

**FOR SUBLEASE**

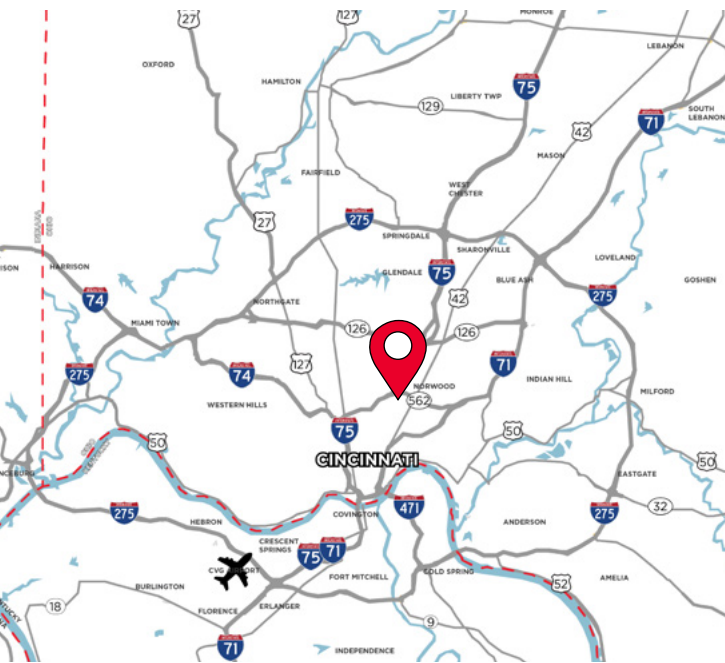
# 5139 KIELEY PLACE

CINCINNATI, OH 45217



**OFFICE/WAREHOUSE**

**FOR SUBLEASE: \$6.50/ SF Gross**



## **PROPERTY HIGHLIGHTS**

- 10,000 SF Available
- (1) Drive-in Door
- 20' Ceiling Height
- Flexible/Short-Term Deals
- Great for Overflow Storage
- Zoned B4 - General Business District
- Located in the St. Bernard neighborhood of Cincinnati
- Easy accessibility to I-75, I-74 & I-71

For more information, contact:

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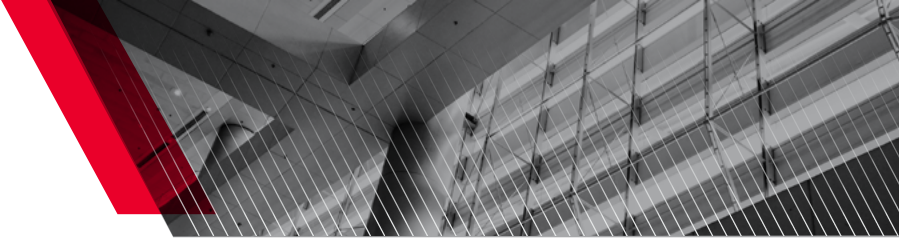
## BUILDING SPECIFICATIONS

<b>LOCATION</b>	Cincinnati, OH (Hamilton County)	<b>DRIVE-IN DOORS</b>	(1) 12' x 10'
<b>BUILDING SIZE</b>	59,530 SF	<b>ELECTRIC</b>	480v, 3 phase 1200 amp - Bus duct throughout
<b>AVAILABLE SIZE</b>	10,000 SF (200' x 50')	<b>MISC.</b>	Big Ass Fan; (2) unit heaters
<b>YEAR BUILT</b>	1953	<b>ELECTRIC/GAS</b>	<a href="http://www.duke-energy.com">www.duke-energy.com</a>
<b>CLEAR HEIGHT</b>	20'	<b>WATER/SEWER</b>	<a href="http://www.cincinnati-oh.gov/water/">www.cincinnati-oh.gov/water/</a>
<b>FLOORS</b>	6" Concrete	<b>TELEPHONE</b>	<a href="http://www.altafiber.com">www.altafiber.com</a>
<b>ROOF</b>	New roof in 2023	<b>DATA</b>	<a href="http://www.spectrum.com">www.spectrum.com</a> <a href="http://www.altafiber.com">www.altafiber.com</a>

