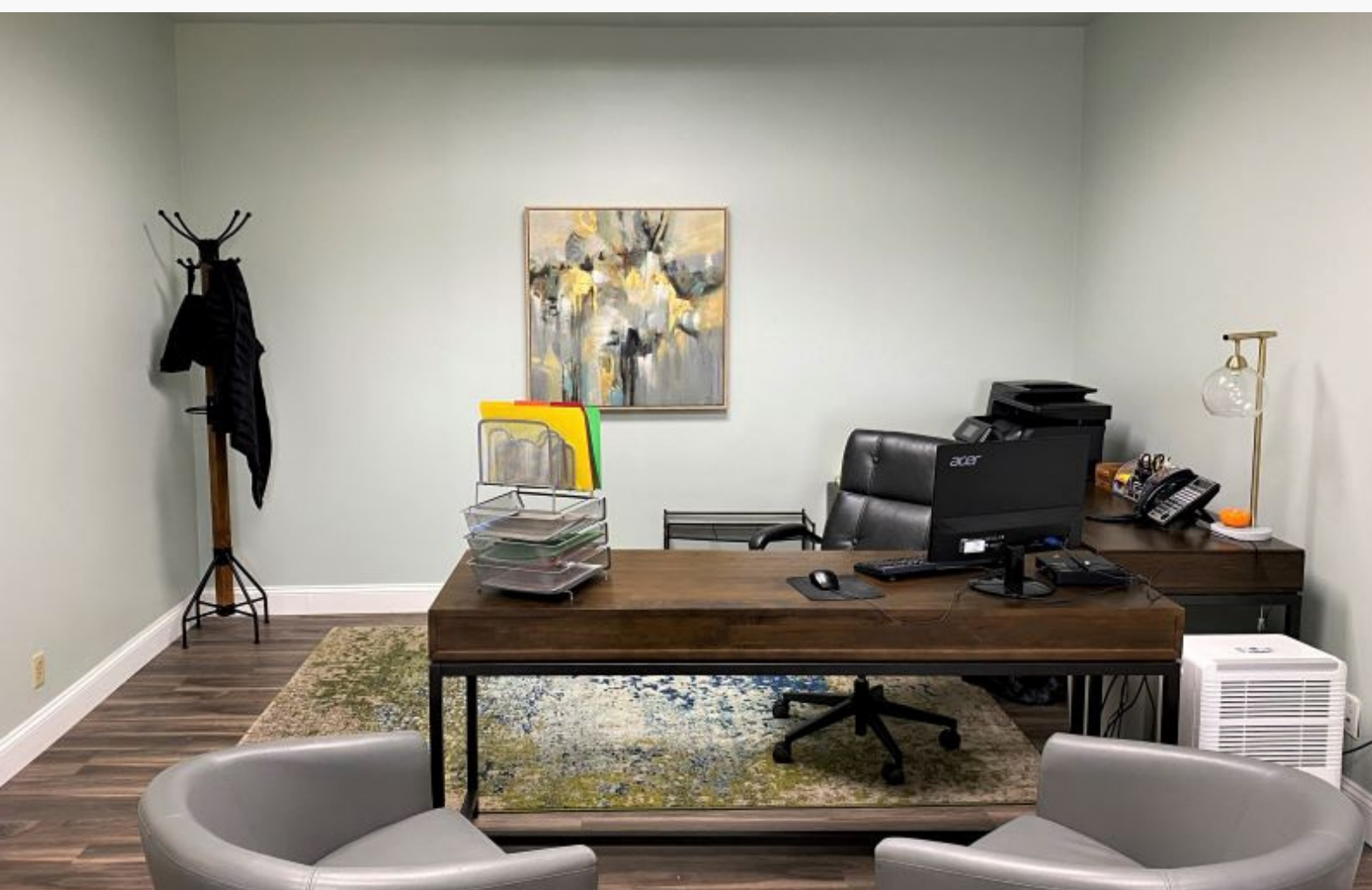




Crest
Commercial Realty

Industrial / Flex Building **FOR SALE**

