



This newer building offers premium office space from 12,332 sf which is easily dividable to as small as 5,500 sf. Existing office finishes have been upgraded. This location includes an oversized conference room and windows provide a generous amount of natural light. Other options on square foot size available, call mike.

Just off of I-75, 10 min. from downtown or 10 miles from Centerville/Washington Township. This high traffic location is located in the Hills and Dales area of Moraine 100 yards south of the Elbee Rd. Close to the intersections of Dorothy lane and Dixie and Dorothy lane and Springboro Pike.

Selling price : \$ 1,000,000  
Other Charges : Consult us  
Other Fees : Consult us  
Condition : B - Good  
Max space : 12322 Sq. Ft.  
Year Built : 1998  
Number of floors : 1  
Acreage : 2

*Availability date : 2011-03-17*

**Advantages :**

- Multi-Tenant
- Office Space

**Address :**

3131 Elbee,  
45439 MORAINE  
Zoning : M-1 Light Industrial

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