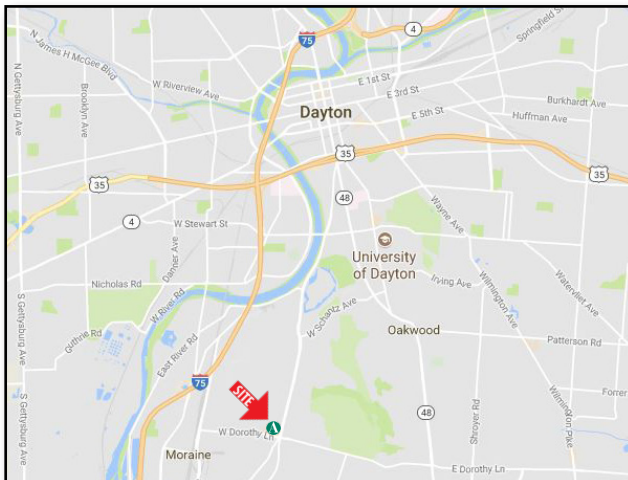


Former Bob Evans

1901 W. Dorothy Lane
Moraine, OH 45439

Former Restaurant
For Sale or Lease



LOCATION

1901 W. Dorothy Lane | Moraine, OH 45439

HIGHLIGHTS

- Located on Dorothy Lane in Dayton, Ohio off of I-75
- Hard corner outparcel at signalized entrance to Wal-Mart Super Center.
- 5,417 SF Former Restaurant
- All FF & E Included
- 1.46 Acre Lot
- Property was developed in 2002
- Zoned B-2

DEMOGRAPHICS

2018 Estimate	1 Mile	3 Miles	5 Miles
Population	4,812	65,596	205,139
Households	2,146	27,264	89,790
Average HH Income	\$76,167	\$78,348	\$66,340
Daytime Employees	9,318	59,078	154,889

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