



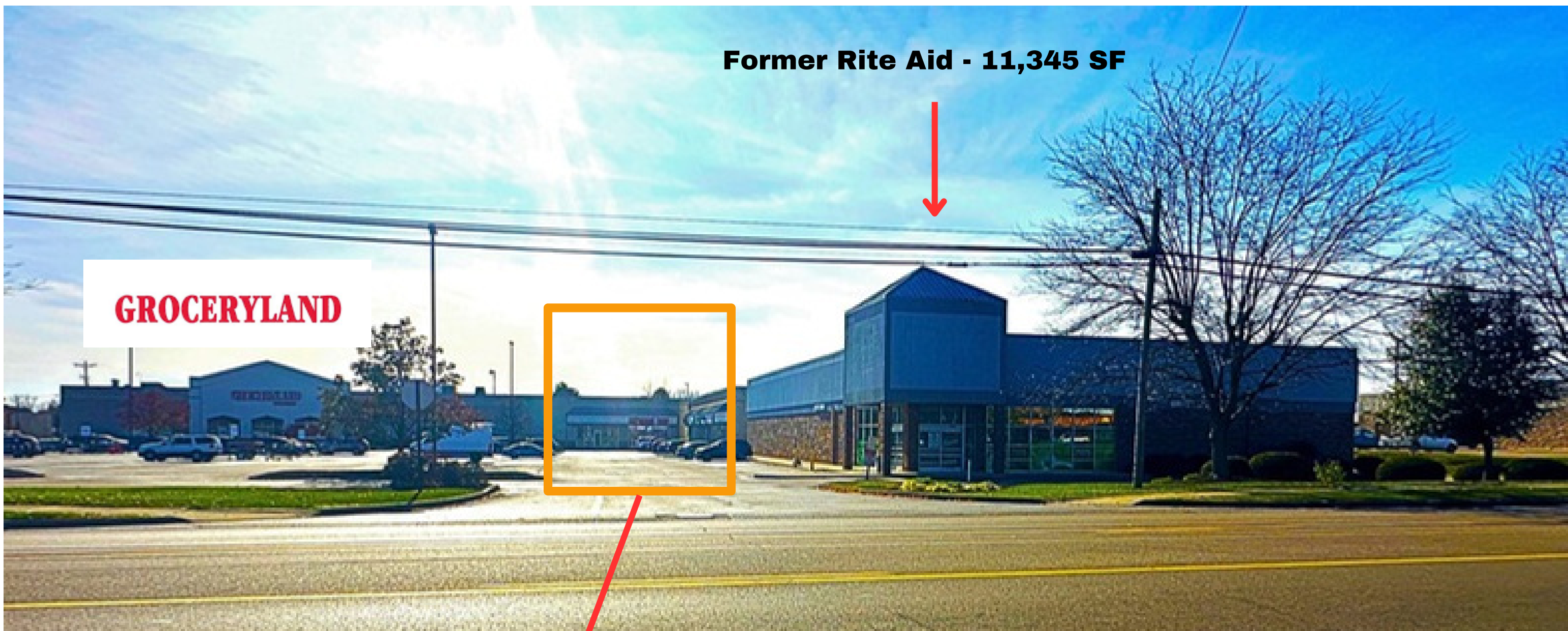
Crest
Commercial Realty

Retail / Office

FOR LEASE

New Lebanon Plaza

510-590 W. Main St.
New Lebanon, OH 45345



Property Highlights

West Dayton Submarket

- The mixed-use, retail strip center offers an excellent location in New Lebanon.
- Grocery anchored shopping center is 52,049 SF - Groceryland occupied 26,332 SF.
- Hard corner location offers excellent visibility and 800 feet of frontage.
- Located along US-35 with 10,000 VPD. 18-minutes from Dayton's downtown CBD
- Other tenants include Kettering Health Primary Care, Cassano's Pizza, Edward Jones, and Subway.
- Two retail suites + free-standing former Rite Aid building available For Lease.

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Retail - Unit 8

New Lebanon Plaza

3,215 SF

- The inline space is 3,215 SF.
- In shell condition - ready to be customized!
- High ceilings, glass-walled entrance.
- Ample parking and easy access.
- Lease Rate: \$12/SF, NNN.

