

# 55,660 SF

## Industrial Space For Lease



## Prologis Enterprise

115 Enterprise Drive  
Hamilton, OH 45015 USA

### LOCATION

- Northern Cincinnati sub-market
- Convenient access to I-275, I-75 and I-71

### FACILITY

- 156,520 sf building
- 55,660 sf available
- 2,265 SF office/restroom
- 32' clear height
- 51' 8" x 52' 0" bay size
- 60' x 52' speed bay
- (11) 9' x 10' dock doors, (5) with levelers (expandable to 15)
- (1) 12' x 14' drive-in doors
- 130' – 185' truck court
- 69 car parking stalls
- ESFR sprinkler system

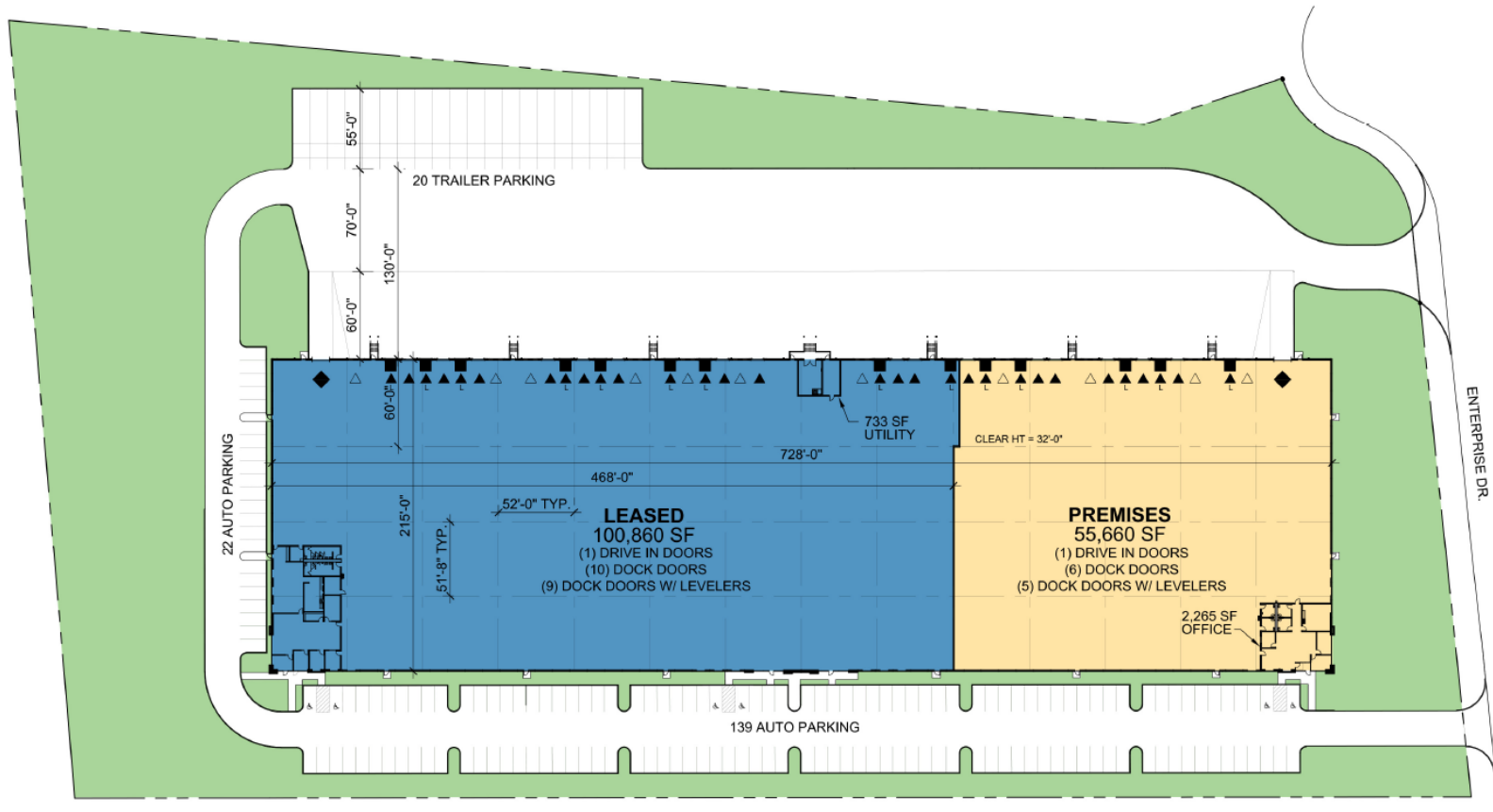
### ADVANTAGES AND AMENITIES

- New construction
- LED high bay lights with motion control
- 7" thick slab on grade
- 2,400 amps, 480/277 volt, 3 phase
- 15-year 50% real estate tax abatement
- Fast, cost-effective forklift and racking sourcing through Prologis Essentials



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