



**IRG**  
Industrial Realty Group, LLC

# FOR LEASE

9555 Springboro Pike, Miamisburg OH 45342

## The Pike

This office space property is in prime location in Miami Township, offering the advantage of no city income tax. Renovations underway include: a refreshed lobby, enhanced exterior lighting, a new signage plan with rebranding, and updated landscaping. High



## Property Details

|                         |                |
|-------------------------|----------------|
| <b>Total Sq. Ft.</b>    | 93,202         |
| <b>Avail. Sq. Ft.</b>   | 22,595         |
| <b>No. of Buildings</b> | 1              |
| <b>Acres</b>            | 14             |
| <b>Rail Access</b>      | Array          |
| <b>Zoning</b>           | M-1 Commercial |
| <b>Ceiling Height</b>   | 9              |
| <b>Car Parking</b>      | 246            |