



BERKSHIRE HATHAWAY
HomeServices
Professional Realty

FOR LEASE

1101-1121 E 2ND ST & FRONT ST

Dayton , OH 45403



For More Information:

3000 Far Hills Ave
Kettering, OH 45429

BERKSHIRE HATHAWAY COMMERCIAL DIVISION
Laurie Westheimer
laurie@twgdayton.com
(937) 344.3478



OFFERING SUMMARY

Available SF: 950 SF

Lease Rate: \$12.00 SF/yr (Full Service)

Lot Size: 2.39 Acres

Building Size: 200,000 SF

PROPERTY OVERVIEW

Available for lease is a 950 SF space located in building 200, Door 4E, Space 200-1160. Rent is \$950 per month with a month-to-month term. One month security deposit is due at lease signing. Rent also includes heat, water, and basic electricity of lights and minor appliances. Tenants who wish to install a window A/C unit and/or have heavy electrical equipment subject to additional electrical charges. Common area maintenance is also included in the rent.

LOCATION OVERVIEW

Front Street is proud to be the largest community of artists, artisans, and small business owners in Dayton, Ohio since 1965. Our complex has seen decades of creative energy including musicians, skateboarders, visual artists and more!

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Property Type	Industrial
Property Subtype	Warehouse/Distribution
APN	R72-01101-0001
Building Size	200,000 SF
Lot Size	2.39 Acres

Front Street is proud to be the largest community of artists, artisans, and small business owners in Dayton, Ohio since 1965. Our complex has seen decades of creative energy including musicians, skateboarders, visual artists and more!

Today, visitors can come to Front Street seven days a week and experience the behind the scenes work of nearly 150 talented artists and artisans. Tour workshops and studios belonging to woodworkers, painters, sculptors, textile artists, blown and fused glass artists and more. Buy art, handmade gifts, and more directly from the artist, galleries, boutiques, and gift shops!

Whether you're looking for artwork or vintage ware, furniture or tropical fish, a cafe, a hair salon, or the Dirty Gym, you can find it at Front Street!

Front Street is the largest community of Artists and Artisans in the Dayton Region since 1965. At Front Street, creatives collaborate with one another to bring ideas to life. The Front Street community networks with one another and the region's art scene to help promote each other's work as well as bring awareness to the rich art scene here in Dayton. Management has developed a website, social medial outlets, a monthly newsletter along with monthly events to help creatives promote their businesses. Front Street provides a safe environment where everyone is welcome and can feel at home 24/7 while working in their studio



