

Office/Warehouse Available

3223 Profit Drive Fairfield, Ohio 45014



FEATURES

- **5,000 Total Sq. Ft.**
- 1,200 Sq. Ft. of office
- 1 dock (10 x 9)
- 2 drive-in doors (12 x 12)
- 13'-14' ceiling clearance
- Good access to I-275
- Yard storage

LOCATION

**3223 Profit Drive
Fairfield, Ohio 45014**

CONTACT

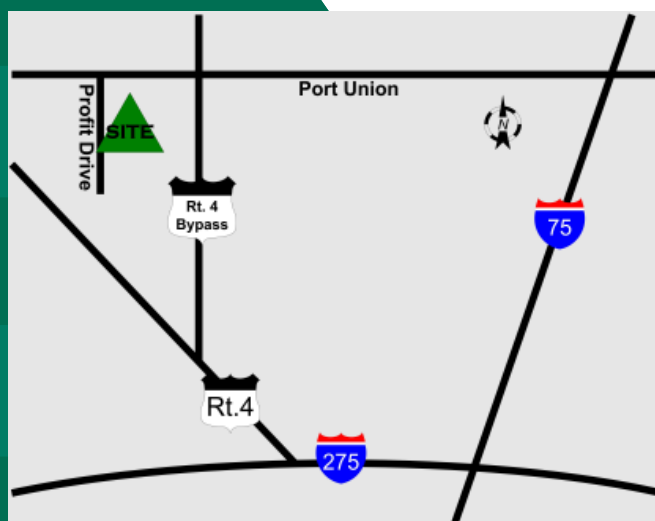
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COMMERCIAL REAL ESTATE SERVICES

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

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and Australia.

3223 Profit Drive

Address/City/County:	3223 Profit Drive/Fairfield/Butler Cty.
Square Footage:	5,000 Sq. Ft.
Office Area:	1,200 Sq. Ft.
Date of Construction:	1991
Type of Construction:	Concrete block and brick
Zoning:	M-2
Clearance Height:	13' - 14'
Floor:	Concrete
Drive In Doors:	(2) 12' x 12'
Truck Doors:	(1) 10' x 9'
Lighting:	Strip fluorescent lighting
Parking:	5-10 vehicles
Electric:	(3) phase 220 volt
Restroom:	(1) men, (1) women
Heat & A/C:	(2) gas fired radiant
Miscellaneous:	Open office space, copy room, corner office, parts room, electrical drops
Lease rate:	\$6.00/sf gross (Landlord pays taxes, insurance)



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FOR MORE INFORMATION, CONTACT

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