

NOW AVAILABLE

4900-  
4904

Wunnenberg Way  
WEST CHESTER | OHIO, 45069

# Beckett Ridge Professional Center II

Convenient location just off SR 747 near  
Union Centre Boulevard and minutes  
to Interstate 75 and Interstate 275!



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## BUILDING DETAILS

- › 7,500 SF office condo available
- › No earnings tax
- › Convenient location just off SR 747 near Union Centre Blvd. & minutes to I-75 & I-275
- › Professional medical office buildout
- › Ample parking
- › Excellent signage opportunity
- › Numerous nearby amenities
- › Located in the fastest growing area in Southwest Ohio



**FOR SALE: 4900-4904**

## WEST CHESTER TOWNSHIP, OH

Situated between Sharonville and Liberty Township, West Chester Township is one of thirteen townships of Butler County, Ohio. It has a blend of residential, professional and recreational development and has made West Chester a place where families grow and businesses prosper. West Chester's nearly 35 square miles is home to more than 61,000 residents and nearly 3,500 businesses with a tax base of 40% commercial and 60% residential.

An enriching and vibrant quality of life is made possible 24/7 through premier residential living, integrated office and small business space. Personal and professional amenities create an environment where pristine parks, rich recreation and diverse cultural outlets ground the community. West Chester unites beloved shopping destinations, with an eclectic range of dining options, exciting events and entertainment venues.

**SALE PRICE:**

**\$1,162,500.00**

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