



INTEGRA REALTY RESOURCES

# IRR | CINCINNATI/DAYTON

COMMERCIAL REAL ESTATE  
VALUATION & CONSULTING





30+

years serving Cincinnati and  
Dayton, OH markets

*IRR*<sup>®</sup>—*INTEGRA REALTY RESOURCES*—

provides world-class commercial real estate valuation and counseling services to both local and national top financial institutions, developers, corporations, law firms, and government agencies. As one of the largest independent property valuation and counseling firms in the United States, we provide our diverse array of clients the highly informed opinions and trusted expert advice needed to understand the value, use and feasibility of their real estate. *IRR. Local expertise. Nationally.*

1,200

appraisals completed  
annually





## RECENT APPRAISAL ASSIGNMENTS OF NOTABLE AND VARIED ASSETS

### Office



- **Great American Tower, 301 E. Fourth Street, Cincinnati, OH 1,713,078 SF**
- The Foundry, 505 Vine Street, Cincinnati, OH 236,138 SF
- Aprecia Pharmaceutical, 10901 Kenwood Road, Cincinnati, OH 190,000 SF
- Talbott Tower, 131 N. Ludlow Street, Dayton, OH 396,000 SF
- Second Street Office, 130 W. Second Street, Dayton, OH 396,730 SF
- URS Tower, 36 E. Seventh Street, Cincinnati, OH 217,030 SF

### Industrial



- **Masters Pharmaceutical, 3600 Pharm Way, Mason, OH 318,092 SF**
- Amazon Distribution Center, 3191 Railside Drive, Cincinnati, OH 103,500 SF
- Mill Creek Logistics Center, 8615-8655 Jacquemin Drive, West Chester, OH 353,030 SF
- Appvion, 1030 W. Alex Bell Road, Dayton, OH 800,444 SF
- Air Commerce, 2800 Old Springfield Road, Dayton, OH 1,016,683 SF
- Chewy.com Fullfillment Center, 3280 Lightner Road, Vandalia, OH 690,500 SF

### Multifamily



- **Freeport Row, W. Liberty and Elm Streets, Cincinnati, OH 344,012 SF/284 Units**
- Emery Center Apts., 100 E. Central Parkway, Cincinnati, OH 65,004 SF/58 Units
- Allure Luxury Apts., 350 Arden Way, Dayton, OH 353,740 SF/312 Units
- River Creek Lofts, 1771 Mason-Morrow-Millgrove Road, Lebanon, OH 501,248 SF/416 Units
- Ivy Point Senior Apts., 732 Clough Pike, Cincinnati, OH 120,594 SF/119 Units
- Liberty Flats, Taylor Street, West Chester, OH 412,900 SF/356 Units

### Hospitality



- **Hyatt Place Blue Ash, 11435 Reed Hartman Highway, Cincinnati, OH 71,090 SF/125 Rooms**
- Tri-County Inn, 10110 Princeton Glendale Road, Cincinnati, OH 26,050 SF/106 Rooms
- Springhill Suites, 417 N. Springboro Pike, Dayton, OH 60,356 SF/84 Rooms
- Hampton Inn, 7043 Miller Lane, Dayton, OH 50,953 SF/79 Rooms
- Proposed Fairfield Inn & Suites, Hampton Lane, Wilder, KY 54,050 SF/94 Rooms
- Proposed Home2 Suites, Fourth and York Streets, Newport, KY 94,770 SF/144 Rooms

### Retail



- **Ohio Valley Antique Mall, 7285 Dixie Highway, Fairfield, OH 97,910 SF**
- Austin Landing, NWC Austin Blvd. and Springboro Pike, Miamisburg, OH 595,221 SF
- Rookwood Pavilion, 2692 Madison Road, Cincinnati, OH 251,066 SF
- Homeworks at Jeffersonville, 1100 NW McArthur Rd., Jeffersonville, OH 324,547 SF
- Usquare at the Loop, 255 Calhoun Street, Cincinnati, OH 251,038 SF
- Fountain Place Mall, 505 Vine Street, Cincinnati, OH 229,558 SF