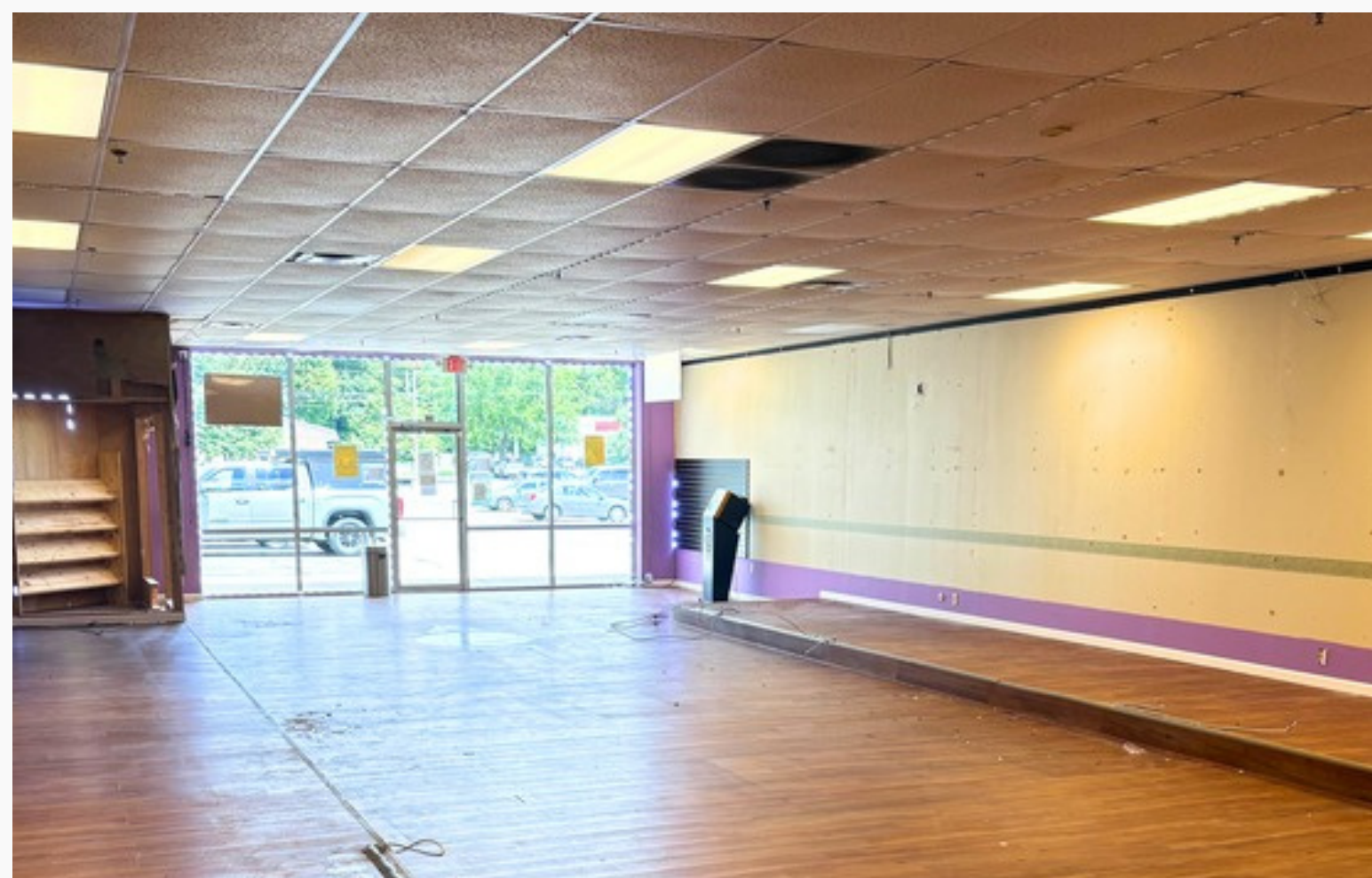


Retail - Unit

New Lebanon Plaza

2,400 SF

- Corner position suite is 2,400 SF.
- Former VIP Vape Shop is move-in ready.
- High ceilings, glass-walled entrance.
- Ample parking and easy access.
- Lease Rate: \$12/SF, NNN.



