

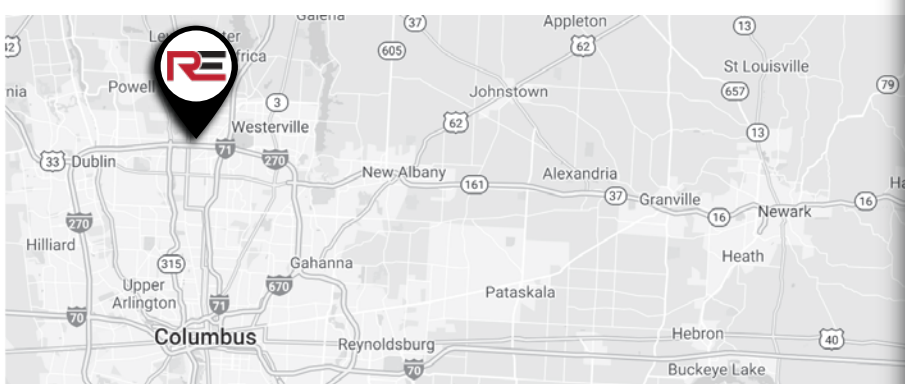
# OFFICE SPACE AVAILABLE FOR LEASE | 1,347 SF TO 12,725 SF

200 E. Campus View Blvd | Columbus, OH 43235



## LEASE OVERVIEW:

**\$9.95 NNN | FLEXIBLE TERMS | MOVE-IN READY**



## LOCATION DETAILS

- ✓ Nearby restaurants: J Alexander's, Starbucks, Chipotle, Ruth Chris Steak House
- ✓ Nearby hotels: Sheraton Suites, Hyatt Place, Courtyard Marriott, DoubleTree Homewood Suite
- ✓ Easy Access to I-275 and 315
- ✓ 15 Minutes to Downtown Columbus



## PROPERTY FEATURES

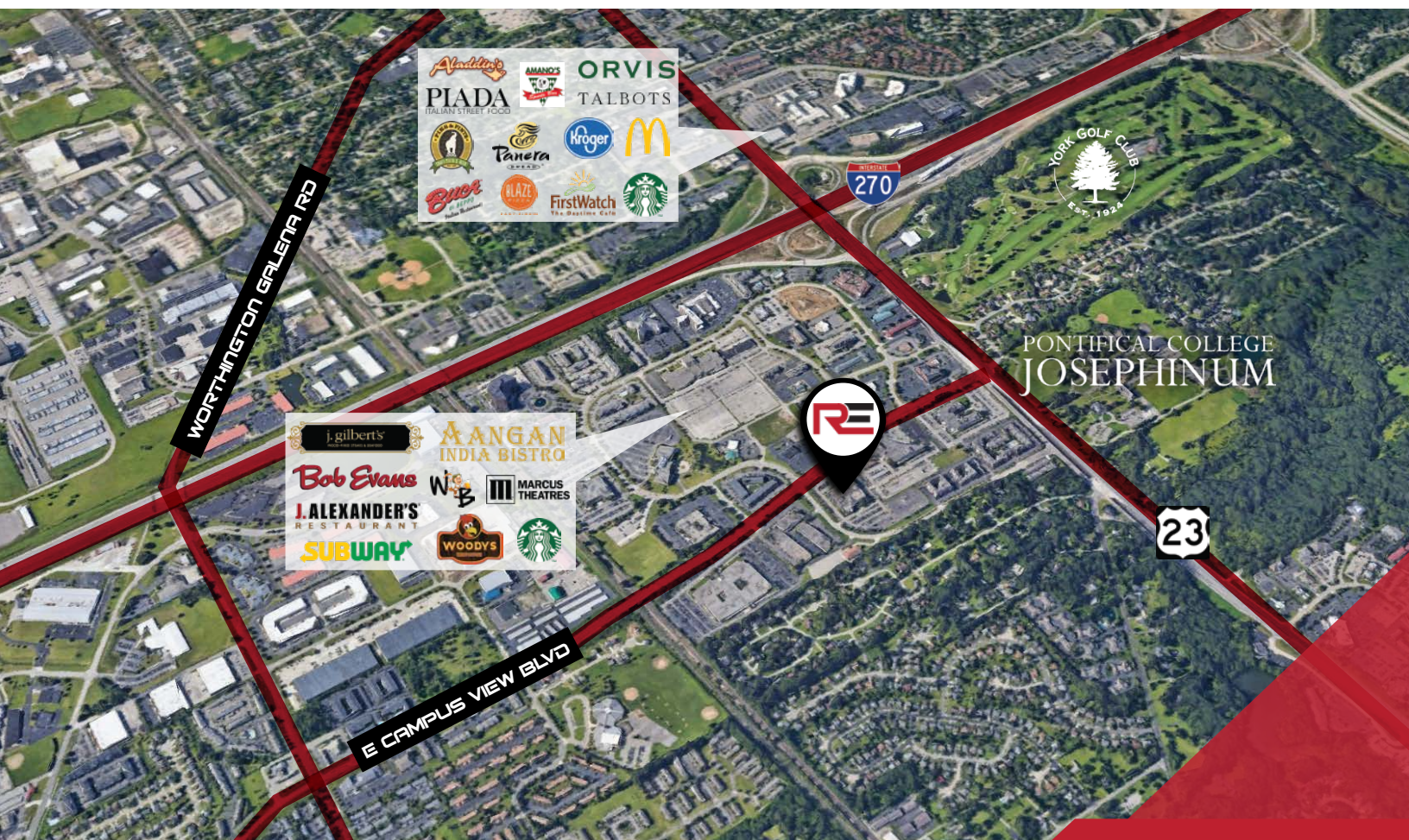
- ✓ Three-Story Class-A Building
- ✓ Monument Signage
- ✓ New Roof
- ✓ Recently Renovated
- ✓ 9" Ceiling Heights
- ✓ Great Access to SR23 & I-270

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**RE**  
RATH EQUITY, LTD.





