



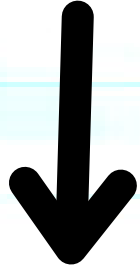
Crest
Commercial Realty

**Office / Retail
FOR LEASE
Kingsridge Plaza**

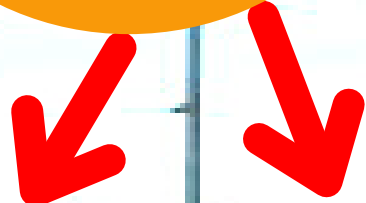
8967 Kingsridge Dr., Miamisburg, OH 45342



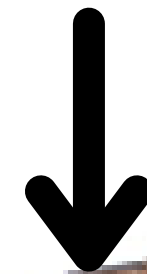
NEW!
**Protea Behavioral
Health**



**FOR LEASE
4,025 SF**



NEW!
Chiapas Mexican Grill



For more information,
please contact:

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- Kingsridge Plaza is a 19,100 SF multi-unit, L-shaped building.
- Available suite is 4,025 SF
 - Large, open space in a corner location.
 - Convenient parking in front.
 - Close to many amenities.
 - Currently occupied by Elegance in Dance.
- Lease rate is \$11.50/SF, NNN.
- Tenant pays internet, utilities and interior maintenance.
- Near busy Dayton Mall area.
- Convenient parking.
- Easy access to I-75 & I-675.

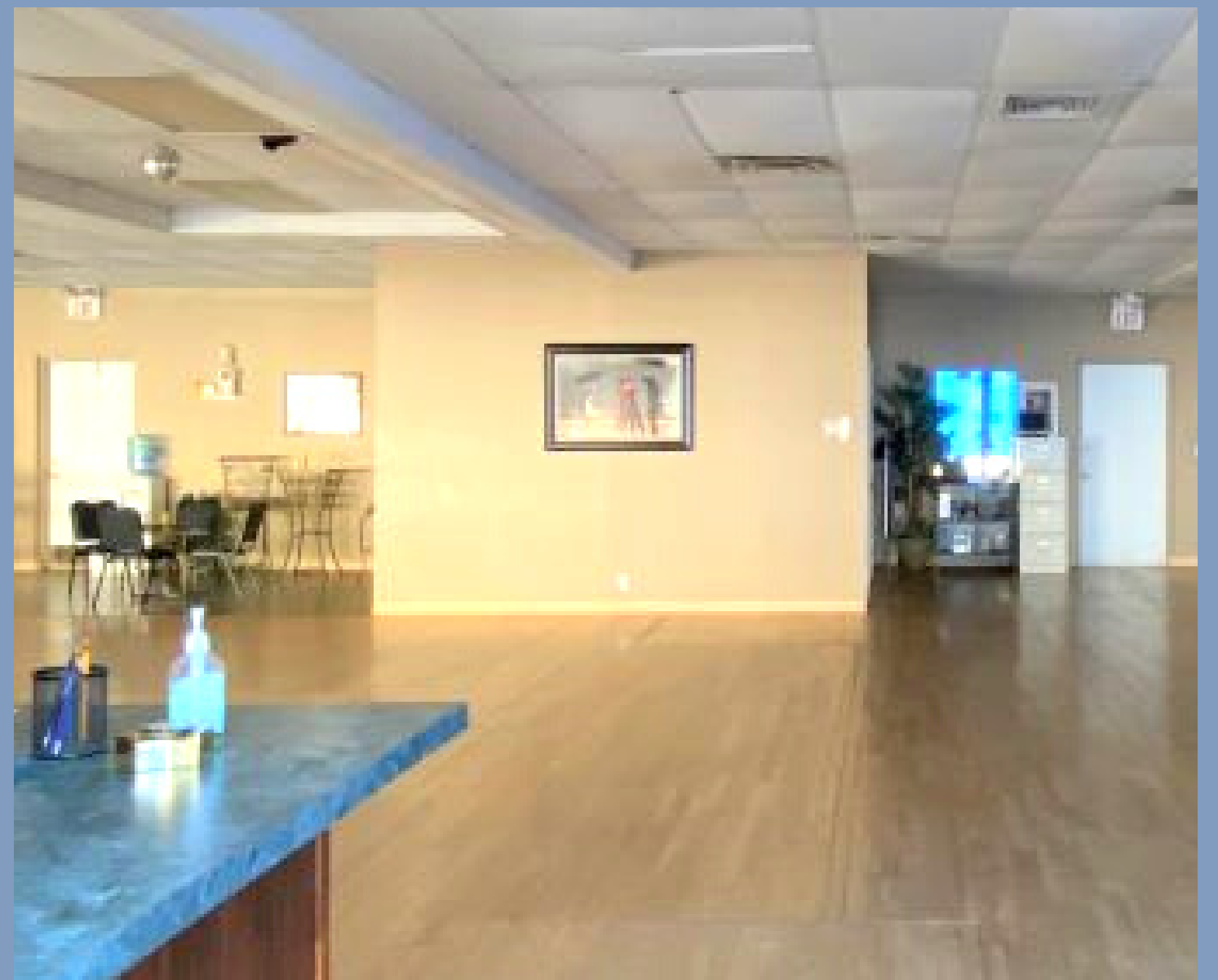




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**8967 Kingsridge Dr.
4,025 SF**



