



**INDUSTRIAL FLEX SPACE**



**WORLD PARK BUILDING 5**

10148-10188 International Blvd.  
West Chester Twp, OH

**FOR LEASE**

**PROPERTY HIGHLIGHTS**

- Suite 10176 Available
- 2,400 SF Total
- 1 Drive-in Door
- 14' Clear Height

Close to many area amenities

Located in West Chester Township, just 20 miles north of downtown Cincinnati

0% Local Income Tax

**Available 11/1/2026**

**SEATTLE STEIN**  
+1 513 763 3027  
seattle.stein@cushwake.com

**TOM MCCORMICK**  
+1 513 763 3025  
tom.mccormick@cushwake.com

**LINDSAY HARTMANN**  
+1 513 322 0898  
lindsay.hartmann@cushwake.com

201 E. Fourth Street, Ste 1800  
Cincinnati, OH  
Main +1 513 421 4884  
**cushmanwakefield.com**

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

# WORLD PARK BUILDING 5

10148-10188 International Blvd,  
West Chester Twp, OH 45069



## BUILDING SPECIFICATIONS

<b>LOCATION</b>	West Chester Twp, OH Butler County
<b>BUILDING SIZE</b>	59,690 SF Total
<b>AVAILABLE SIZE</b>	2,400 SF
<b>ZONING</b>	M-1 Light Industrial
<b>YEAR BUILT</b>	1987
<b>CONSTRUCTION</b>	CMU
<b>ROOF</b>	Membrane
<b>FLOOR</b>	6" Concrete
<b>CLEAR HEIGHT</b>	14'
<b>TRUCK DOCKS/ DOORS</b>	N/A
<b>TRUCK COURT</b>	Rear Loaded 130' Truck Court
<b>AUTO PARKING</b>	100+ Parking Spaces

<b>FIRE SUPPRESSION</b>	Wet System
<b>LIGHTING</b>	T8 Fixtures
<b>HVAC</b>	Natural Gas Unit Heaters
<b>ELECTRIC</b>	TBD
<b>UTILITIES</b>	
<b>ELECTRIC/GAS</b>	<a href="http://www.duke-energy.com">www.duke-energy.com</a>
<b>WATER/SEWER</b>	<a href="http://www.butlercountyohio.org">www.butlercountyohio.org</a>
<b>TELEPHONE</b>	<a href="http://www.cincinnatiatibell.com">www.cincinnatiatibell.com</a>
<b>DATA</b>	<a href="http://www.spectrum.com">www.spectrum.com</a>
<b>LEASE RATE</b>	\$9.75/psf NNN
<b>OPERATING EXPENSES</b>	\$3.19/psf

# WORLD PARK BUILDING 5

10148-10188 International Blvd,  
West Chester Twp, OH 45069



## AVAILABLE SPACE



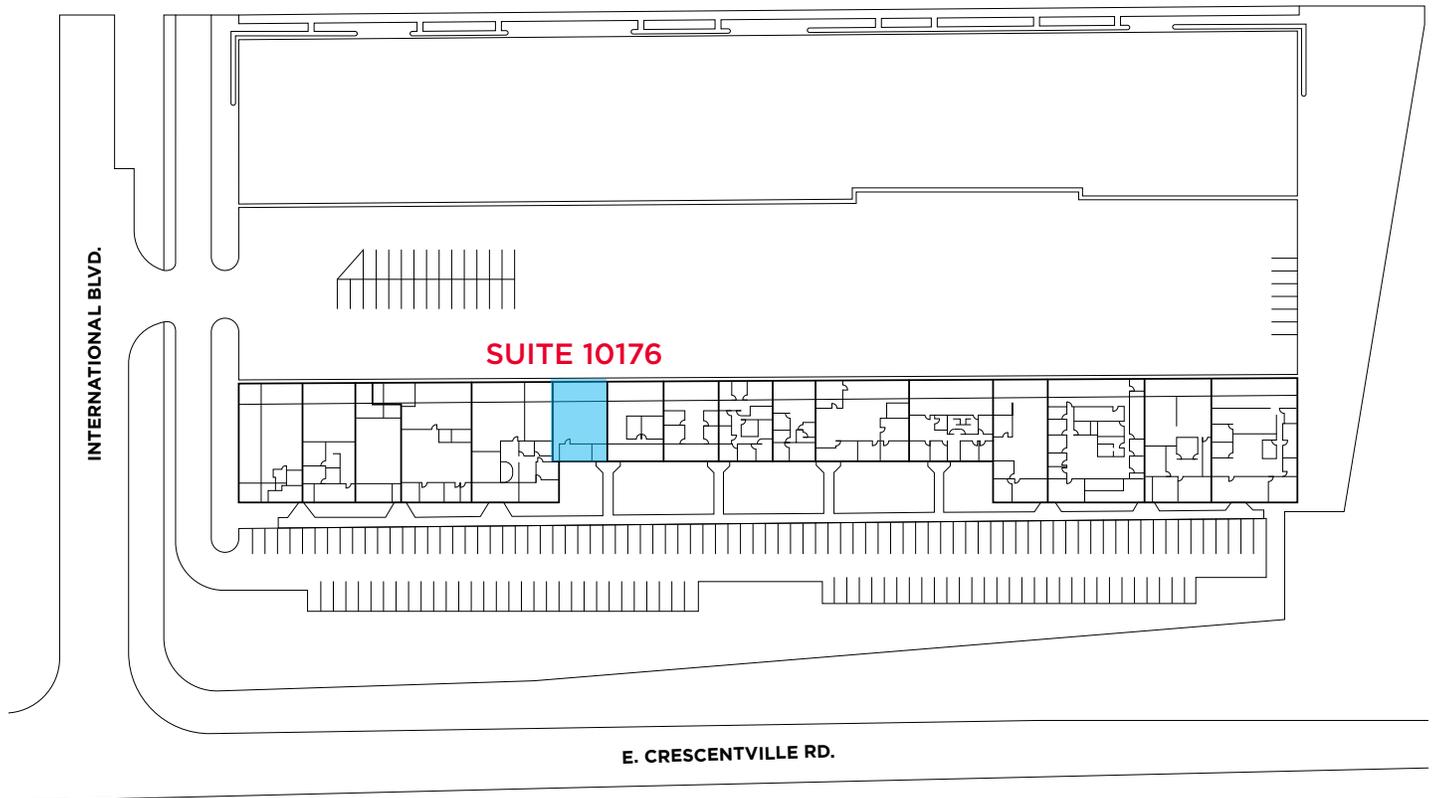
Address	Space SF	Warehouse SF	Office SF	Doors	Lease Rate
10176 International	2,400 SF	1,200 SF	1,200 SF	1 Drive-in Door	\$9.75/sf NNN

# WORLD PARK BUILDING 5

10148-10188 International Blvd,  
West Chester Twp, OH 45069



## SITE PLAN



# WORLD PARK BUILDING 5

10148-10188 International Blvd,  
West Chester Twp, OH 45069



## PHOTOS



# WORLD PARK BUILDING 5

10148-10188 International Blvd,  
West Chester Twp, OH 45069



## AERIAL LOCATION

