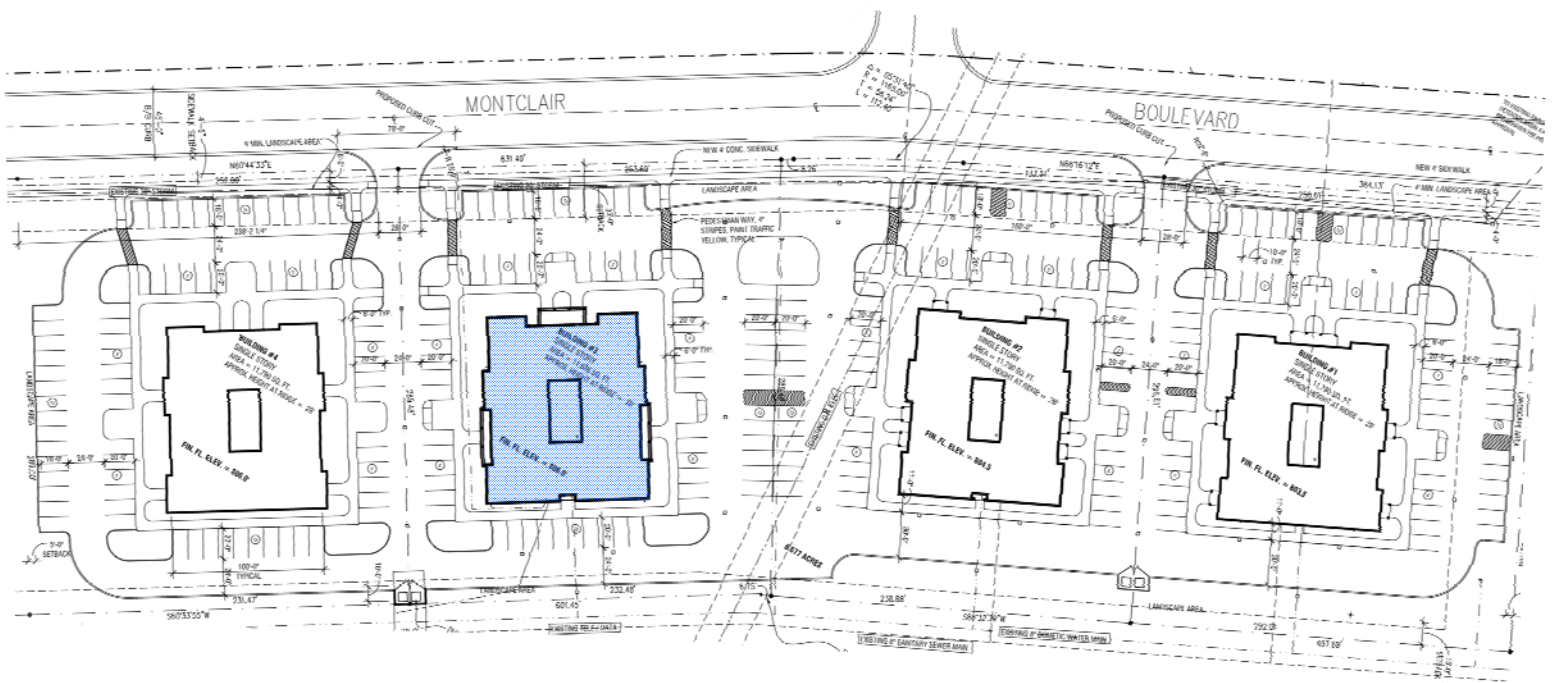
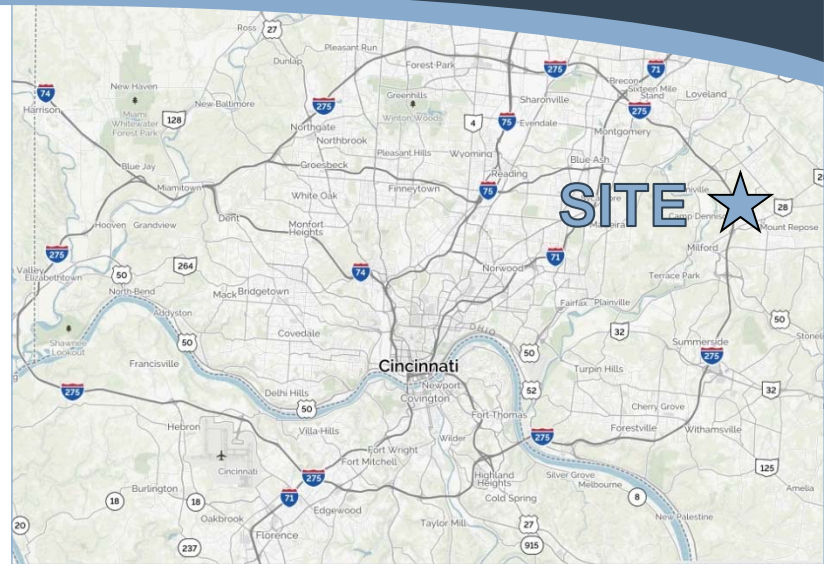
**5897 Montclair Blvd.**

