INVESTMENT OPPORTUNITY! WAREHOUSE FACILITY 214 2ND STREET PIQUA, OHIO 45356



Property Highlights: Square Feet: 2,400 SF

Clear Height: 12' - 13'

- Sale Price: \$120,000
- Floor Drains
- 📀 Outside Storage
- 📀 Clear Span
- Offices
- 📀 Quick I-75 Access
- Air Compressor
- Cap Rate: 7.5%



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Drive-In Doors: One - 12' x 12'

INVESTMENT OPPORTUNITY! - WHS FACILITY



214 2ND STREET **PIQUA, OHIO 45356**

- Power: 240 Volts, 200 Amps, III Phase
- Land: 0.26 Acres
- Warehouse SF: 2,368 SF
- Office SF: 132 SF
- Roof: Metal
- Year Built: 1930
- Lighting: Fluorescent
- Column Spacing: Clear Span
- Utilities: City Water & Sewer
- HVAC Plant: Propane Overhead Heater
- Parcel Number: N44-099260
- **Annual Taxes:** \$175.76



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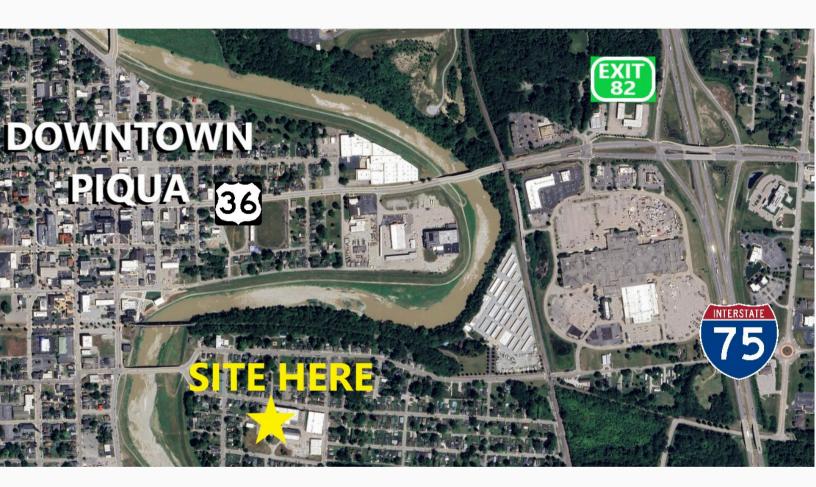
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INDUSTRIAL PROPERTY BROKERS

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