

AVAILABLE

1000 Shiloh Springs Rd Dayton, OH 45415



NABergman

Retail | 20,718 SF

- \$1,600,000
- 20,718 SF Total
- Service Area, Showroom and Offices
- Zoned B-PUD

DEMOGRAPHICS

STATS	POPULATION	AVG. HH INCOME
1 MILE	5,669	\$47,164
3 MILES	61,196	\$49,784
5 MILES	127,924	\$46,766

* Figures shown represent estimates

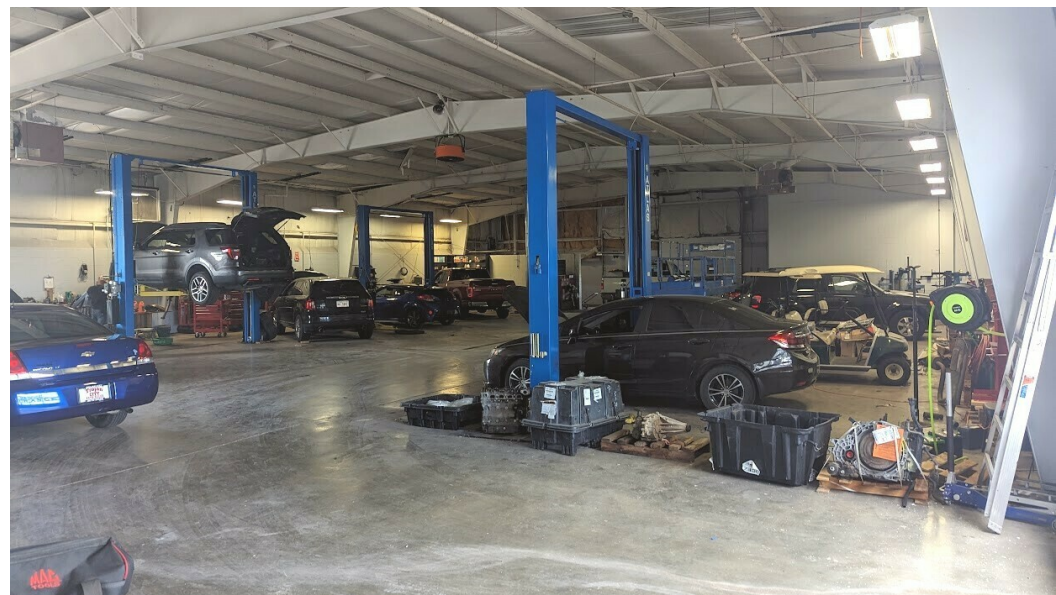
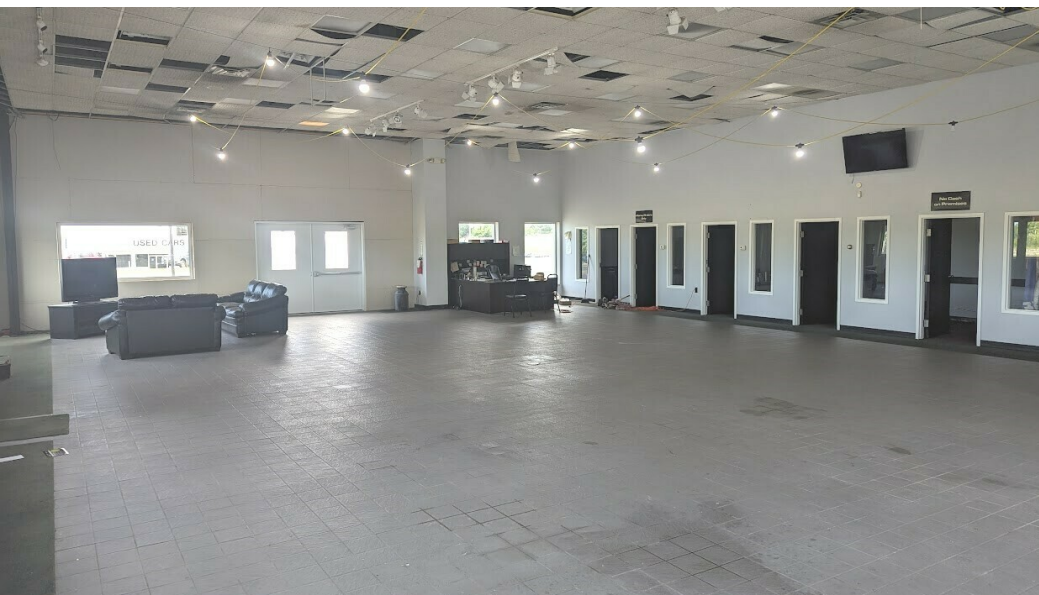


✉ **Scott Kaster**
+1 937 673 4366
scott@bergman-group.com

✉ **David Dickinson**
+1 937 572 1222
ddickinson@bergman-group.com

AVAILABLE

1000 Shiloh Springs Rd Dayton, OH 45415



No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.



