



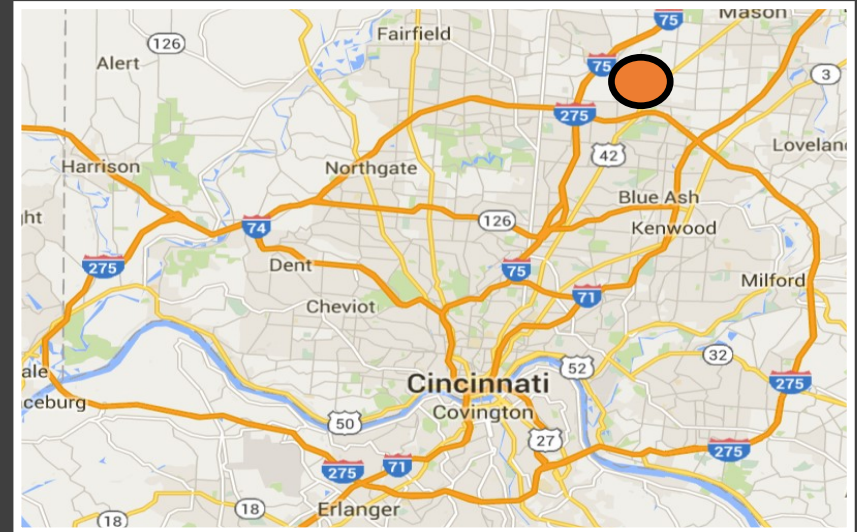
SCHUMACHER DUGAN CONSTRUCTION, LLC

AVAILABLE SQ FT SUITE 6345—11,576 SQ FT
SUITE 6321—15,714 SQ FT

BUILDING 1 —6035-6355 CENTRE PARK DR. WEST CHESTER, OH

PROPERTY FEATURES

- ◇ NO EARNINGS TAX
- ◇ LODGING, RETAIL, & RESTARAUNTS
- ◇ CLOSE ACCESS I-75 & I-275
- ◇ 1 DOCK DOOR & 1 DRIVE IN DOOR
- ◇ FREE PARKING



CONTACT—LARRY SCHUMACHER
513-777-9800
www.schumacher-dugan.com

PROPERTY SPECIFICATIONS

TOTAL BUILDING SQ FT	48,250 SQ FT
PARKING SPACE	PARKING SPACES—145
YEAR BUILT	1985
CONSTRUCTION TYPE	Brick
CEILING HEIGHT	10'
COLUMN SPACING	30'x30'
FLOOR	6" SLAB ON GRADE
TRUCK DOORS	6 DOCK DOORS, 5 DRIVE IN DOORS
UTILITIES	GAS & ELECTRIC 120/208V
SPRINKLER	WET SYSTEM
ZONING	M2, GENERAL INDUSTRIAL—BUTLER
JURISDICTION	UNINCORPORATED BUTLER COUNTY

