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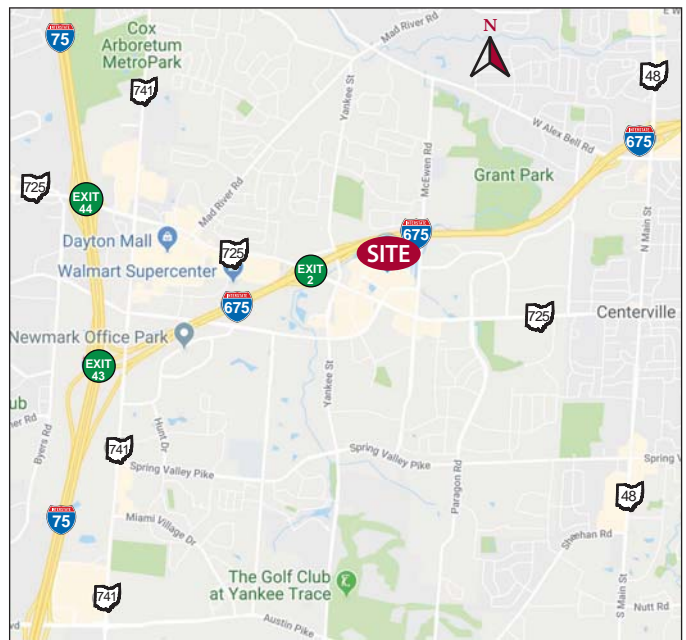
REALTY SERVICES, LTD.

FOR LEASE WASHINGTON PARK PLAZA

Washington Township, Ohio 45459



- 1,200 SF, 1,600 SF AND 4,125 SF INLINE SPACES FOR LEASE
- PROMINENT MIXED-USE SHOPPING CENTER offering strong national, regional & local tenant mix including new Dollar Tree
- IMMEDIATELY ADJACENT to Sam's Club anchored center and Oak Creek Marketplace anchored by Whole Foods
- IDEAL LOCATION on the SR 725 (Miamisburg-Centerville Rd.) retail corridor at the Lyons Rd. intersection just east of I-675
- HIGH TRAFFIC CORRIDOR with over 35,100 cars per day on SR 725
- CONVENIENT HIGHWAY ACCESS
- STRONG DEMOGRAPHICS
- AGGRESSIVE LEASE RATES



2018 DEMOGRAPHICS	1 mile	3 mile	5 mile	7 mile
POPULATION	6,759	59,354	160,752	245,916
TOTAL EMPLOYEES	10,140	52,488	93,339	142,711
HH INCOME	\$79,406	\$89,220	\$88,424	\$86,608

CALL CHRIS CONLEY OR DANIELLE KUEHNLE
at 937-910-0851 for more information

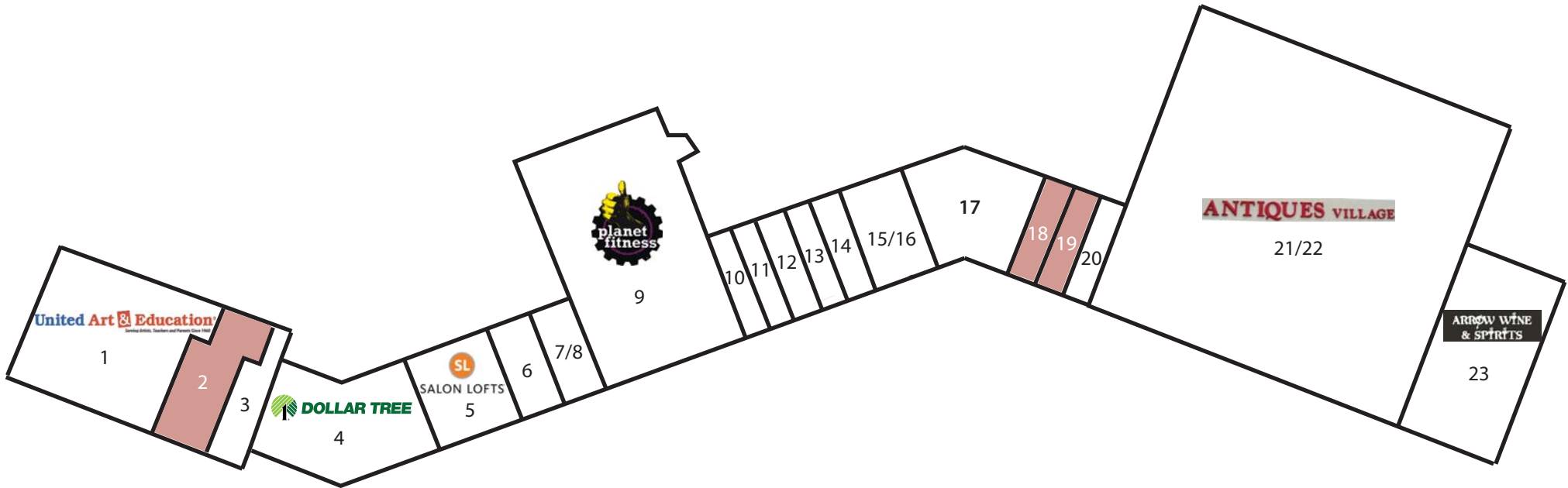
WELCOME TO THE REGION WE KNOW

937-910-0851 • 3445 Newmark Drive, Miamisburg, Ohio 45342 • www.oberer.com/commercial

