

# Investment Property For Sale

**RICHARD  
FLAGEL REALTY  
INC.**

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## **Normandy Pointe Office Park** **314 Regency Ridge Dr.** **Dayton, OH 45459**

2,067sf Office Condominium

For Sale - Fully Leased!

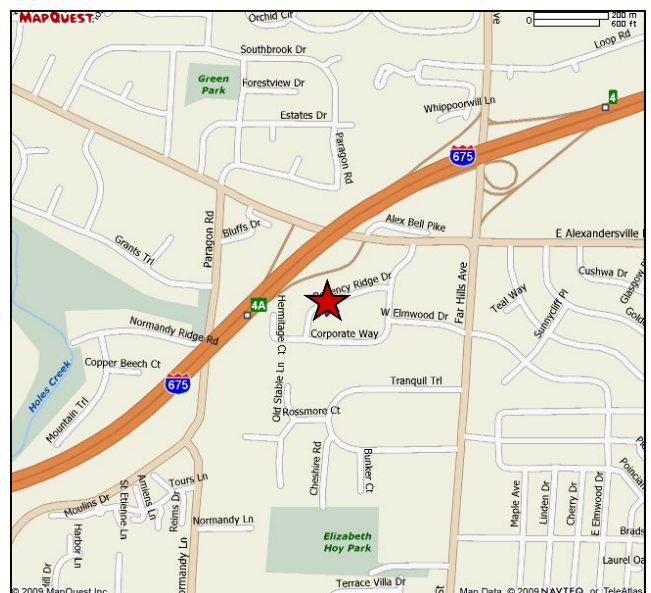
Owner says, "Make Offer!"

A+ Office Complex

In Washington Township -

No City Income Tax

Easy Access to I-675



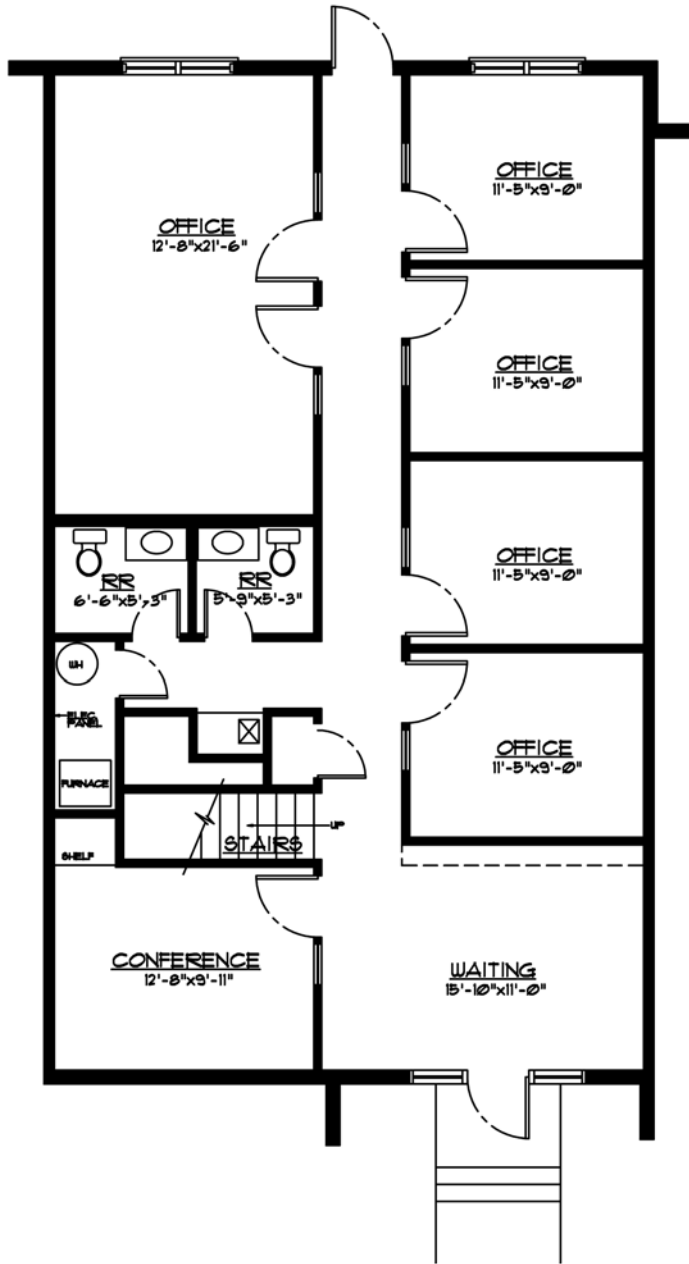
8120 Washington Village Drive, Dayton, Ohio 45458 • 937-433-4123 • 937-433-4093 Fax  
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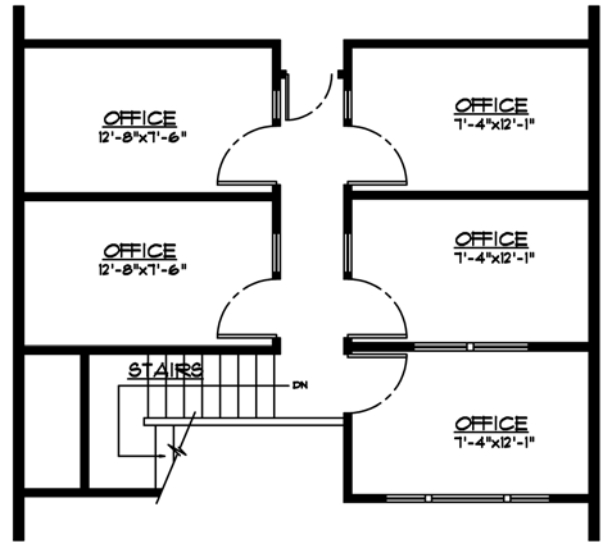
314 Regency Ridge Dr.

2,067 sf Available

Fully Leased!  
Tenant pays own utilities.  
Great Investment!



FIRST FLOOR PLAN  
NOT TO SCALE



SECOND FLOOR PLAN  
NOT TO SCALE