



PRIME OFFICE SPACE
FOR LEASE
409 E. Monument Ave.

Perfect location for a corporate headquarters!

409 E. Monument Ave.



**FREE PARKING
INCLUDED**

**For more information,
please contact:**

Tony Taylor

O 937-222-1600 Ext. 103
C 937-776-0419
ast@crestrealtyohio.com



- **27,000 SF available ~ flexible and divisible!**
- Full-service lease rate & tenant improvement allowance available.
- Top floor space overlooks the Dayton Dragons Day Air Ballpark and features fantastic city views.
- Building offers an on-site workout facility and 24 hour access w/swipe card system.
- Surface lot offers plentiful & convenient parking.
- Close to many new urban lofts, apartments, restaurants, entertainment, and more!
- Just minutes from the heart of downtown and Riverscape MetroPark.
- Close proximity to I-75 and US-35.

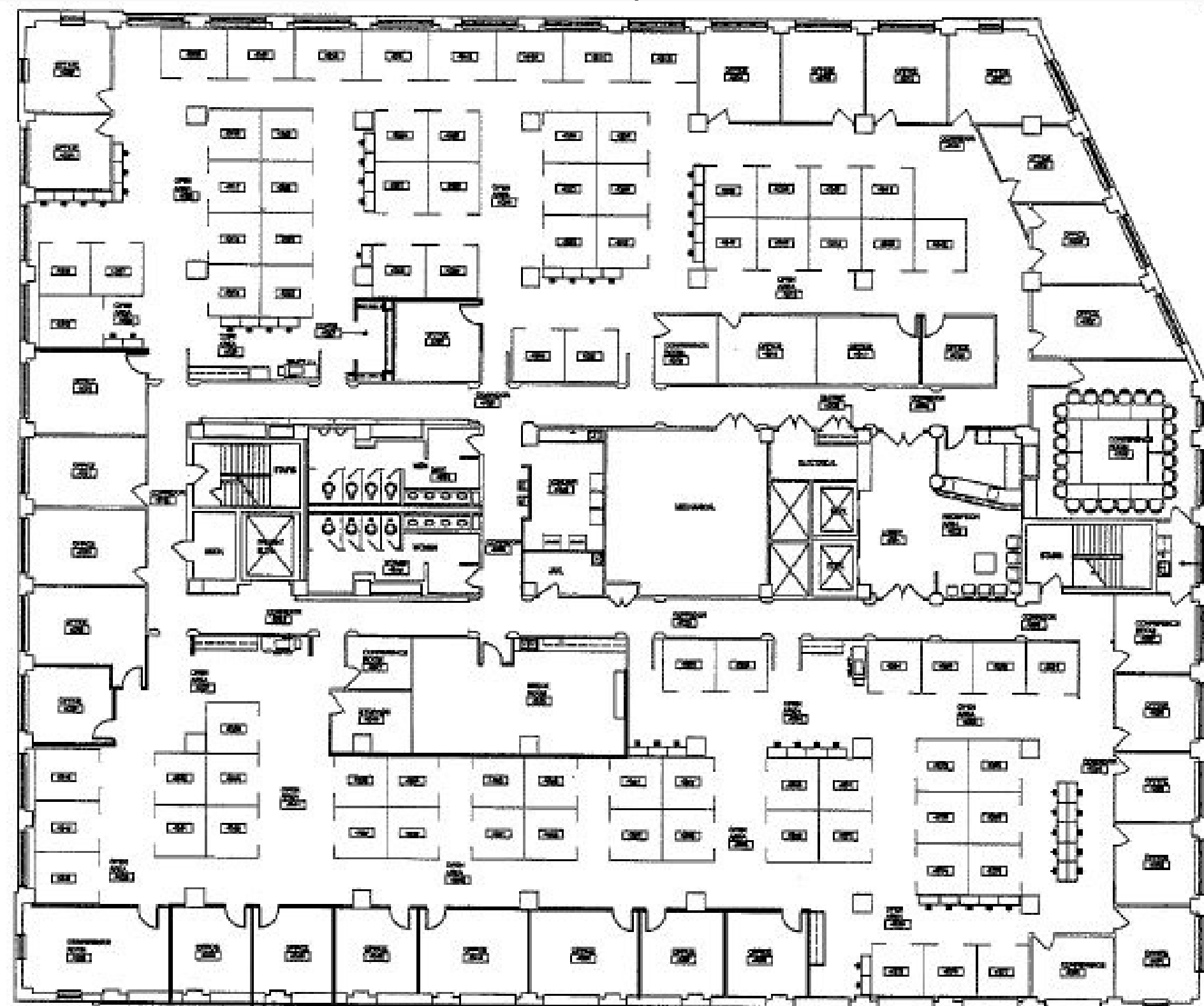


Crest
Commercial Realty

PRIME OFFICE SPACE
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409 E. Monument Ave., 4th floor