Scott Kaster

+1 937 673 4366

scott@bergman-group.com



David Dickinson

+1 937 572 1222

ddickinson@bergman-group.com

NABergman

AVAILABLE

1000 Shiloh Springs Rd Dayton, OH 45415



No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

✉ **Scott Kaster**
+1 937 673 4366
scott@bergman-group.com

✉ **David Dickinson**
+1 937 572 1222
ddickinson@bergman-group.com

NABergman

AVAILABLE

1000 Shiloh Springs Rd Dayton, OH 45415



DAYTON, OH

The Dayton Region sits at the intersection of I-70 and I-75, giving it access to one of the most highly traveled intersections in the United States. In fact, the Dayton Region is within 600 miles of 53% of the U.S. population and 60% of workers currently employed in the manufacturing industry, providing short commutes to major markets.

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

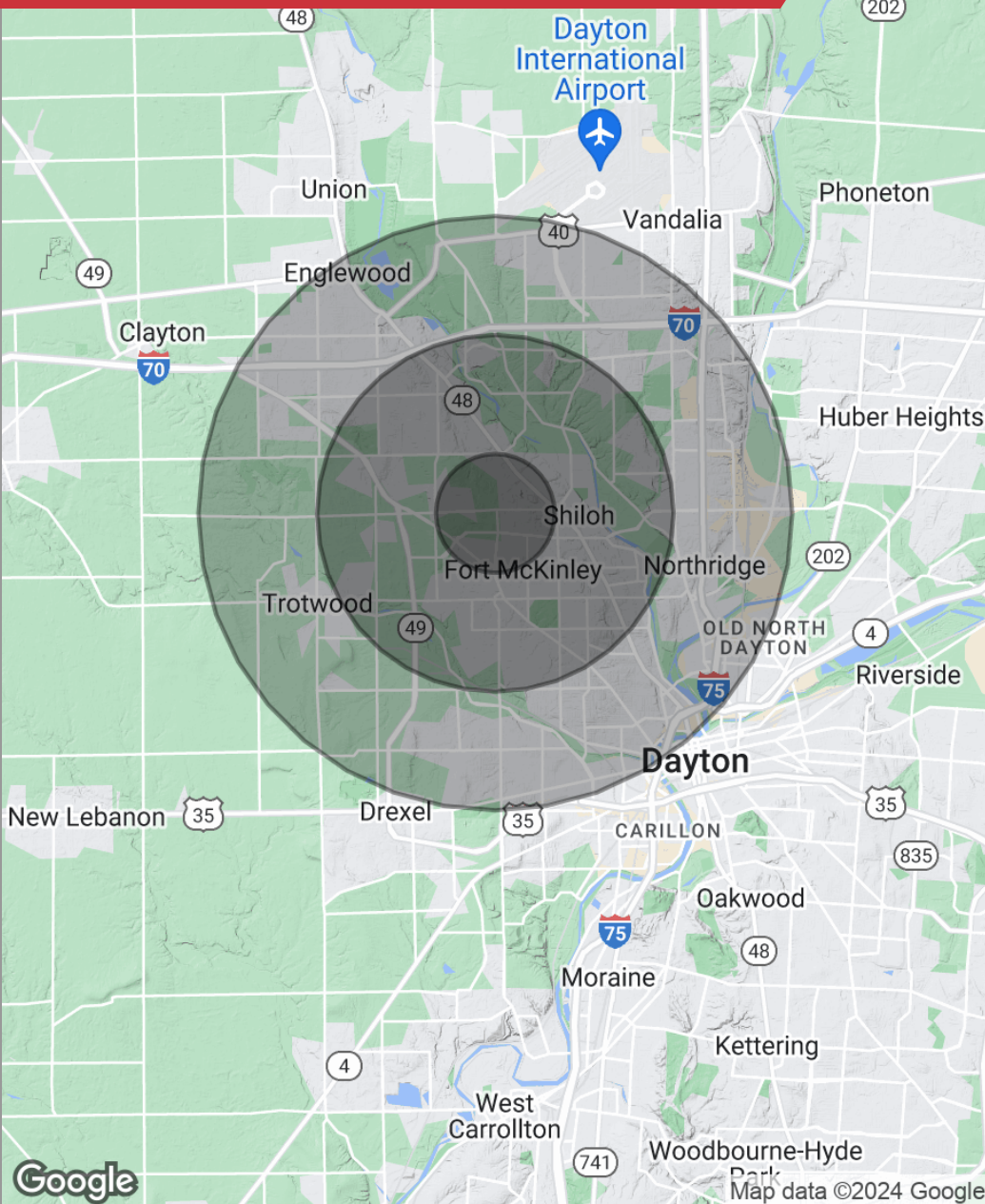
✉ **Scott Kaster**
+1 937 673 4366
scott@bergman-group.com

✉ **David Dickinson**
+1 937 572 1222
ddickinson@bergman-group.com

NABergman

AVAILABLE

1000 Shiloh Springs Rd Dayton, OH 45415



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	5,669	61,196	127,924
Median age	48.0	42.4	41.7
Median age (male)	40.5	39.2	39.1
Median age (Female)	53.8	43.4	43.0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,191	32,462	69,675
# of persons per HH	1.8	1.9	1.8
Average HH income	\$47,164	\$49,784	\$46,766
Average house value	\$91,819	\$88,807	\$87,793

** Demographic data derived from 2020 ACS - US Census*

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Hazards Contained Therein Are Any To Be Implied.

✉ **Scott Kaster**
+1 937 673 4366
scott@bergman-group.com

✉ **David Dickinson**
+1 937 572 1222
ddickinson@bergman-group.com

NABergman