

FOR SUBLEASE > INDUSTRIAL SPACE

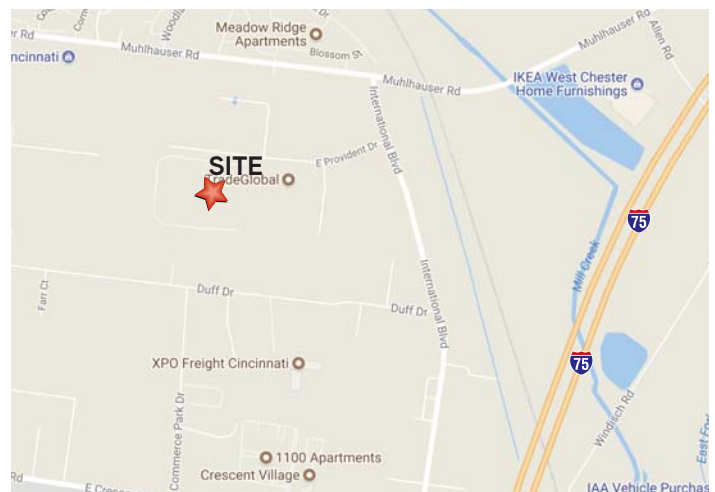
World Park Building 30

5257 E. PROVIDENT DRIVE, CINCINNATI, OHIO 45246



Building Amenities

- > 129,600 SF Available
- > Cross docked
- > 600' x 216'
- > 30' clear height
- > Build-to-suit Office
- > 13 Dock Doors
- > 1 Drive-In Door
- > 50' x 54' Bay Size Area
- > 34 Parking Spaces
- > 34 Future Parking Spaces
- > T-5 Warehouse Lighting
- > Available 12/1/17 - 10/31/18
- > Sublease Rate: \$3.85/SF
- > Operating Expenses: \$1.30/SF



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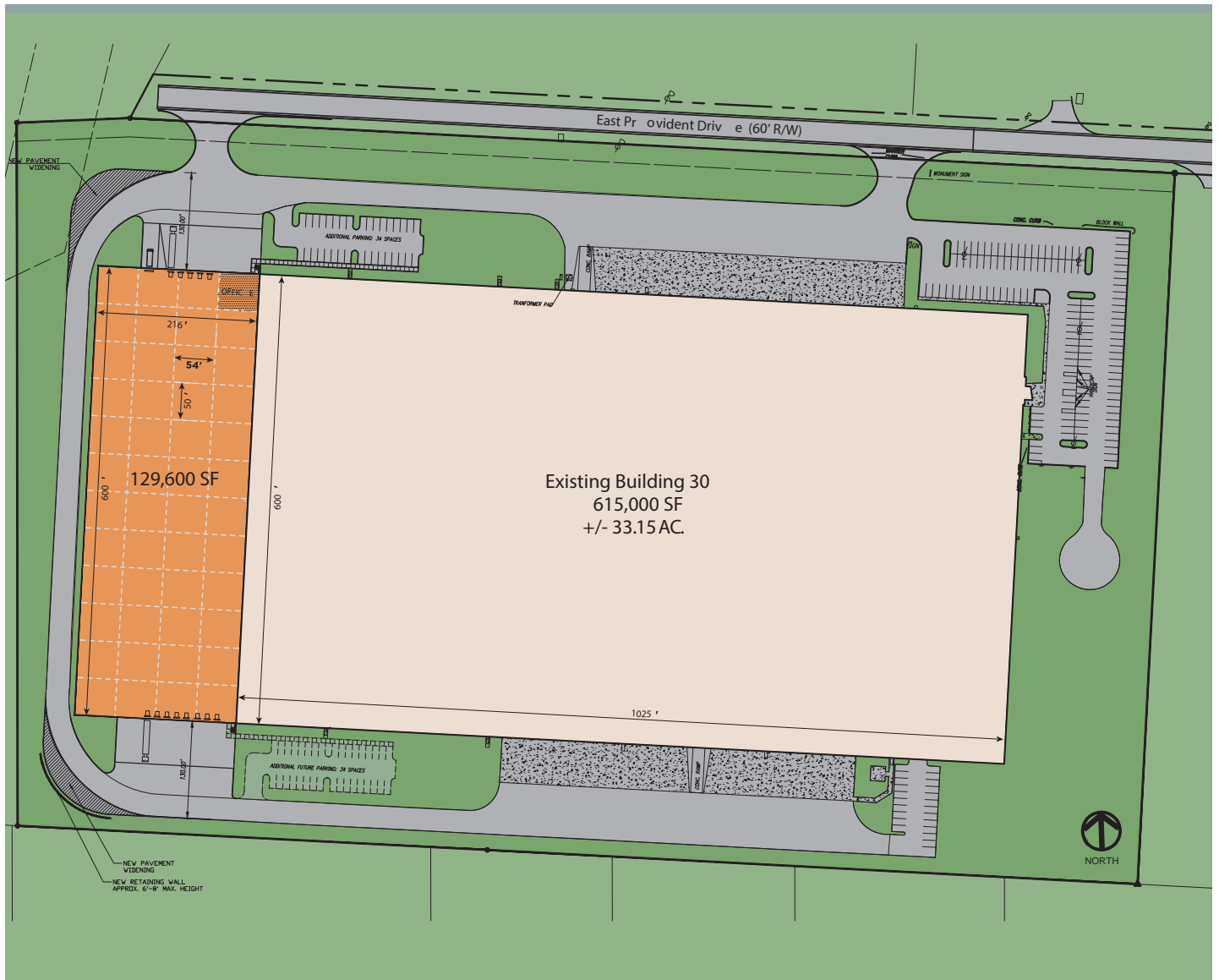
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PROPERTY INFORMATION