Tim Albro

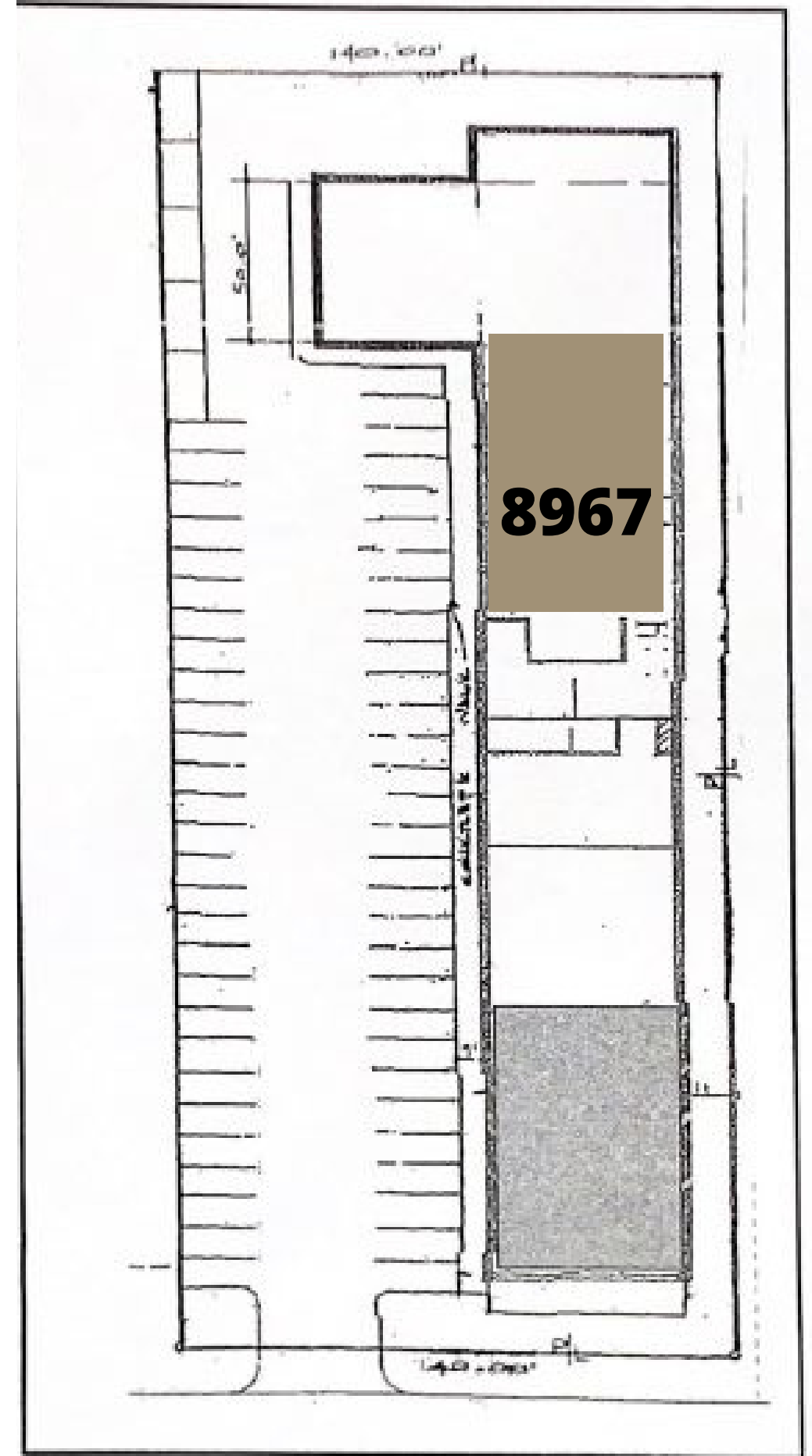
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**Office/Retail
FOR LEASE
Kingsridge Plaza**



DEMOGRAPHICS

Population

2026 Projection
2021 Estimate

1-mile

4,596
4,739

3-mile

58,377
60,810

5-mile

147,031
137,413

Household Income

2021 Avg Household Income
2021 Med Household Income

\$80,288
\$65,047

\$87,526
\$67,500

\$95,806
\$72,621

Housing Value

Medium Home Value

\$175,853

\$174,573

\$192,074

*Demographics provided by CoStar Group, www.costar.com, 2022 dataset

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