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## LOCATION

Address	200 E. Campus View Blvd., Columbus OH
Building Size	118,030 SF
Parking	636 Spaces
Site Size	6.08 Acres
Access	Newly Expanded Interchange I-270 & SR 23

## FEATURES

Ceiling Heights	9 ft
Flooring	Carpet & Ceramic Tile
Year Build	Built 1986
Renovated	Full renovation 2003; recent common area upgrades
Number of Floors	3 Floors
Elevators	2 Elevators

## UTILITIES

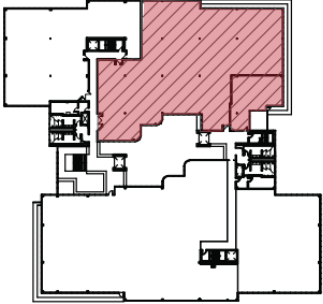
Electric	Municipal
Gas	Municipal
Water/Sewer	City
Phone/Data	High-Speed Internet

## ZONING

Municipality	Columbus
Income Tax Rate	2.5%

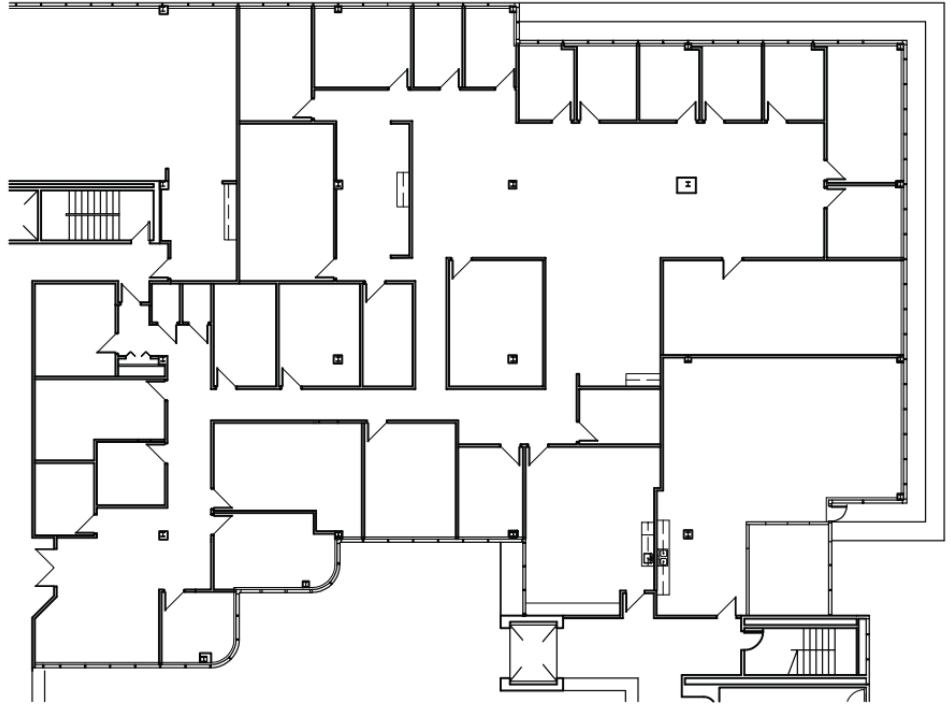
## BUILDING SYSTEMS

Sprinkler System	Wet Pipe Sprinkler System
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KEY PLAN - 2nd FLOOR

AVAILABLE - 12,725 NRA



**AVAILABLE - 12,725 NRA**

Space Plans created to break up suite into the following:

- ✓ 1,000 to 2,000 SF
- ✓ 3,000 to 4,000 SF
- ✓ 5,000 to 7,000 SF
- ✓ 9,000 to 11,000 SF



2020 SUMMARY	1 MILE	3 MILES	5 MILES
Population	11,426	92,398	258,411
Households	5,296	38,675	108,051
Families	2,605	23,264	63,156
Average Household Size	2.12	2.37	2.36
Owner Occupied Housing Units	1,851	21,783	60,568
Renter Occupied Housing Units	3,445	16,892	47,483
Median Age	36.1	37.3	36.9
Median Household Income	\$69,107	\$78,817	\$72,235
Average Household Income	\$89,847	\$103,892	\$97,878

2025 SUMMARY	1 MILE	3 MILES	5 MILES
Population	12,327	99,227	274,060
Households	5,726	41,531	114,477
Families	2,794	24,744	66,467
Average Household Size	2.12	2.37	2.36
Owner Occupied Housing Units	2,025	23,179	63,937
Renter Occupied Housing Units	3,701	18,352	50,540
Median Age	36.3	37.6	37.4
Median Household Income	\$74,182	\$82,868	\$76,556
Average Household Income	\$98,481	\$113,151	\$106,375

