



# Build to suit site

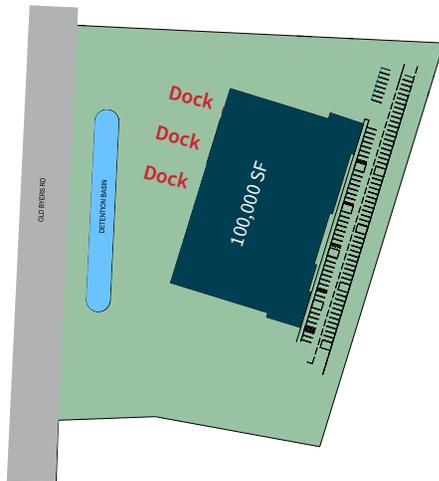
up to  $\pm$  100,000 SF

1900 Old Byers Rd, Miamisburg, OH 45342

 JLL SEE A BRIGHTER WAY

# Property details

- ± 10 Acres for BTS sale or lease
- Building up to ~ 100,000 SF
- Zoned OS-1-office-service
- Ideal site for industrial, flex, office, and medical users
- Excellent visibility along I-75
- Great access via Austin Blvd (exit 41)
- Established business park



1900 Old Byers Rd / Miamisburg, OH

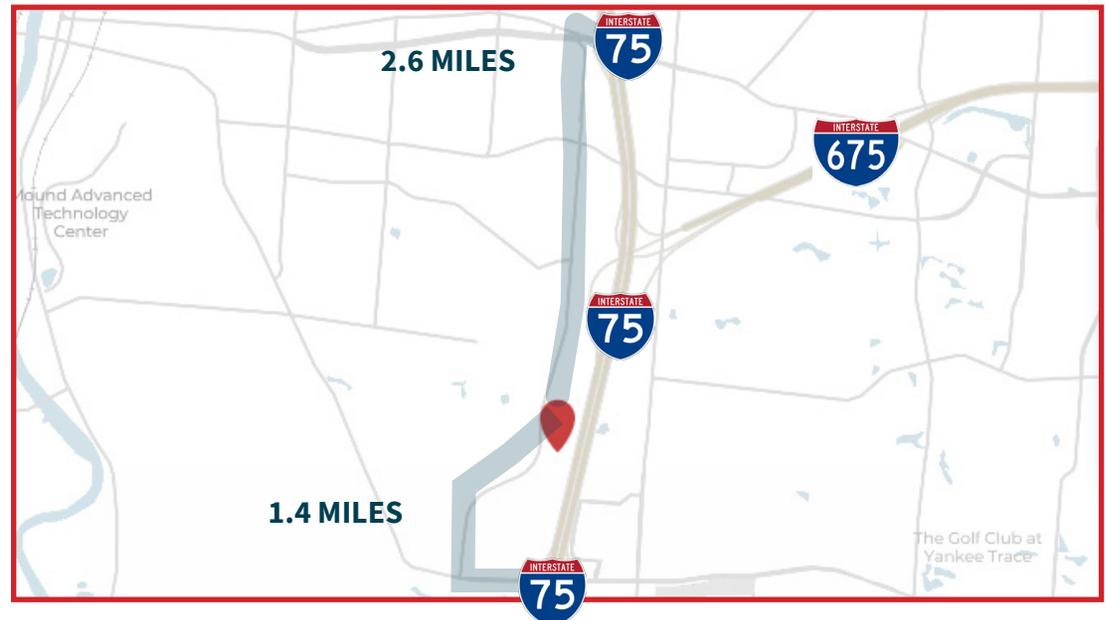
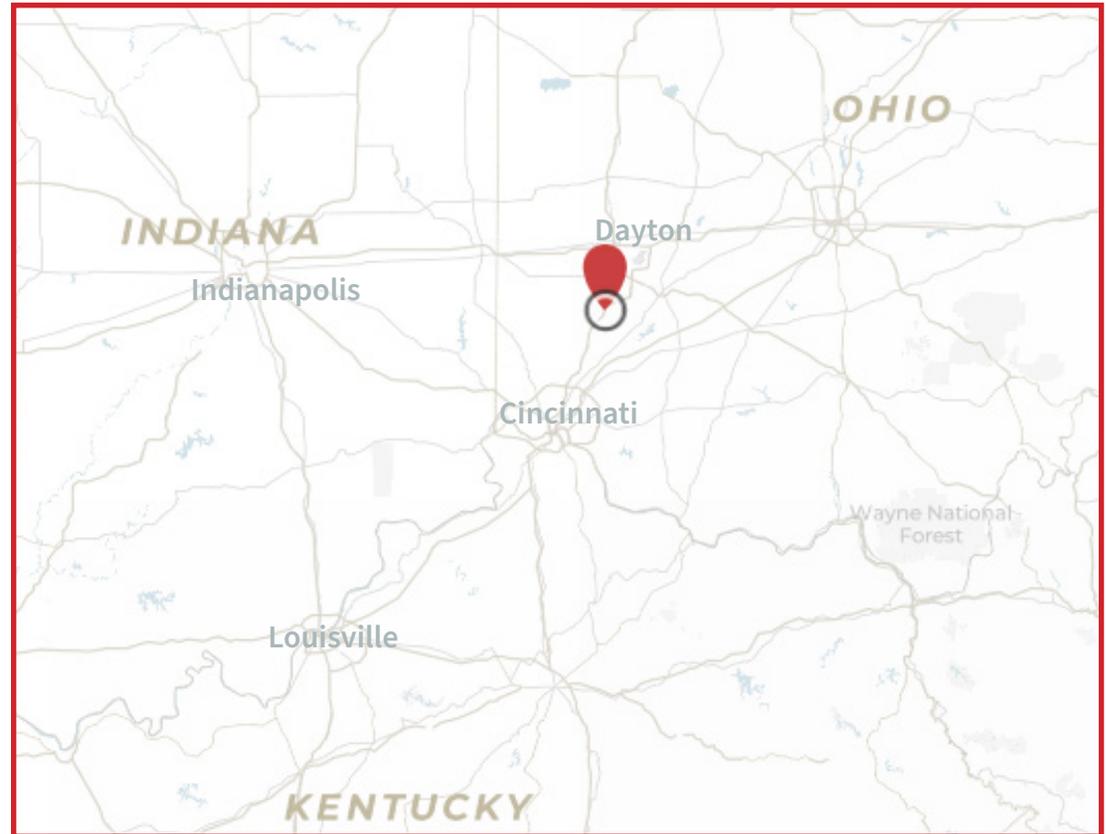
Aerial



## Regional map

1900 Old Byers presents an ideal build-to-suit opportunity for industrial businesses seeking a prime location in Miamisburg. Strategically positioned near Austin Landing, this property offers seamless access to major transportation routes, enabling businesses to optimize their supply chain and streamline operations. Its proximity to urban centers such as Cincinnati and Columbus opens up a wide range of market opportunities for companies looking to expand their reach. Moreover, this location benefits from a skilled labor pool, providing businesses with a talented workforce to support their operations and drive growth. With all these advantages, 1900 Old Byers is a highly desirable option for those seeking to establish a strong industrial presence in the region.

This proximity to Interstate 75 benefits businesses by reducing transportation costs, optimizing supply chain operations, and enhancing the speed at which goods and services can be delivered to customers.



# Contact

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