2891 Kearns Ave., Dayton, OH 45414



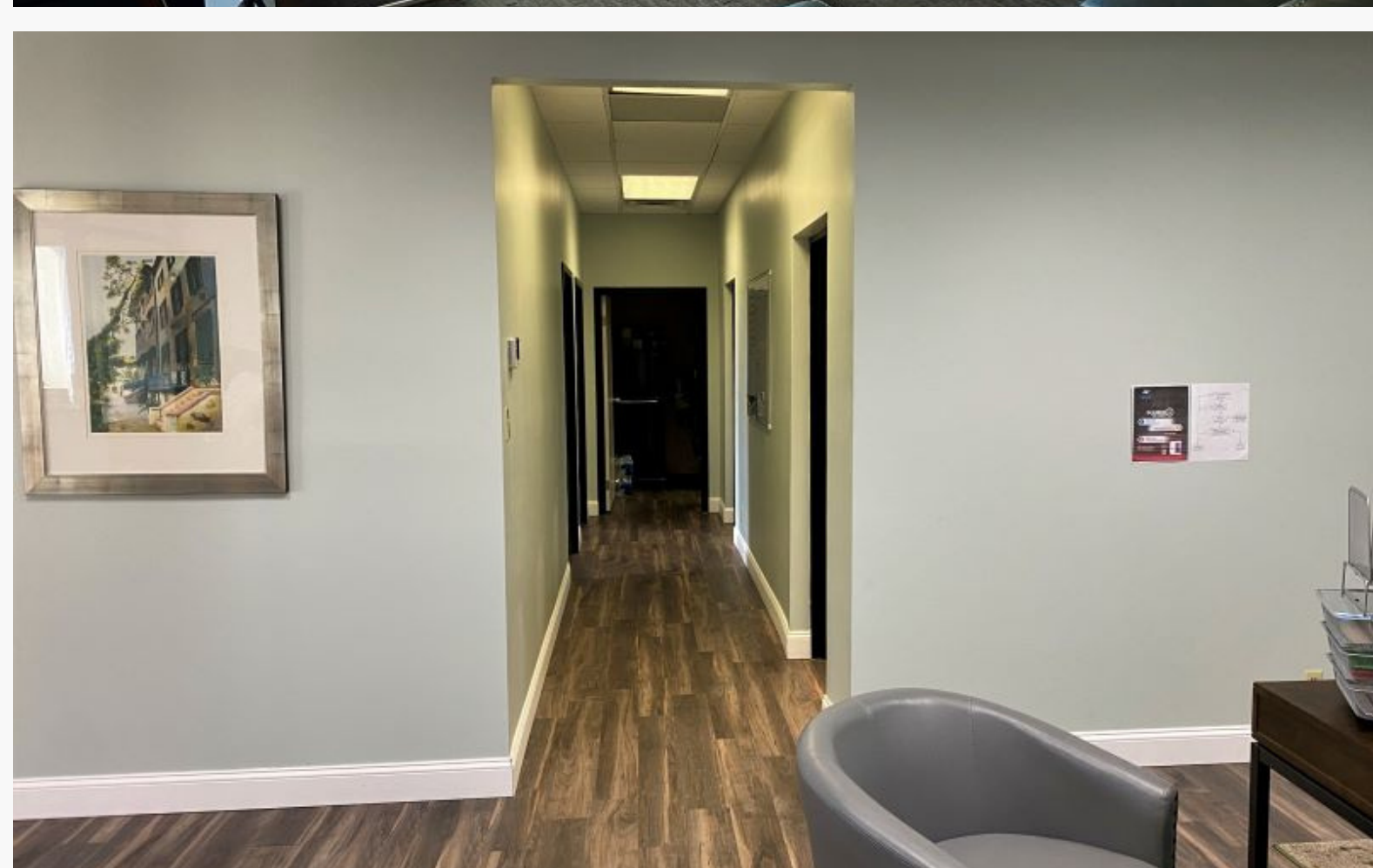
For more information,
please contact:

