



Crest
Commercial Realty

Flex / Warehouse / Office
FOR LEASE

8530 and 8540 Gander Creek Dr.
Miamisburg, OH 45342



DOCK AVAILABLE



Property Highlights

- Well-situated office park offers flexible space in a great location.
- Perfect for mix of showroom, operations/office and warehouse use.
- 2 units offer up to 14,700 SF.
- Easy access to dock and drive-in doors.
- Flexible space may be customized.
- Negotiable tenant allowance available, space may be divided.
- Located in Miami Township.
- **No Earnings Tax.**
- Ample parking surrounds the building.
- Close proximity to I-675 & I-75.
- Close to many amenities, just minutes from busy Dayton Mall area.
- Lease rate: \$9/SF, MG (includes utilities).

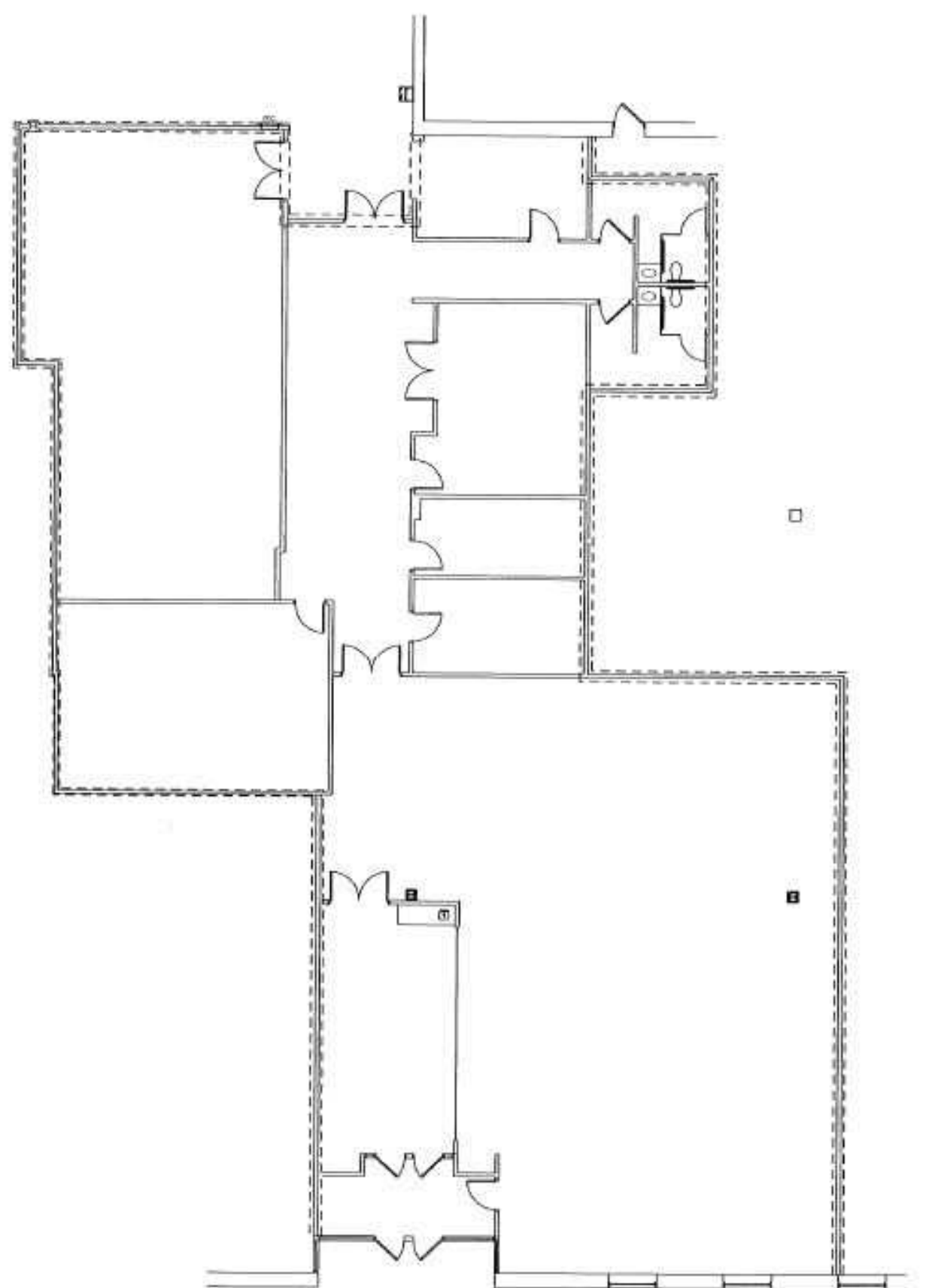
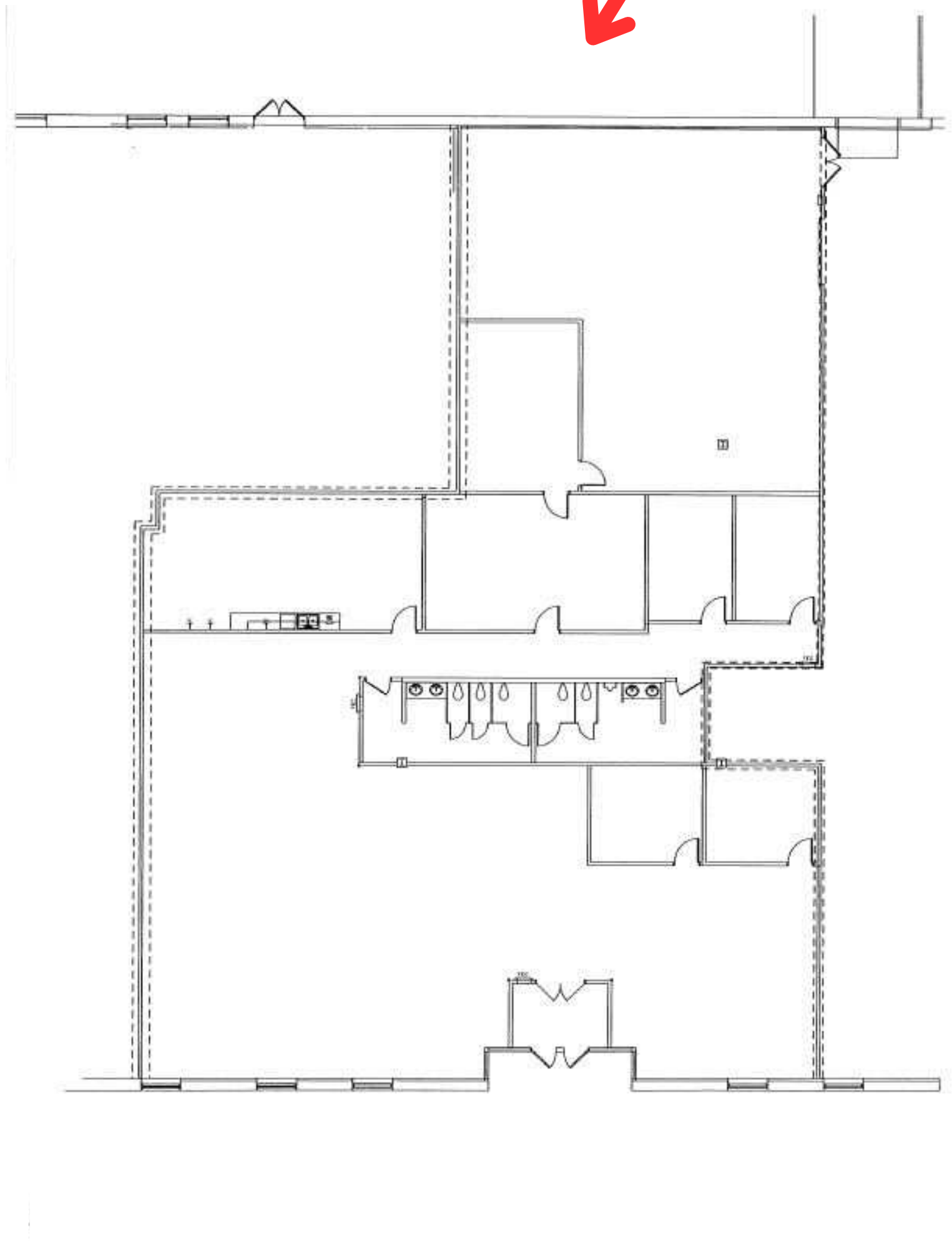
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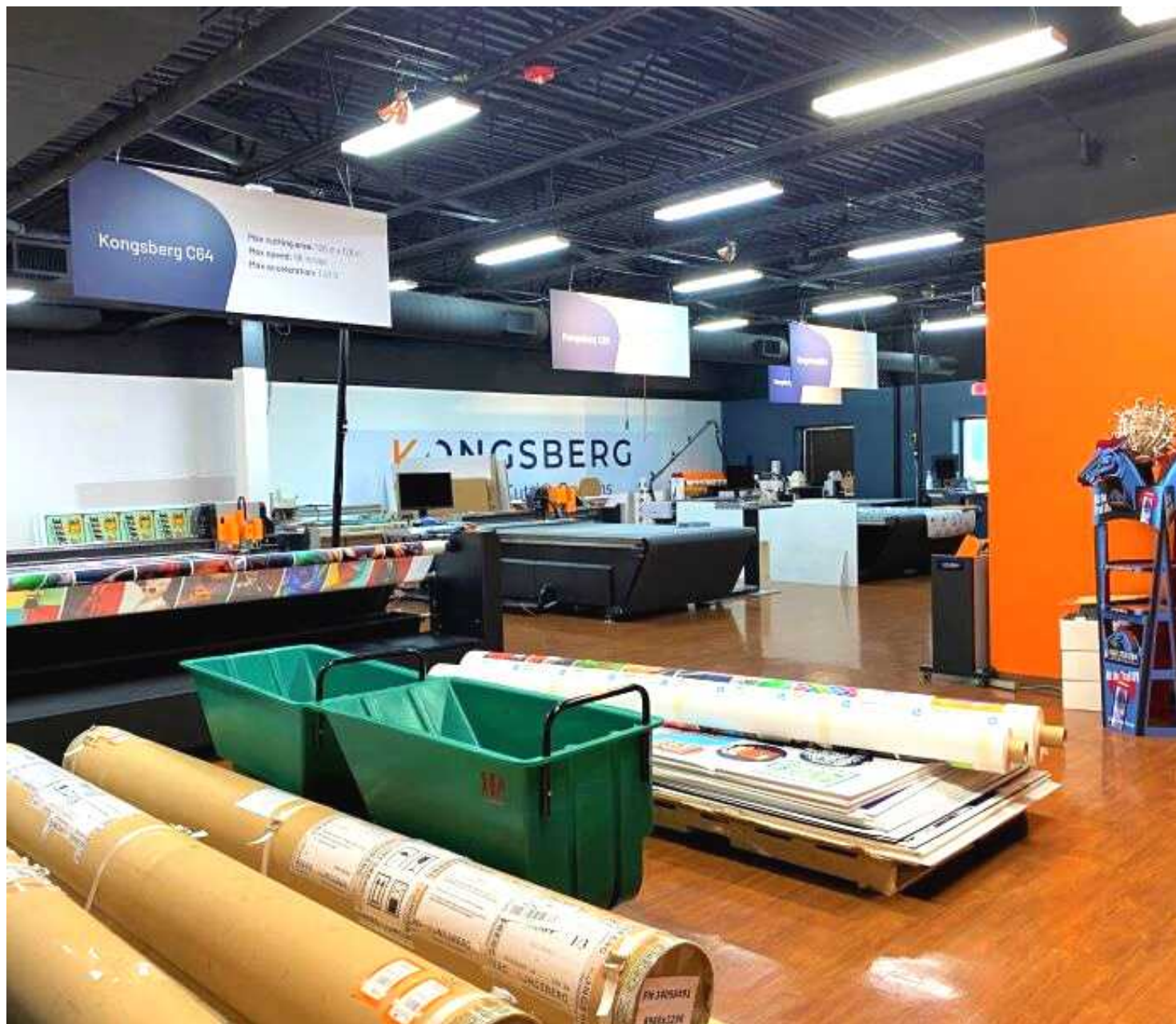






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