FOR LEASE

WASHINGTON PARK PLAZA

Washington Township, Ohio 45459



- | | | |
|--|---|---|
| 1. #799 United Art & Education (16,196 SF) | 10. #691 Tina's Creations (1,600 SF) | 17. #671 Gold Fish Swim School (8,680 SF) |
| 2. #767 AVAILABLE (4,125 SF) | 11. #689 Shap Spa (1,200 SF) | 18. #665 AVAILABLE (1,600 SF) |
| 3. #761 Foot Spa (1,600 SF) | 12. #687 Shap Spa (2,000 SF) | 19. #663 AVAILABLE (1,200 SF) |
| 4. #745 Dollar Tree (9,953 SF) | 13. #685 Brain Balance (2,400 SF) | 20. #661 Antiques Village (1,600 SF) |
| 5. #729 Salon Lofts (6,400 SF) | 14. #681 Kumon Math & Reading Center (1,990 SF) | 21/22. #651 Antiques Village (75,236 SF) |
| 6. #725 Prens Chennai Delight (2,000 SF) | 15/16. #677-679 Salon Centric (3,217 SF) | 23. #615 Arrow Wine & Spirits (12,000 SF) |
| 7/8. #721-723 Invincible Arte (2,800 SF) | | |
| 9. #705 Planet Fitness (22,953 SF) | | |

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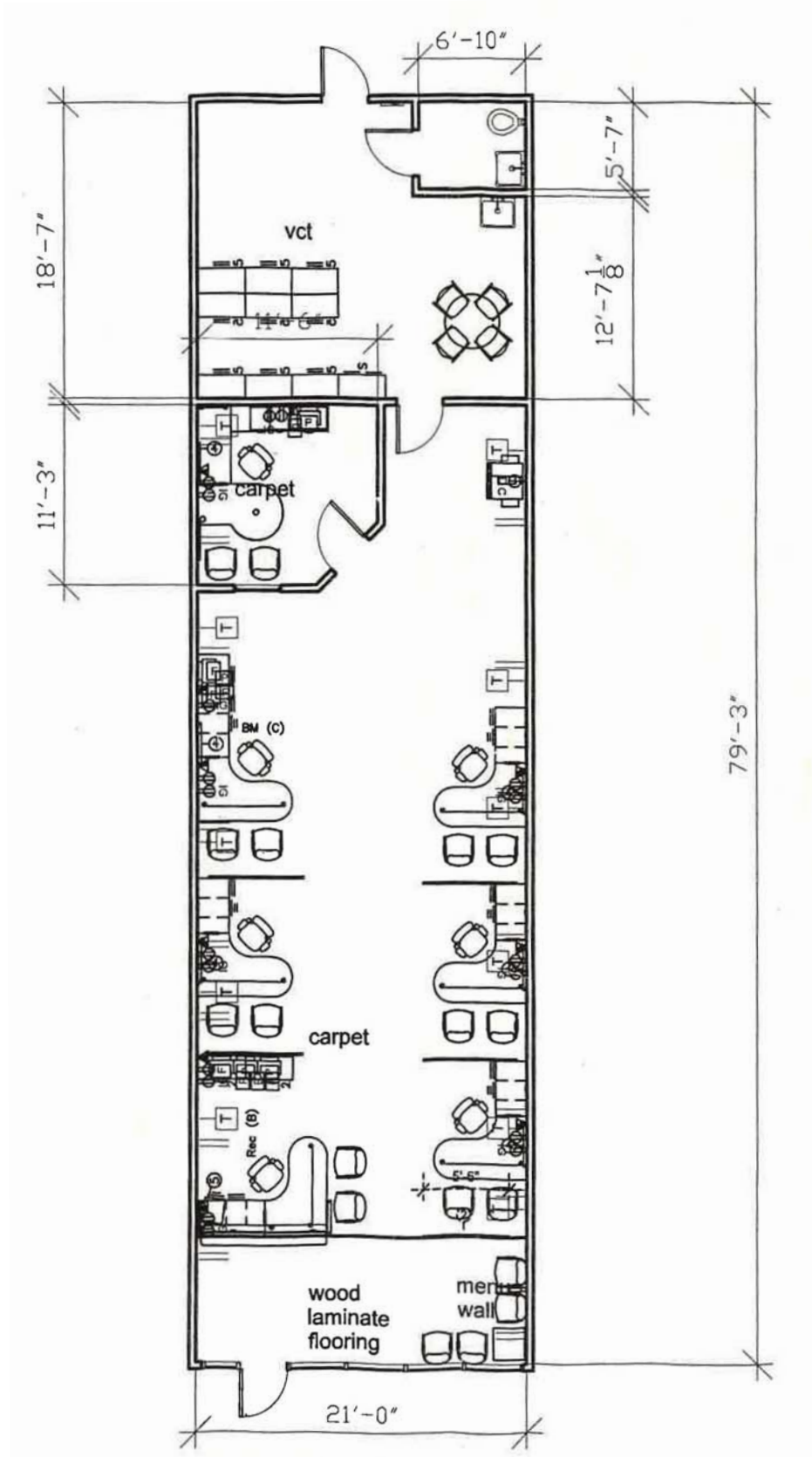
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FOR LEASE

WASHINGTON PARK PLAZA

Washington Township, Ohio 45459

665 Lyons Road
1,600 SF



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