## OUR VALUE PROPOSITION

What sets our firm apart is the longevity of our principals and senior analysts who have been collaborating on property analyses for over 25 years. Through developing our team relationships, our specialty appraisal practices have evolved to create high quality, industry-leading standards. Over this 25+ year relationship, our staff has evolved into specialty appraisal practices. We have several staff members that specialize in unique property types such as funeral homes, car washes and residential developments, as well as condemnation and litigation.



### **Gary S. Wright, MAI, SRA, Senior Managing Director**

Mr. Wright has been actively engaged in residential and commercial real estate appraisal since 1972. In addition to having appraised residential and commercial properties for a variety of financial institutions, law firms, accounting firms, etc., Mr. Wright is active in numerous national and local organizations. This includes serving on the Board of Directors for the Appraisal Institute and as a Chair of the Appraisal Institute Insurance Trust, as well as being a member of the National Association of Realtors.



### **Roger D. Thornton, MAI, CCIM, Managing Director**

Mr. Thornton has been actively engaged in the commercial real estate appraisal industry for over 30 years. His experience includes appraising retail, industrial, office and mixed use properties, though he specializes in retail real estate tax appeals. MR. Thornton also has served on the Finance Committee and has been a Regional Representative Alternate for the Appraisal Institute – Ohio Chapter, as well as serving as a Candidate Advisor for the Appraisal Institute.



### **James A. Herbig, SRA, Senior Director**

Mr. Herbig has been actively engaged in commercial and residential real estate appraisal and consultation since 2001. Mr. Herbig has performed appraisals for a variety of financial institutions, law firms and accounting firms, in addition to condemnation work related to pipelines and Right-of Way.



## OUR CLIENTS

- Associated Bank
- Bank of America
- BB&T Bank (Truist)
- Cbank
- CenterBank
- Chemical Bank
- Cincinnati Federal
- CinFed Credit Union
- Citizens Bank and Trust Co.
- Citizens Deposit Bank
- Citizens National Bank
- City National Bank
- Farm Credit Mid-America
- Fifth Third Bank
- First Commonwealth Bank
- First Financial Bank
- First Merchants Bank
- Huntington National Bank
- JPMorgan Chase
- Kemba Credit Union
- Minster Bank
- Monroe Federal
- North Side Bank and Trust
- Old Fort Banking Company
- Park National Bank
- PNC Bank, NA
- Republic Bank
- Telhio Credit Union
- U.S. Bank
- Wells Fargo
- WesBanco

### Law Firms/Accounting

- Coolidge Wall Co.
- David C. DiMuzio, Inc.
- Donnellon, Donnellon & Miller
- Eichel & Krone Co., LPA
- Katz Teller
- Keating, Muething and Klekamp
- McNamee Law Office
- Mesaros Law Office, LLC
- Siegel Jennings Co., LPA
- Sleggs Danzinger & Gill Co., LPA
- StachlerHarmon
- The Aylor Law Office, PSC
- Vorys Sater Seymour & Pease, LLP

### Government & Organizations

- City of Cincinnati
- City of Covington
- City of Dayton
- City of Hamilton
- City of Lebanon
- City of Milford
- City of Monroe
- Delhi Township
- Hamilton County
- Metropolitan Sewer District
- US General Services Administration
- Village of Evendale

### Developers/Investors

- Energy Transfer
- Mills Morgan
- Oberer Companies
- RG Properties
- Synergy Development

### Appraisal Management Companies

- Accurate Group
- Appraisal Nation
- Collateral Evaluation Services
- LRES
- Mountainseed