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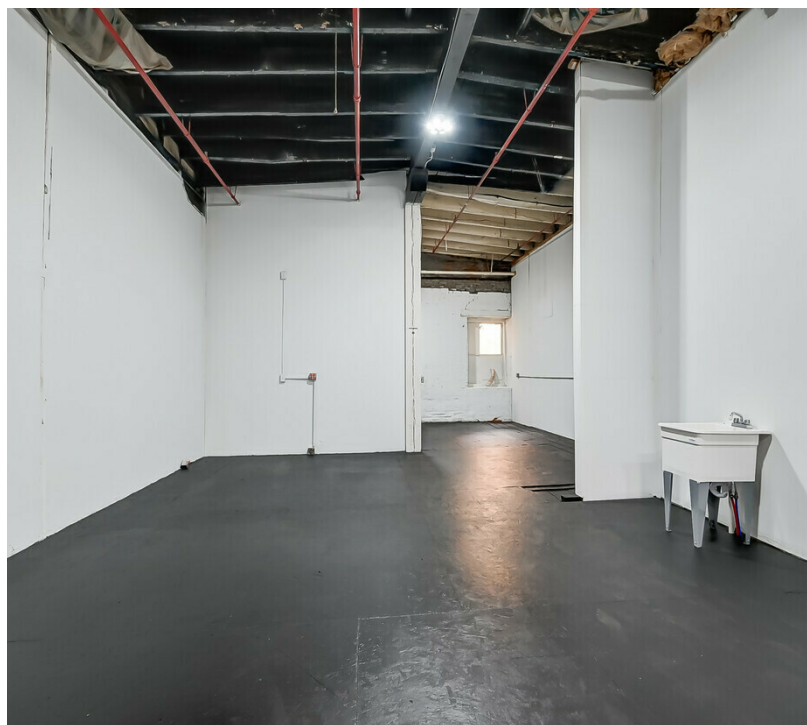
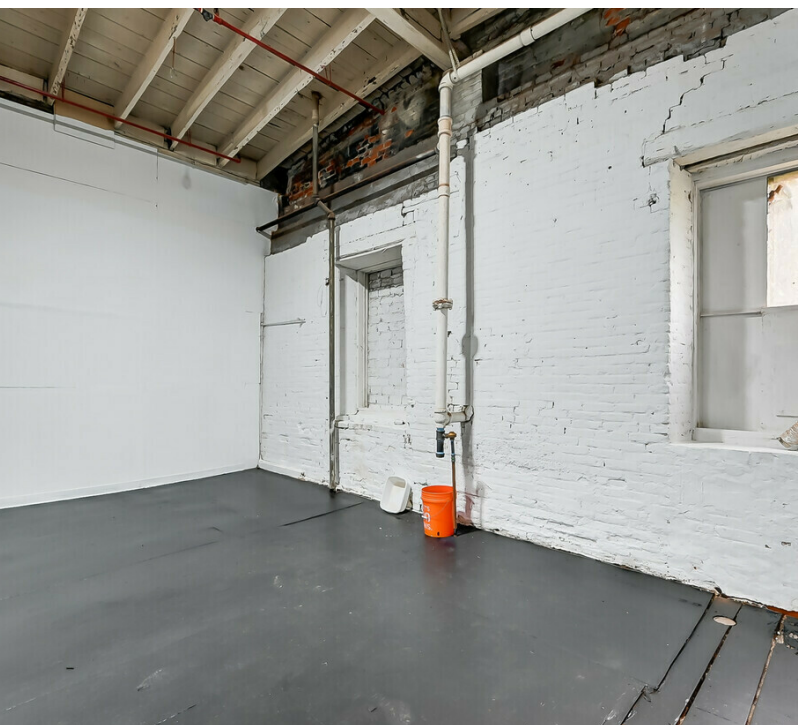
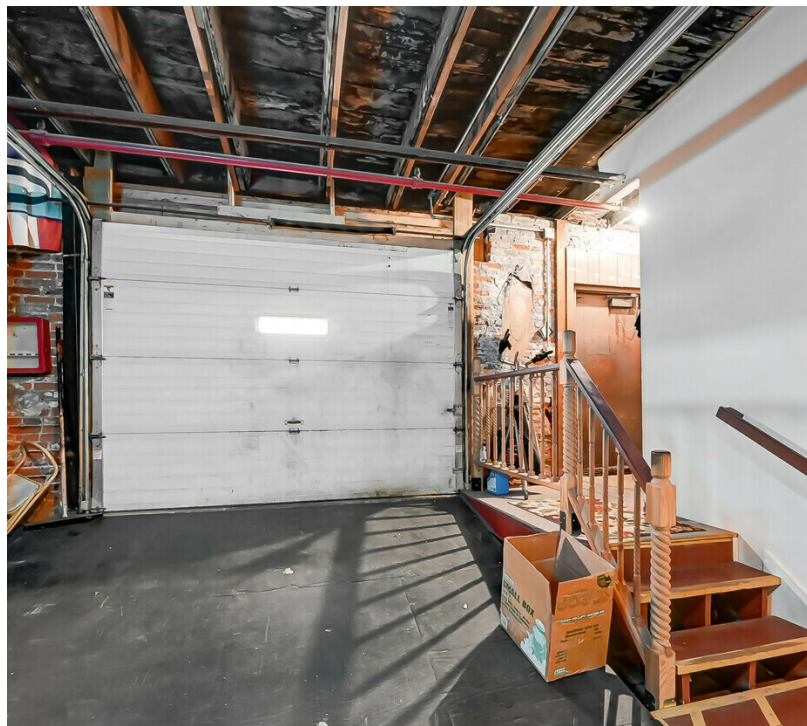
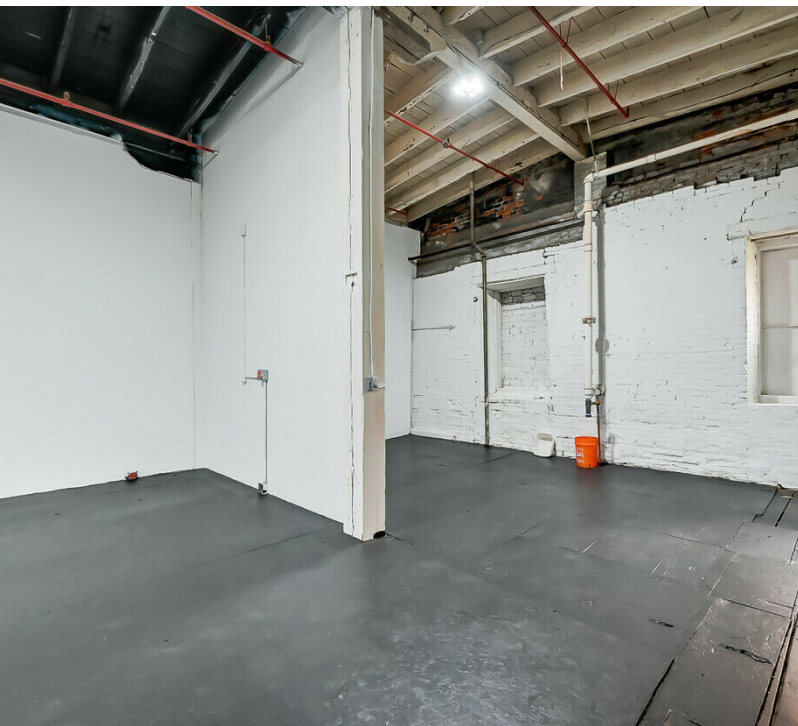
