

Office/Warehouse Buildings Available

Blue Ash, Ohio

RENOVATED AUTUMN 2011

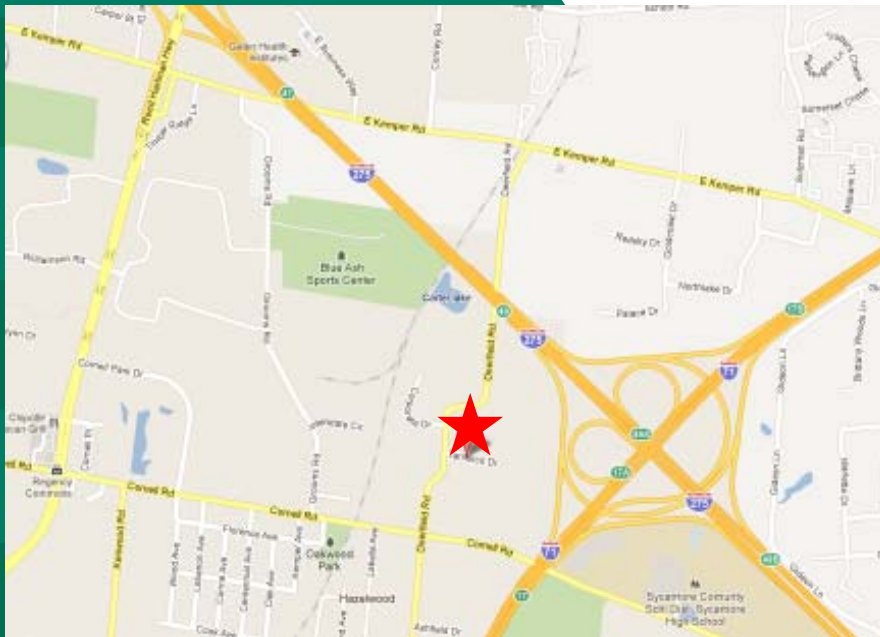


FEATURES

- **112,500 Total SF**
- 8,050 SF building available (1,000 SF office)
- 9,200 SF building available (700 SF office)
- 8,500 SF building available (.5 acre fenced lot; 1,000 SF office)
- Completely renovated
- Freestanding buildings
- Minutes to all expressways
- Convenient Blue Ash Location

LOCATION

**11306-11336 Tamarco Drive
Blue Ash, Ohio 45242**



CONTACT

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The information submitted is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice.



COMMERCIAL REAL ESTATE SERVICES

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9912 Carver Road, Sycamore Office Park, Suite 100, Cincinnati, Ohio 45242

11306-11336 Tamarco Drive

Address/City/County: 11306-11336 Tamarco Drive
Blue Ash/Hamilton County

Total Square Footage: 112,500 SF

Current Vacancies: 11334 - 9,200 SF available (700 SF office), dock and drive-in
11328 - 8,050 SF available (1,000 SF office), dock and drive-in
11318 - 8,500 SF available (1,000 SF office), .5 acre fenced lot,
dock and drive-in

Date of Renovation: 2011

Type of Construction: Block

Zoning: Light Industrial; M-4

Clearance Height: 12-14' typical

Floor: 6" concrete typical

Drive In Doors: Yes

Truck Doors: Yes

Lighting: Fluorescent & halide

Parking: 3: 1000 SF

Electric: 1 & 3 phase

Roof: Metal

Heat & A/C: Office: forced air
Warehouse: suspended gas units

Lease Rate: \$5.95 PSF modified gross



FOR MORE INFORMATION, CONTACT

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