



Industrial For Sale

Springfield Cartage Main Warehouse & Office

**1546 Stanley Avenue
Dayton, OH 45404**



77,118 Sq. Ft. industrial facility located just north of Downtown Dayton, within minutes of I-75, I-70 and Dayton International Airport. Built in 1961 and extensively renovated in 1971 & 1991. 7,000 sq. ft. office with AC, 12'-14' ceiling, 100% wet sprinklered, metal halide lighting, gas heat, 30'x40' column spacing, 6" concrete floor, 5 Docks, 1 drive in door, 480 V/1000 KVA power.

[Map & Directions](#)

For more information contact:

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Listing Price: \$1,750,000

County: Montgomery

Municipality: Dayton

Current Zoning: I-1 Light Industrial

Total Sq. Ft.: 77,118

Office Area: 7,000

Construction: Masonary

Year Built: 1961, 1971, 1991, 2006

Stories: 1

List Price Per Sq. Ft.: \$22.69

City Income Taxes: Dayton

Land Area: 4.9 acres +/-

Electric: 1000 KVA 480 V

Utilities Available: Electric gas water sewer

Dock Doors: 5

of Overhead Doors: 1

Ceiling Height: 12' 14'

Parking: 200+

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