Miami Township, Clermont County, OH

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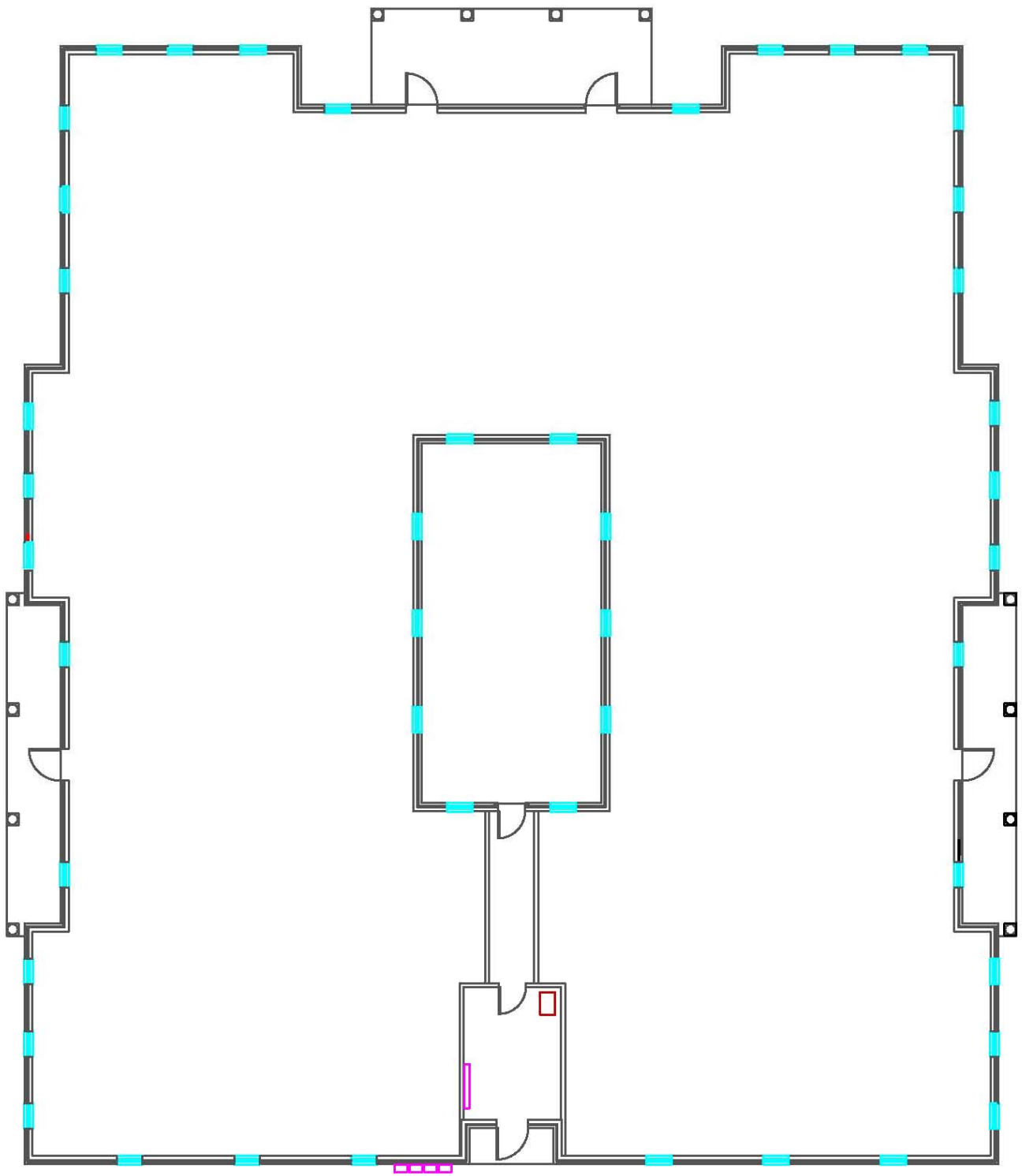
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Owned and managed by:  
**The Imbus Group**



## Property Highlights & Statistics

- 11,686 sf freestanding office building for lease
- Great location with immediate access to I-275
- New construction – completion 1Q 2016
- Great Miami Township location
- **No income tax**
- Flexible floor plan
- High end office finishes
- Close to many area amenities
- Office Space divisible to 2,500 sf
- 10' ceiling heights
- 69 free automobile parking spaces
- ~ 6 / 1,000 sf parking ratio
- Geothermal HVAC - low utility cost
- Separate gas & electric utilities
- Open floor plan – no structural columns
- Design your own work space



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