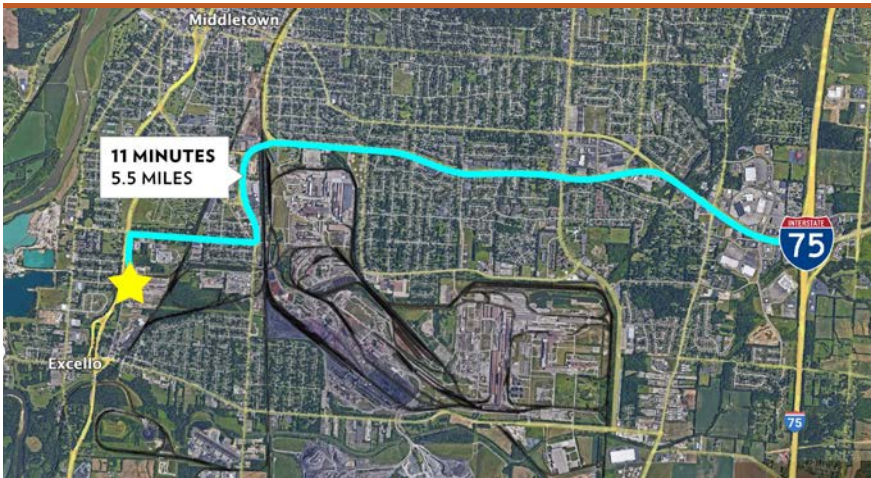




2601 SOUTH VERITY PARKWAY MIDDLETOWN, OH 45044 - BLDG. 25, 26, 27 AVAILABLE FOR LEASE



PROPERTY HIGHLIGHTS



5,700 SqFt - 17,360 SqFt

- Located in City of Middletown 5.5 miles from I-75
- Outdoor storage (1-10+ acres) and expansion available
- Clear span storage building with grade level access
- \$4.95/SqFt NNN - \$6.25/SqFt NNN + \$0.76/SqFt OpEx/CAM pending suite size
- Spaces available for 5,700 SqFt - 17,360 SqFt
- Available 1/1/2023



CLICK HERE FOR AERIAL VIDEO

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BROCHURE DESIGNED BY NICK TEDESCHI. CONTACT NICK AT HELLO@DESIGNEDBYNICK.COM OR 781-752-9699 TO DISCUSS YOUR MARKETING NEEDS.

MIDD CITIES INDUSTRIAL PARK

BUILDINGS 25, 26, 27

PROPERTY DETAILS (BLDG. 25)

Total SqFt:	5,700
Office SqFt:	None; To Suit
Clear Height:	8'-21'
Lighting:	Metal Halide/Fluorescent
Column Spacing:	Clear span
Drive-in Door:	One (1) - 16'x16'
Heat:	Natural gas-fired unit heaters
Electric Service:	120/240 volt, 3-phase, 100+ amps
Restrooms:	None; To Suit

PROPERTY DETAILS (BLDG. 26)

Total SqFt:	5,700
Office SqFt:	+/- 1,500
Clear Height:	8'-21'
Lighting:	Metal Halide/Fluorescent
Column Spacing:	Clear span
Drive-in Door:	One (1) - 10'x10'
Heat:	Natural gas-fired unit heaters
Electric Service:	120/240 volt, 3-phase, 100+ amps
Restrooms:	None; To Suit

PROPERTY DETAILS (BLDG. 27)

Total SqFt:	5,960
Office SqFt:	None; To Suit
Clear Height:	8'-21'
Lighting:	T-5's
Column Spacing:	Clear span
Drive-in Door:	One (1) - 16'x14'
Heat:	Natural gas-fired radiant heaters
Electric Service:	120/480-volt, 3-phase, 400 amps
Restrooms:	One (1)



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MIDD CITIES INDUSTRIAL PARK

BUILDINGS 25, 26, 27

FLOOR PLAN



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MIDD CITIES INDUSTRIAL PARK

BUILDINGS 25, 26, 27

SITE PLAN



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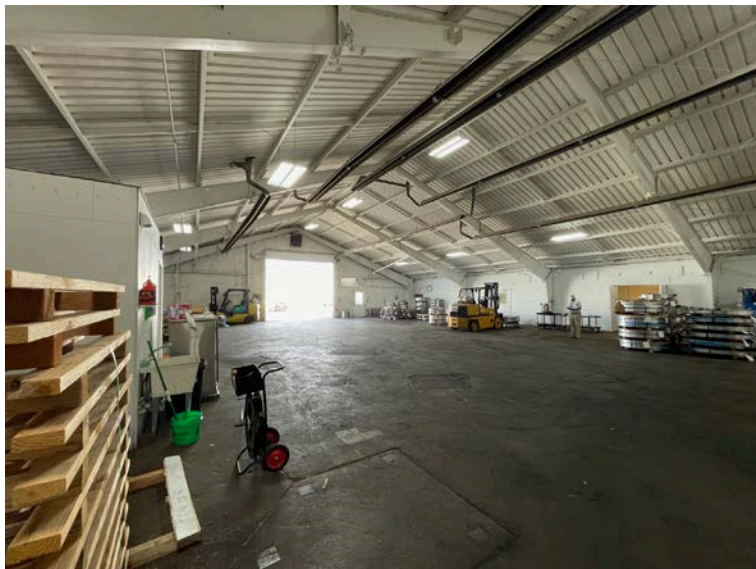
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MIDD CITIES INDUSTRIAL PARK

BUILDINGS 25, 26, 27

PROPERTY PHOTOS



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