

Office Space for Lease

RICHARD
FLAGEL REALTY
INC.

RETAIL • OFFICE
SALES • LEASING • MANAGEMENT



Rahn Fountain Plaza 5450 Far Hills Ave. Kettering, OH 45429

Elden Young
937-433-4123 ext. 208
937-433-4093 (Fax)
eyoung@flagelrealty.com
www.flagelrealty.com

623sf - 2,279sf second floor space available

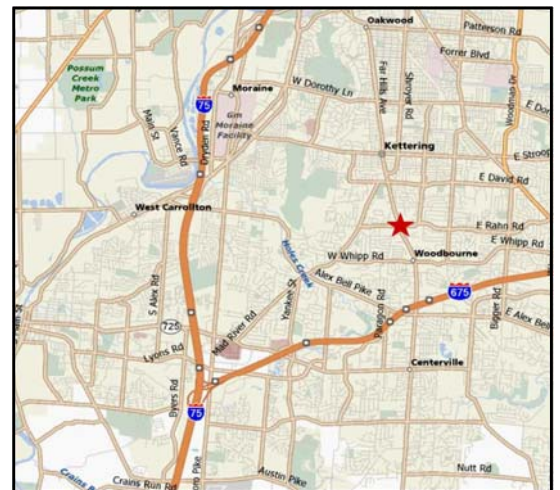
First Floor - Fully Leased

Easy access to I-675/ I-75

Rent includes utilities and janitorial

Tenant Improvement Allowance - Available to qualified tenants

Elegant staircase for access to second floor



Demographics:

<i>Population</i>	<i>Average Household Income</i>
1 Mile - 6,626	1 Mile - \$ 96,206
3 Mile - 74,013	3 Mile - \$ 83,996
5 Mile - 186,676	5 Mile - \$ 186,676



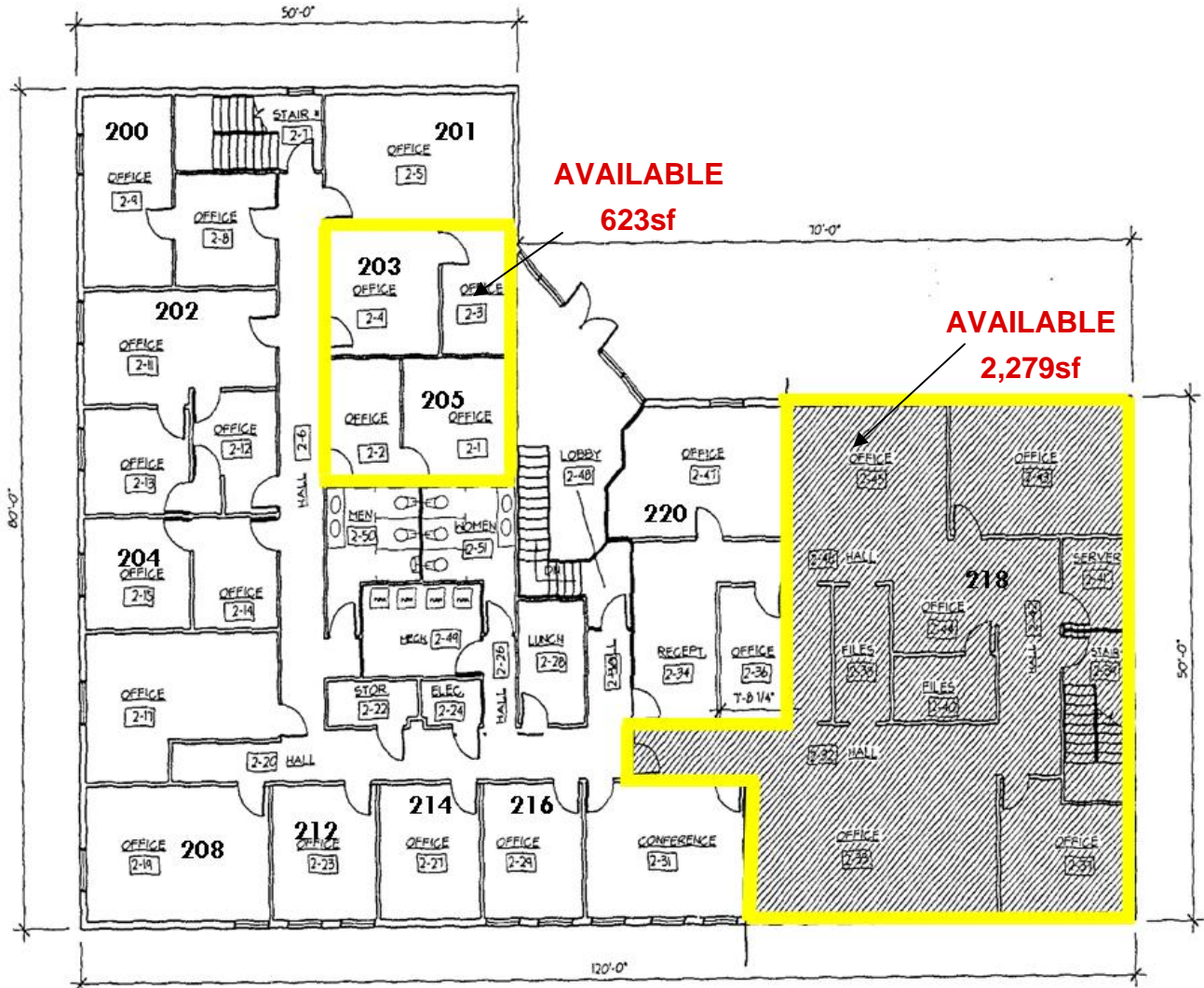
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"The information submitted herein is not guaranteed. Although obtained from reliable sources,
it is subject to errors, omissions, prior sale and withdrawal from the market without notice."



Member
International Council of
Shopping Centers

Rahn Fountain Plaza - Building 5450 623sf* - 2,279sf* Available

2nd Floor



Drawing not to scale

Includes a pro rata share of Common Area

***Rentable**

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3/10/2011

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