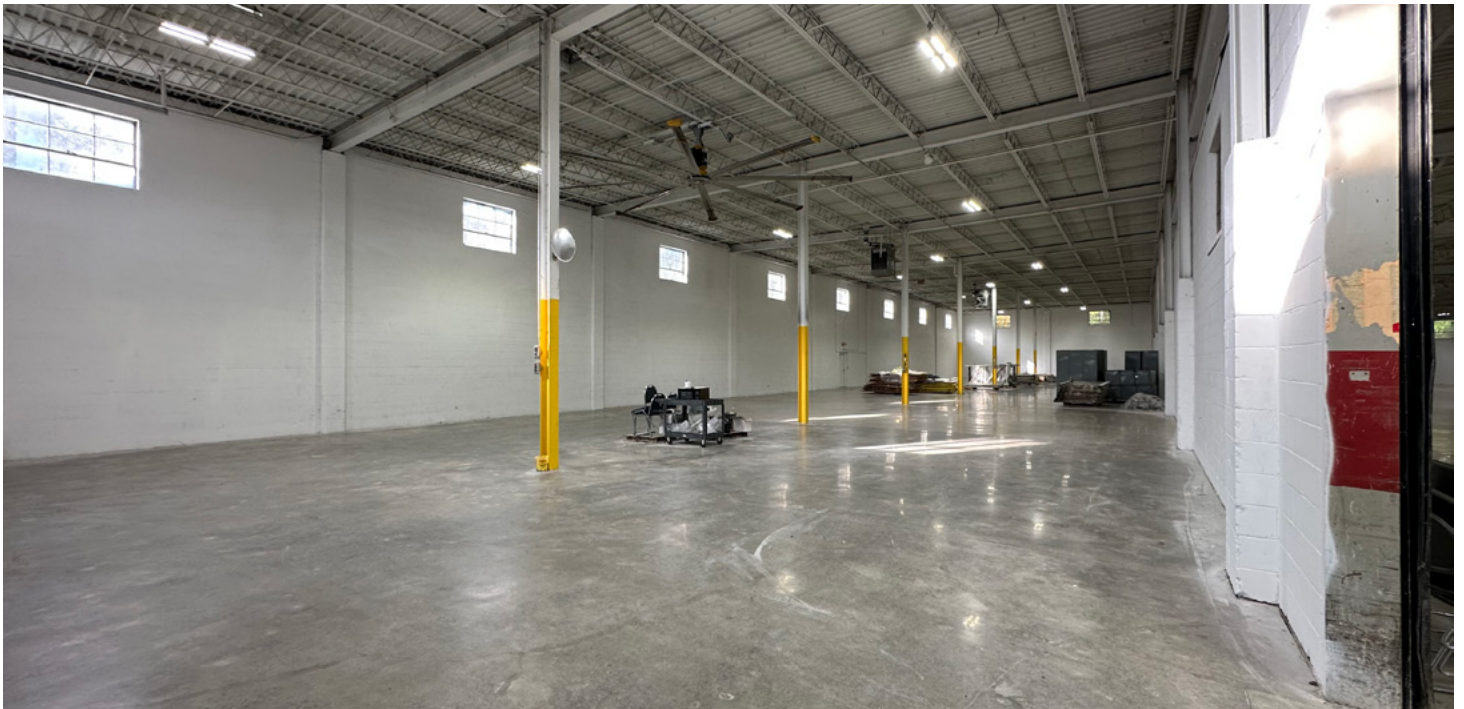




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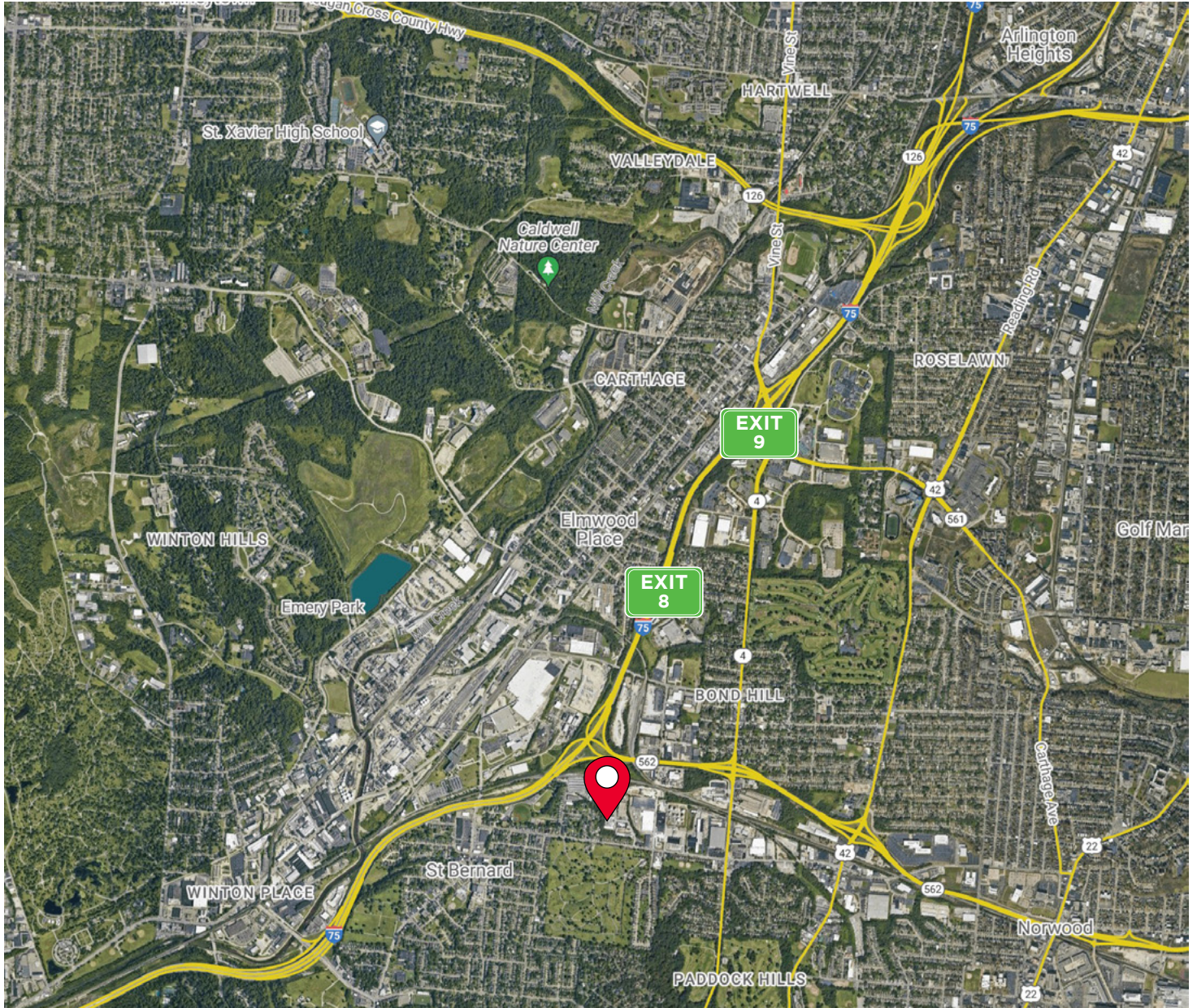
**BUILDING PHOTOS**





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**AERIAL LOCATION**



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