Tim Albro

O 937-222-1600 Ext. 104

C 937-609-8071

talbro@crestrealtyohio.com





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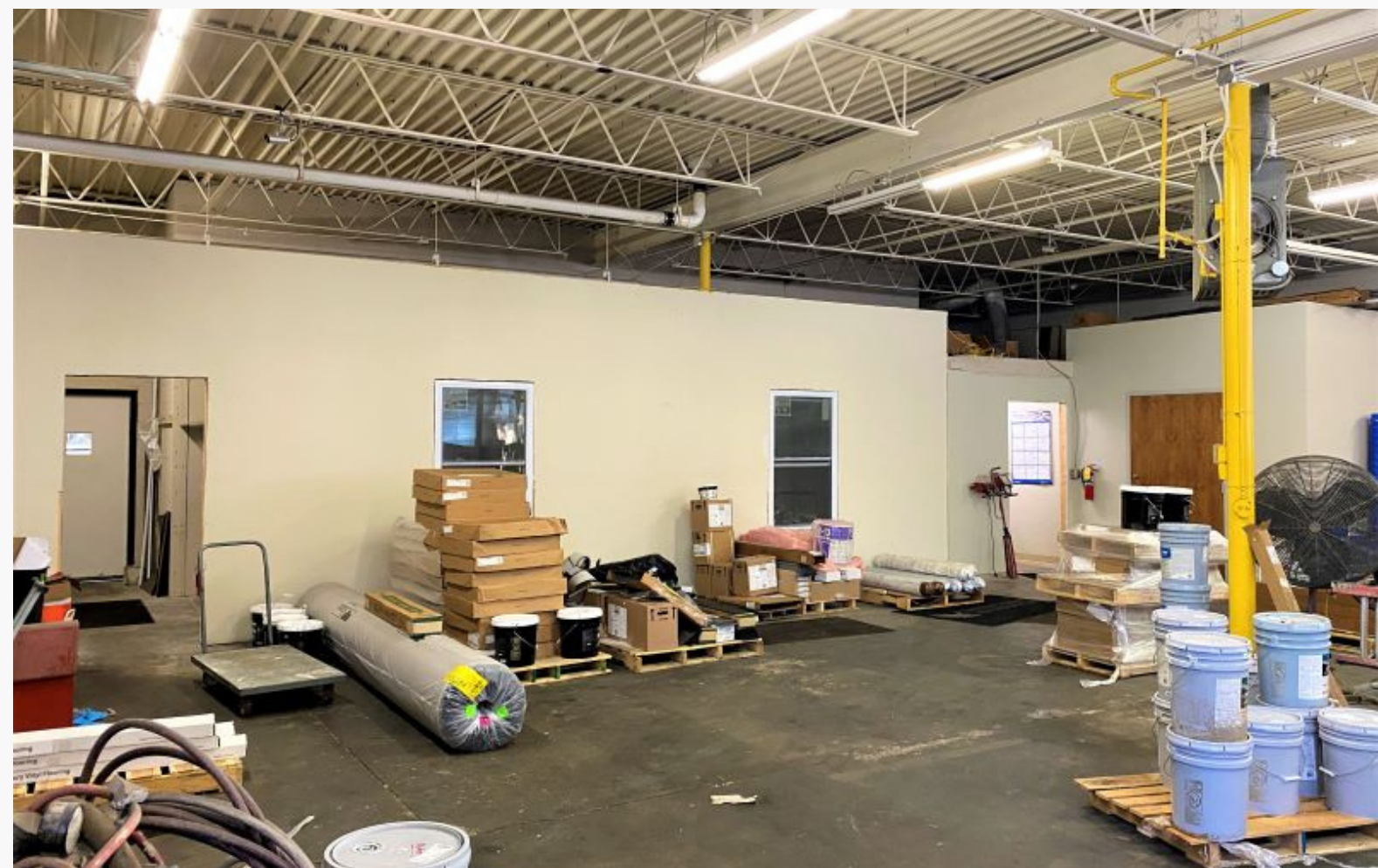
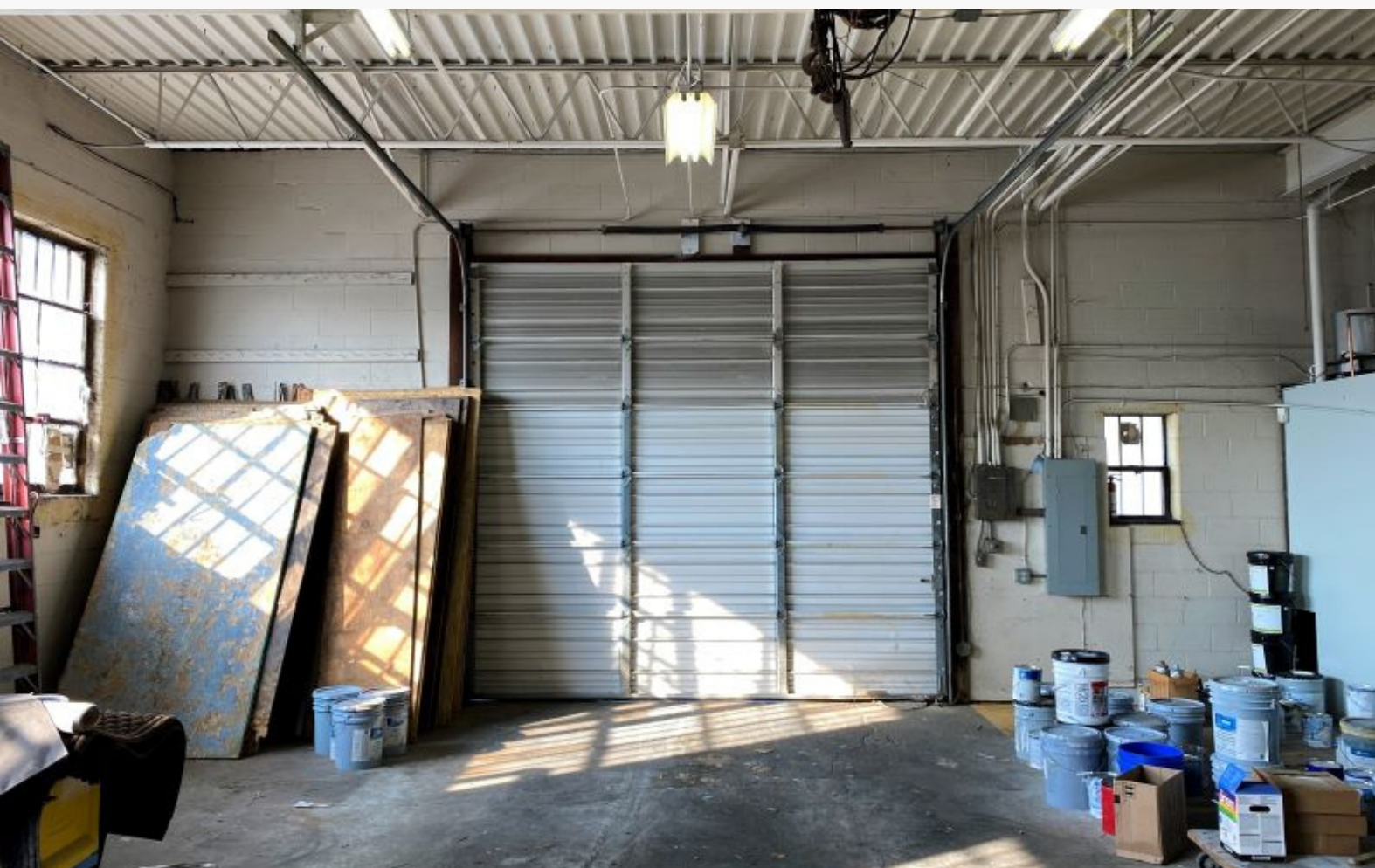
- **7,200 SF Flex/Industrial Building.**
- **Sale Price: \$375,000**
- **Open reception, 6 private offices, flexible warehouse space, 3 restrooms.**
 - **1,800 SF ~ offices, fully conditioned. UPDATED & NICE!**
 - **5,400 SF ~ warehouse, heat only.**
- **60' x 120' building.**
- **3 overhead doors, 12' 8" clear height.**
- **In place overhead crane.**
- **1 acre, fully fenced lot with gate.**
- **New rubber membrane roof.**
- **Easy access to the I-75/Stanley Ave. Exit.**
- **Zoning I-1, Industrial**
- **Parcel ID E21 17302 0007**



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