LOCATION

- City (CDP): Cincinnati
- County: Butler
- Zoning: M-2

SITE

- Truck Court: 130' Minimum
- Auto Parking: 34, Expandable to 68

UTILITIES

- Water: Greater Cincinnati Water Works
- Sewer: Butler County Sewer
- Gas: Duke Energy
- Electric: Duke Energy
- Telephone: Cincinnati Bell

SPACE DIVISIBILITY

- 43,200 SF with a 86,400 SF balance
- 54,000 SF with a 75,600 SF balance
- 64,800 SF with a 64,800 SF balance

BUILDING

- Total Building Area: 129,600 SF
- Overall Dimensions: 216' x 600'
- Office Area: Build-to-Suit
- Type Construction: Pre-Cast 9.6 R Value
- Clear Height: 30'
- Roof Type: 45 mil, Single-ply TPO - 20.0 R
- Floor Thickness: 7" Concrete Slab
- Floor Sealer: Ashford Formula
- Bay Sizes: 50' X 54' Column Spacing 10,800 SF Bay Sizes
- Truck Doors: 13 - 9' x 10' Dock Doors
 - Lights
 - Seals
 - 35,000# Hydraulic levelers
- Drive-In Door: One (1) - 12' x 14' Automated Door
- Power: 400 AMPS/480 Volt/ 3 Phase
- Fire Protection: ESFR System
- Warehouse Lighting: T-5 Warehouse Lighting with occupancy sensors
- Warehouse Heat: 80/20 Rooftop Units
- Air Changes: Summer ventilation per code at 1 air change per hour



WORLD PARK BLDG 30
EXPANSION OF 129,600 SF

CALLOUTS KEY

- Duke Realty Properties
- Duke Realty Portfolio

Building	Address
Building 8	9970-9980 International Blvd
Building 11	9924-9936 International Blvd
Building 14	5444 Duff Drive
Building 15	5420-5428 Duff Drive
Building 16	5462-5468 Duff Drive
Building 17	5389 Provident Drive
Building 18	5232 Provident Drive
Building 28	5399-5415 East Provident Drive
Building 29	9655 International Blvd
Building 30	5265 East Provident Drive
Building 31	9955 International Blvd

Contact Us

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