

## LAND AVAILABLE

# Park 63 Industrial Park

Edison Drive, Monroe, Ohio

More than 30 acres available.  
Just minutes from SR 63 and  
four miles to I-75. Zoned L-1,  
light industrial.



### Property

2 - 30 Acres Available  
4 Miles to I-75, at SR 63 Exit  
Approx. 20,000 Cars Per Day



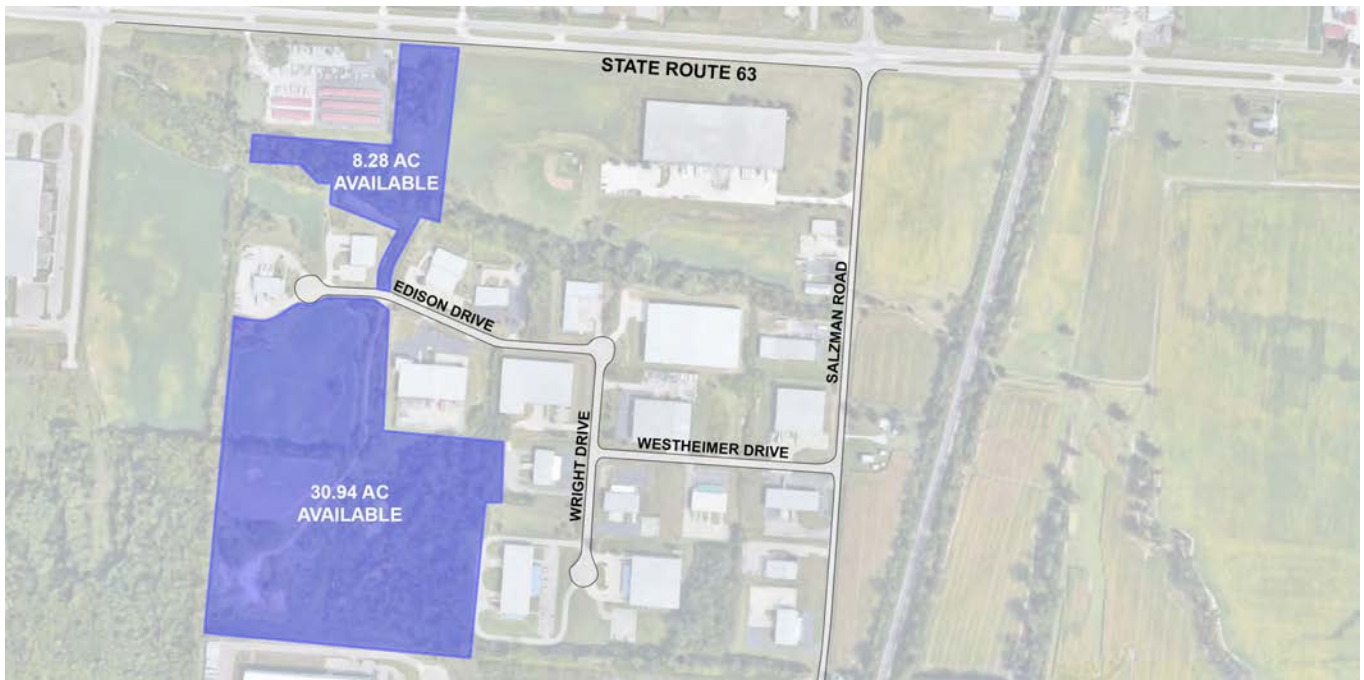
### Details

Zoned Commercial & Industrial  
All Utilities Available  
Will Build-to-Suit to Own or Lease



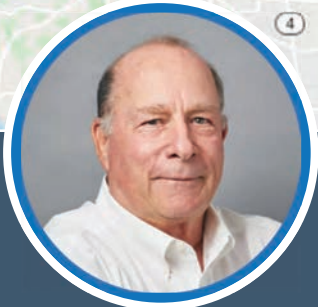
### Highlights

Incentives Possible from City,  
County & State  
Great Access to Serve Both  
Dayton & Cincinnati Markets





**Park 63 Industrial Park, Edison Drive, Monroe Ohio**



**John Westheimer**  
President

**FOR MORE  
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**Westheimer**

REAL ESTATE

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