

Cooper Group Brokers \$2.8M Sale of Starbucks- Occupied Building in Piqua, Ohio

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The newly built property features a drive-thru.

PIQUA, OHIO — The Cooper Commercial Investment Group has brokered the \$2.8 million sale of a newly built retail property occupied by Starbucks in Piqua, about 27 miles north of Dayton. The net leased building is situated near the Miami Valley Crossing shopping center. Starbucks has a 10-year lease with 10 percent rental increases every five years. Dan Cooper of Cooper Group represented the seller, a Midwest-based developer. The Missouri-based buyer purchased the property at the full ask price, representing a cap rate of 4.7 percent.