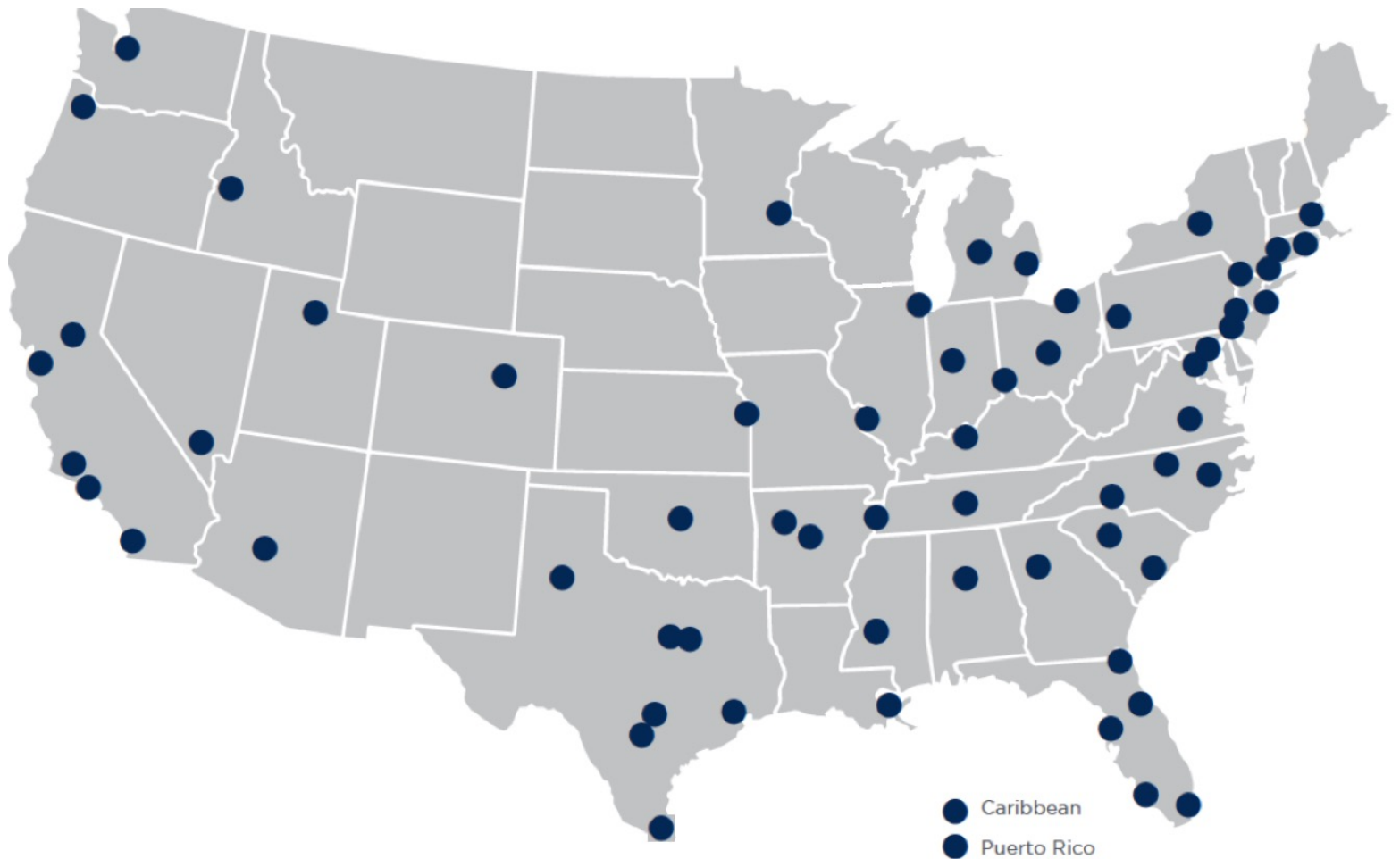
LOCAL EXPERTISE. NATIONALLY.

50+

local offices

60+

markets covered U.S. and Caribbean



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