**4th floor offers
27,000 SF**

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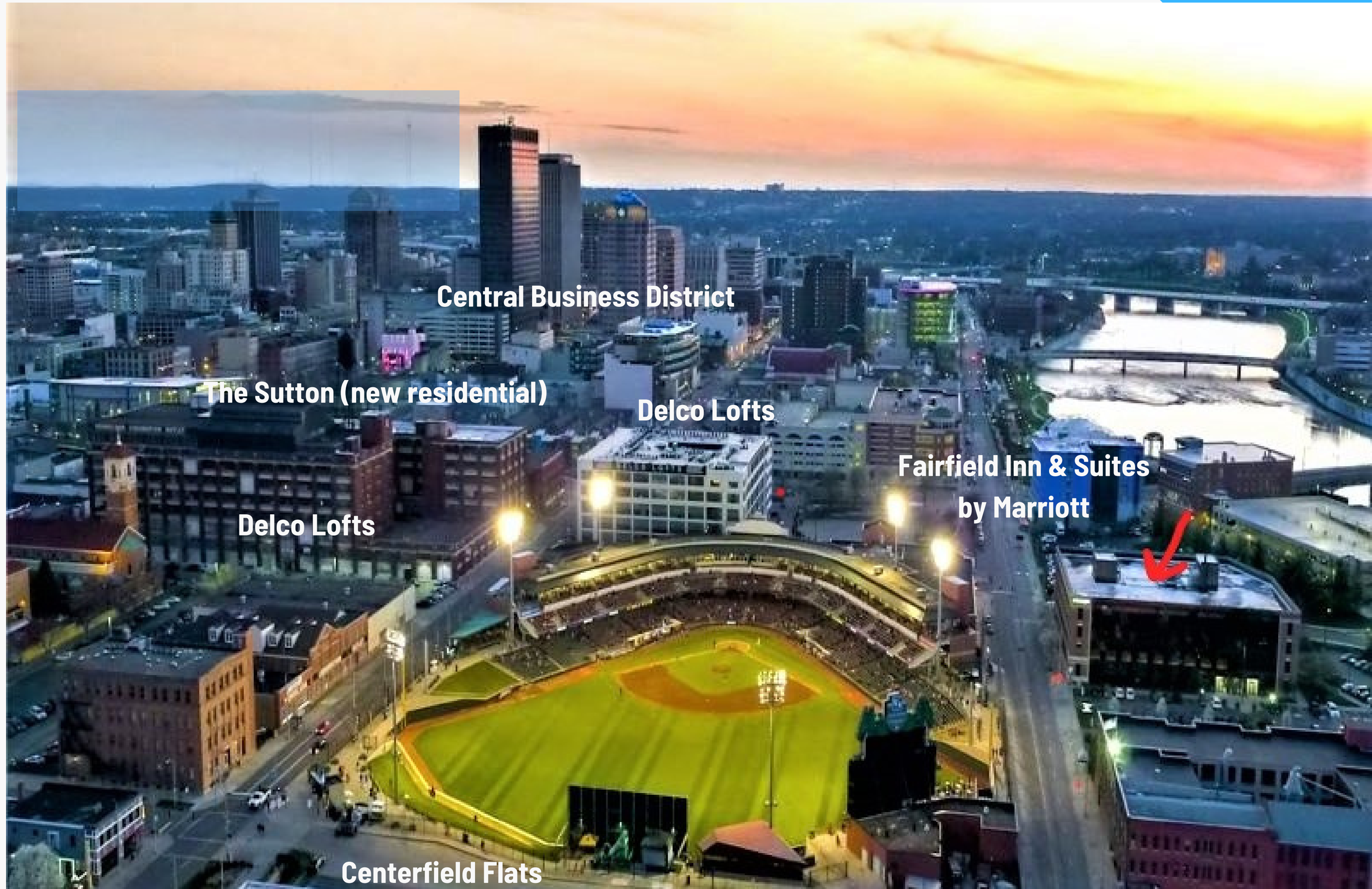
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**Also Available:
530 SF
Retail, Office**

First floor with direct access from lobby
and exterior access from parking lot.

Perfect for small retail!



Current tenants include: ADAMHS, Bridge Credit Union, Miller-Valentine Group, Huntington Bank and Five Rivers Metroparks.



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