



**NEW 9,928 SQ. FT. BUILDING  
6,200 SQ. FT. OF SHOWROOM  
2,728 SQ. FT. OF SHOP AREA  
1,000 SQ. FT. OF OFFICE**

- 2.21 acres (additional 1 acre available)
- Constructed in 2004
- 1/4 mile to Wal-Mart, Lowe's, Menard's
- 100% air conditioned
- 1 minute to I-75

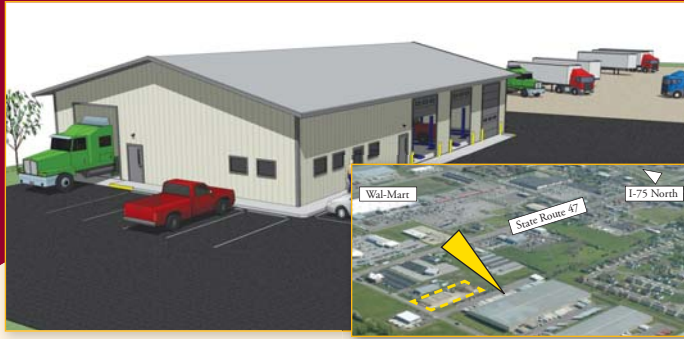
1101 North Vandemark Rd., Sidney, Ohio

# COMMERCIAL

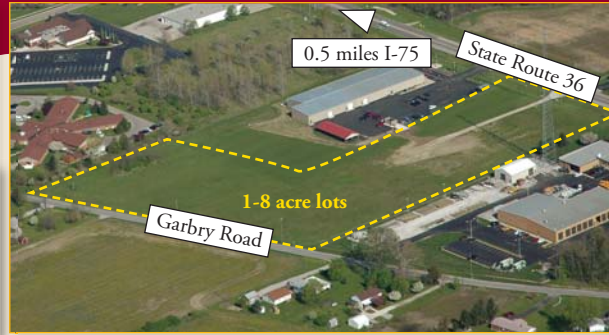
937.658.4403

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# New properties - Just Listed!



**NEW 6,000 sq. ft. Building on 2.3 acres**  
**Truck/Auto Service Center or Machine Shop**  
Sidney, Ohio



**1-8 Acres Retail / Offices**  
0.13 miles from Wal-Mart, Home Depot  
Piqua, Ohio



**0.85 Acre I-75**  
**Commercial lot**  
Exit 90 – Sidney, Ohio



**Tim Echemann, CCIM**  
**937.658.4403**

[echemann@industrialproperty.biz](mailto:echemann@industrialproperty.biz)

Call Tim today for information on other  
property offerings or visit our website.

[www.industrialproperty.biz](http://www.industrialproperty.biz)



**Call Tim today!**

All information furnished is from sources believed to be reliable, and is subject to error, omissions, change of terms and conditions prior to sale, lease, or financing, or withdrawal.

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