

For Lease Medical Office Space 6,631 SF



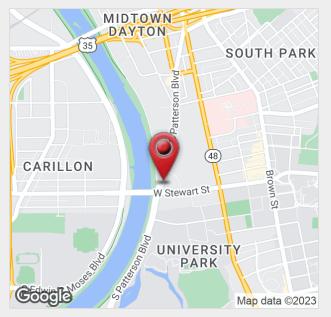
Wright Health Building

1222 South Patterson Blvd., Dayton, Ohio 45402

Property Features

- ±71,000 SF, 4-Story Medical Office Building
- Electronic Directory in Main Lobby
- Ample & Convenient On-Site Parking
- Built in 1993
- Prime Location Near Miami Valley Hospital, University of Dayton & downtown Dayton
- Easy Access to I-75
- Immediate Leasing Opportunities
- Competitive Lease Terms

Lease Rate: Please Contact For Pricing www.WrightHealthBuilding.com



For more information:

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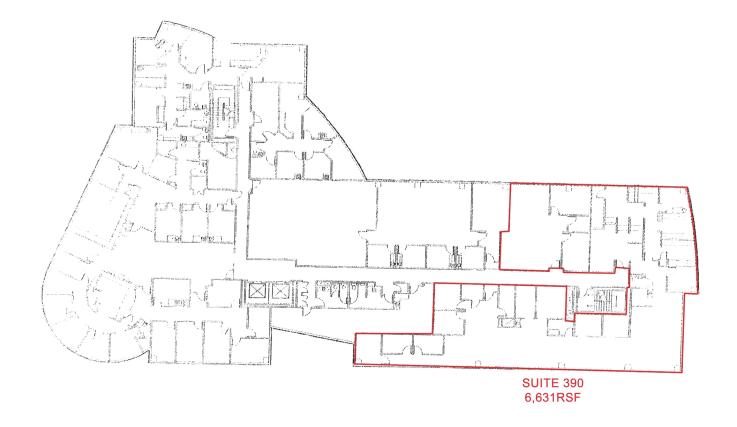
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Available Space



| SPACE | SPACE USE | LEASE RATE | LEASE TYPE | SIZE (SF) | AVAILABILITY |
|-----------|-----------|------------|------------|-----------|--------------|
| Suite 390 | Medical | WITHHELD | WITHHELD | 6,631 SF | 9/1/2023 |



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Wright Health Building Property Photographs













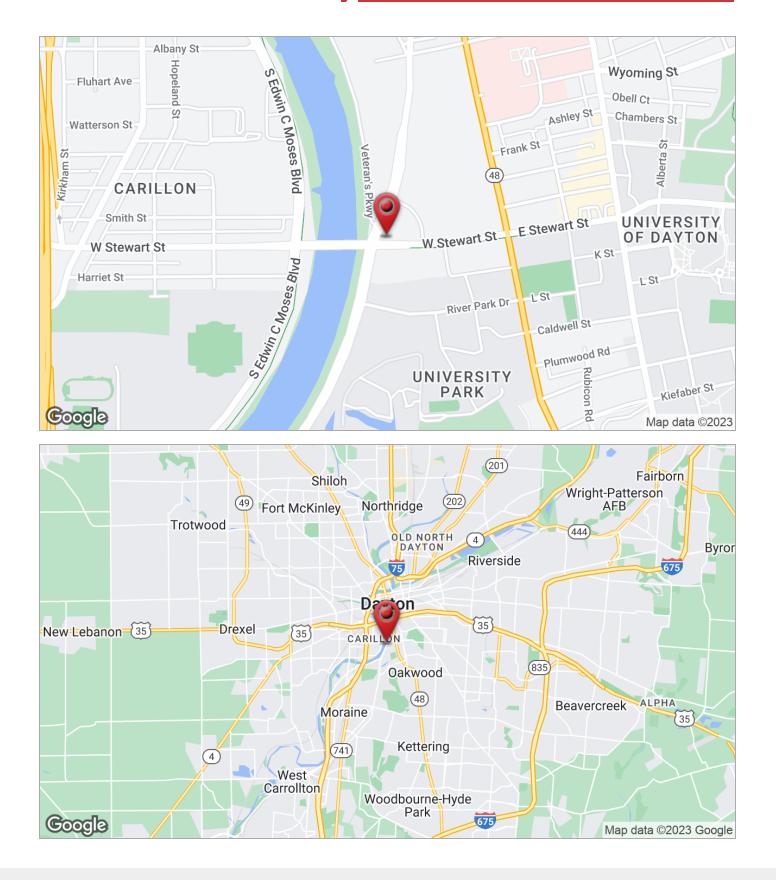


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Location Maps



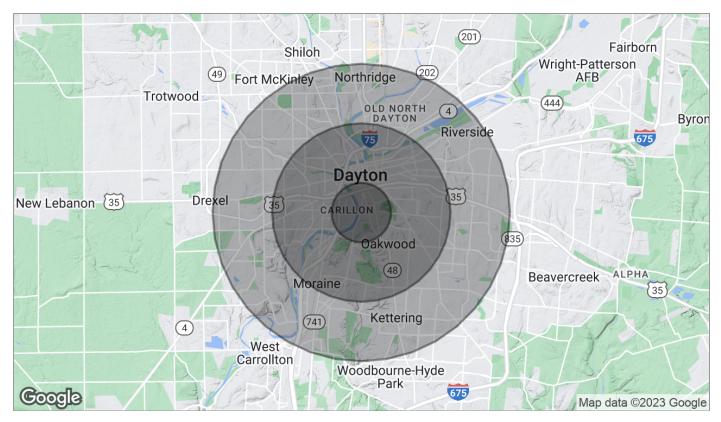


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Demographics Map



| Population | 1 Mile | 3 Miles | 5 Miles | |
|---------------------|--------|---------|---------|--|
| TOTAL POPULATION | 8,997 | 96,820 | 246,715 | |
| MEDIAN AGE | 30.3 | 35.4 | 36.9 | |
| MEDIAN AGE (MALE) | 31.7 | 33.7 | 35.0 | |
| MEDIAN AGE (FEMALE) | 28.3 | 36.2 | 38.4 | |
| | | | | |
| Households & Income | 1 Mile | 3 Miles | 5 Miles | |
| TOTAL HOUSEHOLDS | 2.582 | 38.497 | 104.007 | |
| 10 I/ LE HOUDEHOEDO | 2,502 | 30,497 | 104,007 | |
| # OF PERSONS PER HH | 3.5 | 2.5 | 2.4 | |
| | , | | -) | |

* Demographic data derived from 2020 ACS - US Census



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