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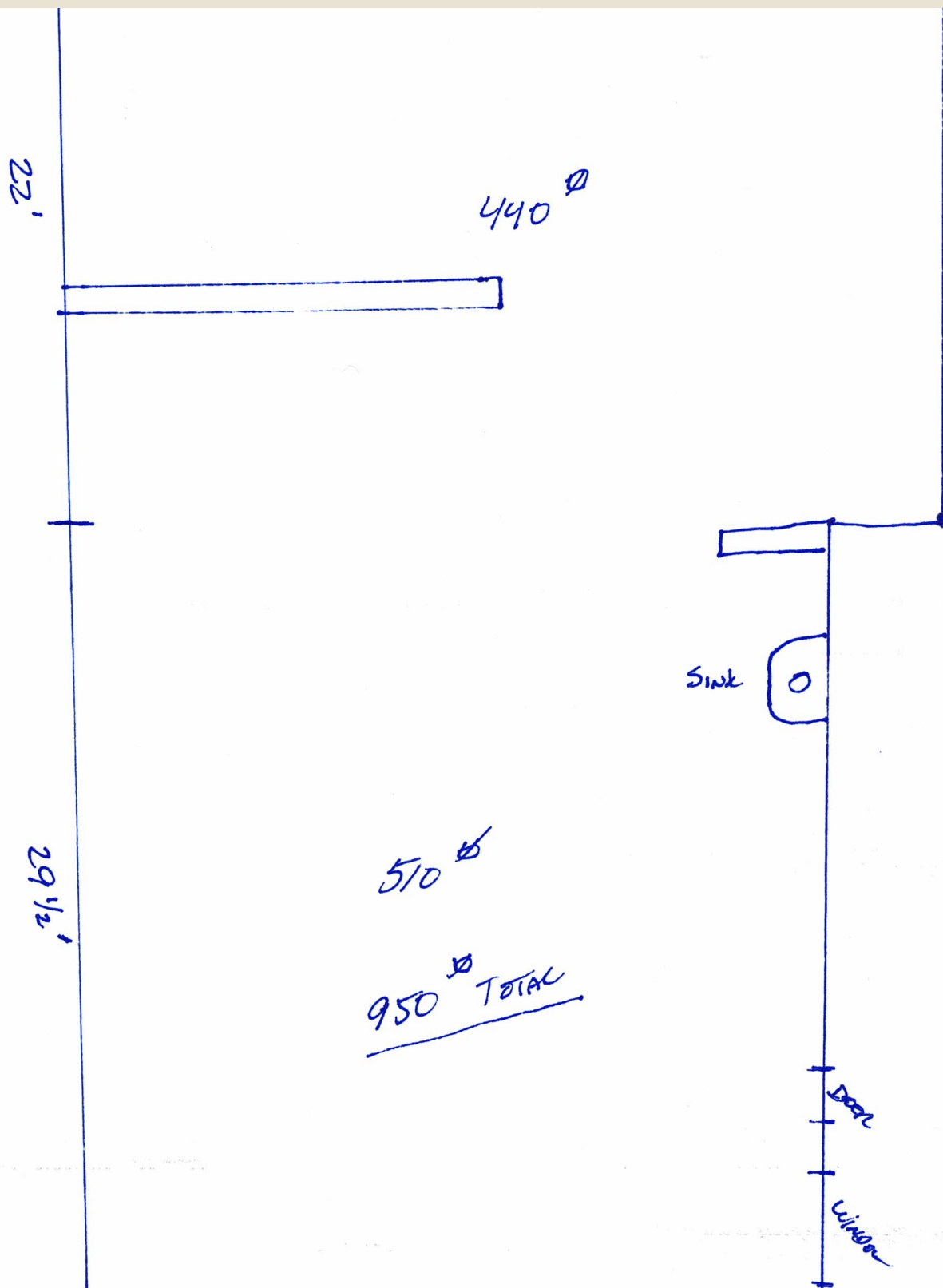
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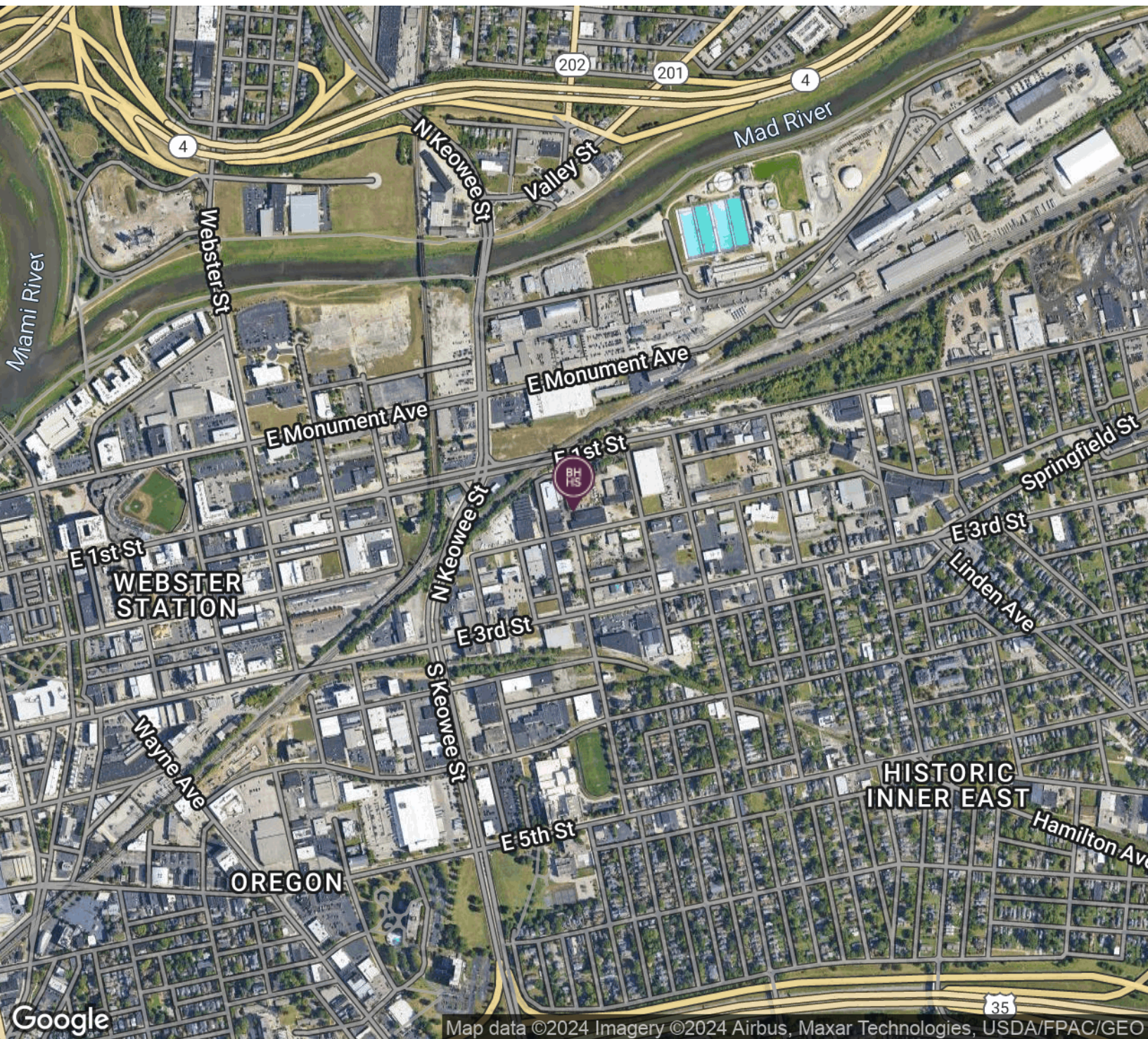
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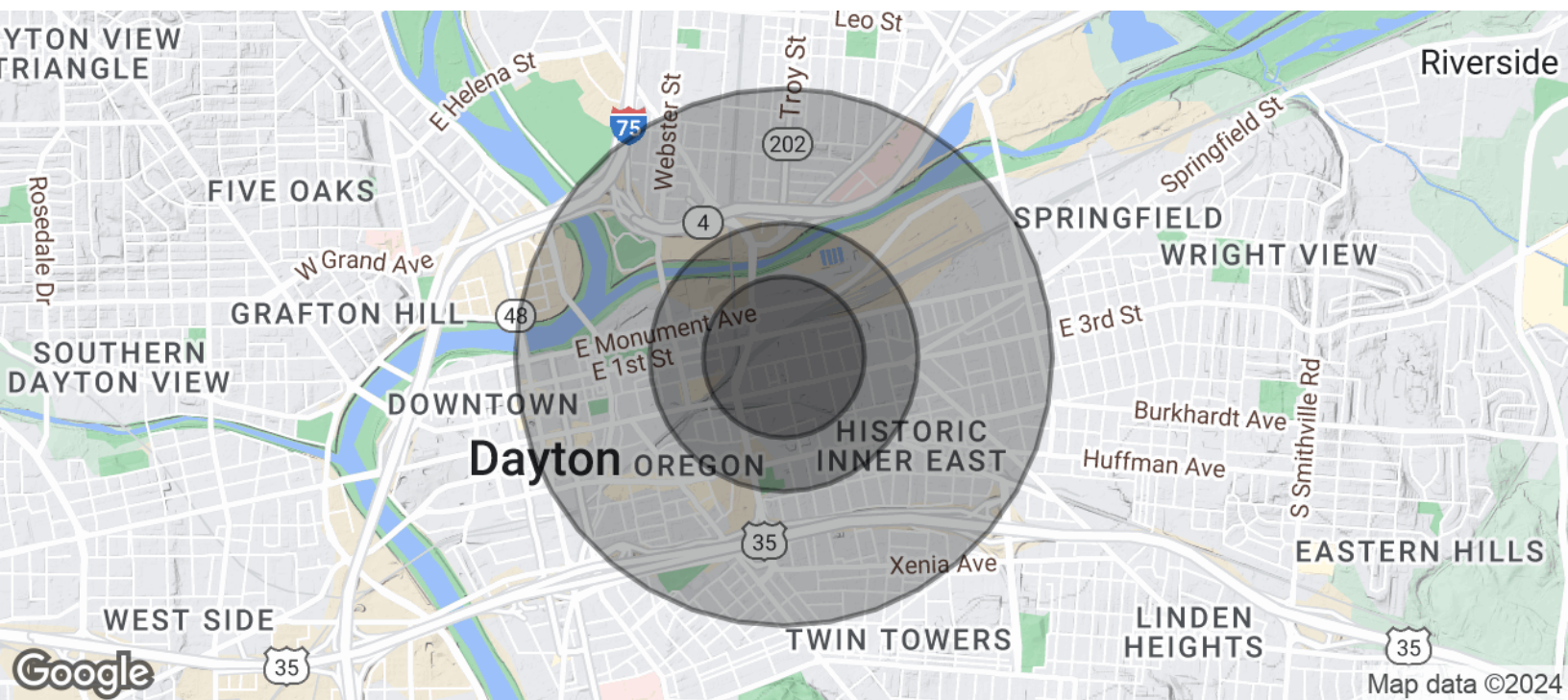
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	54	1,263	11,077
Average Age	40	40	39
Average Age (Male)	40	40	39
Average Age (Female)	39	40	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	23	593	5,437
# of Persons per HH	2.3	2.1	2
Average HH Income	\$67,877	\$61,577	\$59,247
Average House Value	\$218,735	\$186,786	\$165,677

Demographics data derived from AlphaMap

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