





# Available Industrial/Flex Listings

January 2026

John Stretch  
Susan Stretch  
Marshall Stretch

	Property Location	Total SF	Available SF	Price PSF	Operating Expenses	Smallest Divisible SF	Largest Divisible SF	Sale/Lease	Contact	Details
	3400 Port Union Road <b>Hamilton, OH</b> 45015	12,295	12,295	\$8.50 PSF NNN	\$1.50 PSF	12,295	12,295	Lease	John & Marshall	Available 2/1/26. Free-standing on 1.785 acres, 1,735 SF mezzanine not included in SF, 15'-17' clear, 240-volt, 3-phase, 400 amps & 120/208-volt, 3-phase, 300 amps, 3 cranes. Click Here: <a href="https://www.nrrg.com/pages/properties/media/3400%20Port%20Union%20Road-446.pdf">https://www.nrrg.com/pages/properties/media/3400%20Port%20Union%20Road-446.pdf</a>
<b>LEASED</b>										
	9854 Crescent Park Drive <b>West Chester, OH</b> 45069	41,778	9,000	Call agent	\$3.00 PSF	3,000	9,000	Lease	Marshall & Susan	Approximately 90% warehouse & 10% office, each unit has one drive in and one dock, no earnings tax. Click Here: <a href="https://www.nrrg.com/pages/properties/media/Crescent%20Park-291.pdf">https://www.nrrg.com/pages/properties/media/Crescent%20Park-291.pdf</a>
	312-322 N. Main Street <b>Monroe, OH</b> 45050	12,000	2,051	\$14.50 PSF NNN	\$2.86 PSF	2,051	2,051	Lease	John & Marshall	End-cap 2nd generation deli/restaurant. Join Independence Pet Hospital & Belflex Staffing. Click Here: <a href="https://www.nrrg.com/pages/properties/media/316%20N%20Main%20St-238.pdf">https://www.nrrg.com/pages/properties/media/316%20N%20Main%20St-238.pdf</a>
	5763 Princeton Glendale Road <b>Liberty Twp, OH</b> 45011	3,162	1,100	\$2,100/ month gross + utilities	NA	1,100	1,100	Lease	John & Marshall	Flex or office space available with one 10'x10' drive-in door. Perfect for contractor, office user, etc. Marquis signage available. B-2 zoning. Click Here: <a href="https://www.nrrg.com/pages/properties/media/5763%20Princeton%20Glendale-364.pdf">https://www.nrrg.com/pages/properties/media/5763%20Princeton%20Glendale-364.pdf</a>