Former Rite Aid - Unit 5

New Lebanon Plaza



- Free-standing building was built in 1997 and is 11,345 SF.
- In a prominent position with excellent visibility - appealing to a variety of uses.
- Includes drive-thru, freezer/refrigeration units.
- Lease Rate: \$8/SF, NNN.



Former Rite Aid - Unit 5

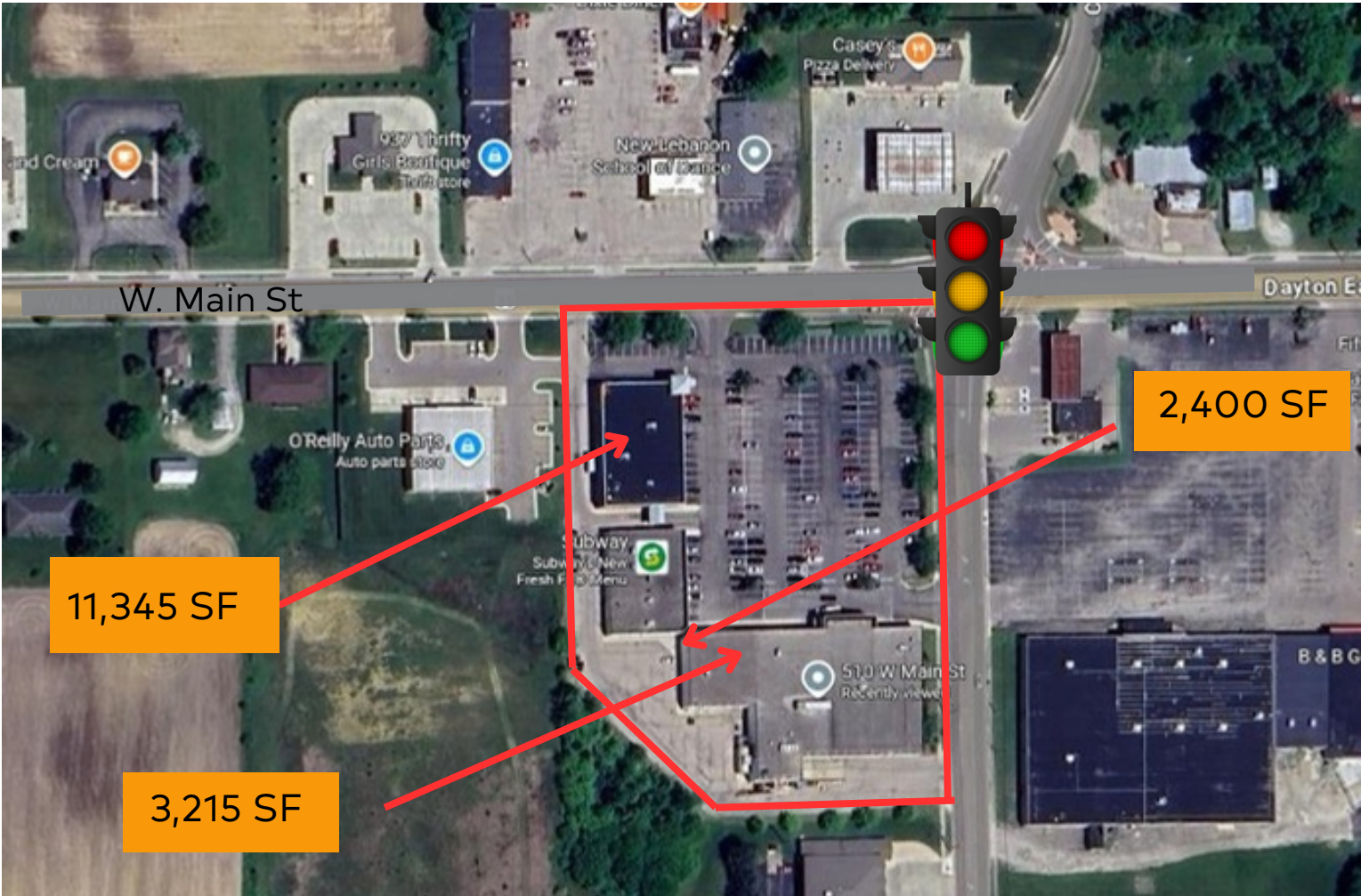
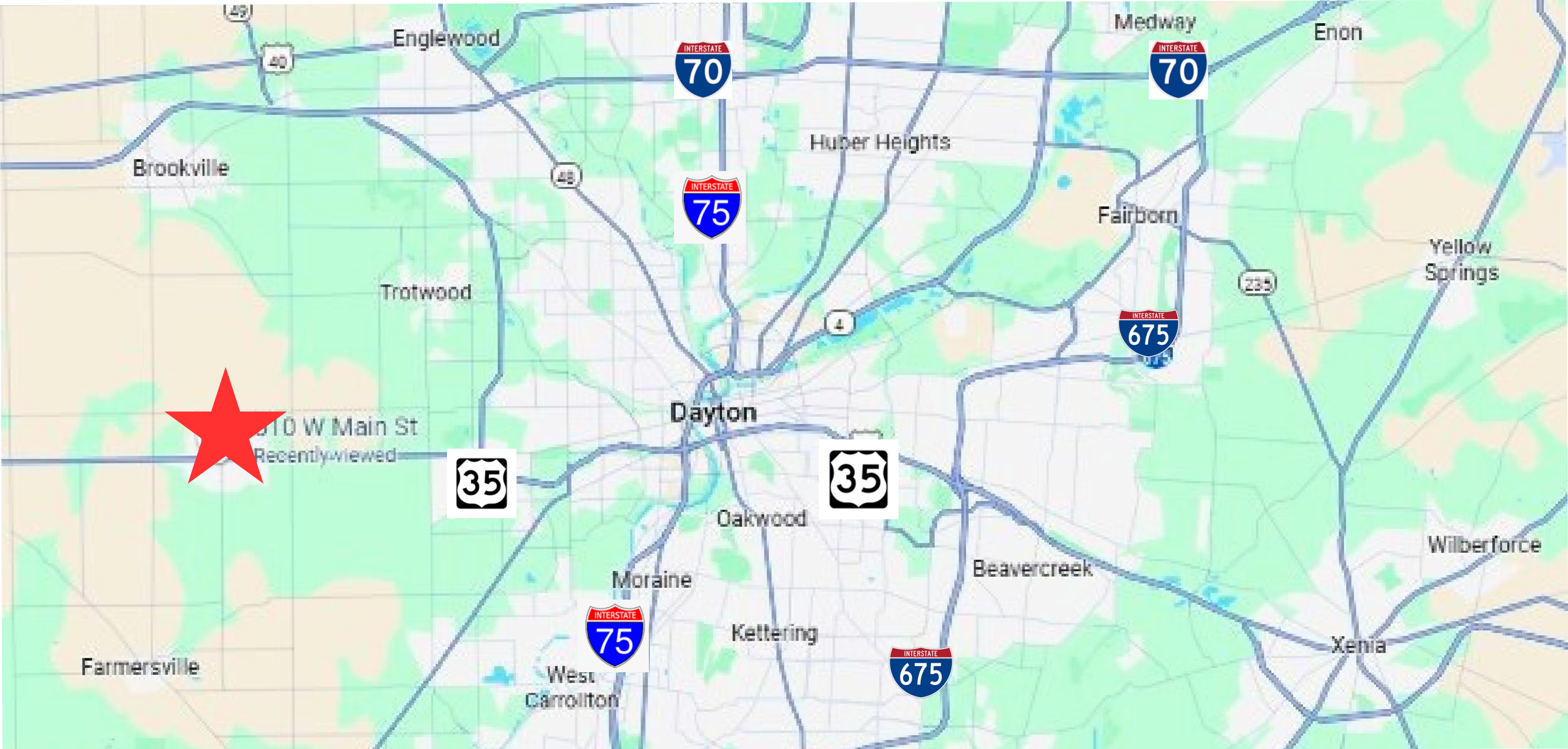


Demographics

New Lebanon Plaza

	2 miles	5 miles	10 miles
Population			
2024 Population	4,775	10,365	163,959
2029 Projection	4,669	10,065	164,114
Household Income			
Avg Household Income	\$63,046	\$75,874	\$65,963
Housing Value			
Medium Home Value	\$133,449	\$170,546	\$134,429

** Demographic information obtained from Costar, 2025.



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