



## Industrial Property For Sale

### Thurman Building

1700 Bauer Ave.  
Dayton, OH 45420



Industrial building in great location in Kettering, Ohio. 3,780 sq. ft. with approximately 600 sq. ft. of office area. 3-phase electric service. Two overhead doors. Oversize 2-car garage included.

[Map & Directions](#)

For more information contact:

**[Dave Dickinson](#)** at **937-572-1222** or **Email: [ddickinson@hricommercial.com](mailto:ddickinson@hricommercial.com)**



**Listing Price:** \$139,900

**County:** Montgomery

**Municipality:** Kettering

**Current Zoning:** I

**Total Sq. Ft.:** 3,780

**Office Area:** 600

**Construction:** Cinder block

**Year Built:**

**Stories:** One

**List Price Per Sq. Ft.:** \$37

**City Income Taxes:** Yes

**Land Area:** .265

**Electric:** 240 3-phase

**Utilities Available:** Gas & electric

**# Dock Doors:** 2

**# of Overhead Doors:**

**Ceiling Height:**

**Parking:** Private

"The information submitted herein is not guaranteed. Although obtained from reliable sources, it is subject to error, omissions, prior sale and withdrawal from the market without notice"