

FOR SALE OR LEASE



\$896,500 OR \$6.10/ SF NNN

5705 Chantry Dr, Columbus, OH 43232

- 11,956 Sq Ft retail/ warehouse space
- Total of +/- 1.89 acre lot
- Free standing out parcel just off busy Brice Road
- Property features 16' clear heights and 14' drive-in doors
- NNN charges estimated at \$2/ SF
- Property for sale and for lease
- Natural light with many windows
- Fire suppression system and 3- Phase Electric
- Large Parking Lot



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Customer Full**Commercial-Retail**

List Number: 223021070 **Status:** Active **List Price:** \$896,500
Listing Service: **Original List Price:** \$896,500 **List Price Sqft:** \$74.98
VT:
Parcel #: 226259 **Previous Use:** Garden Center
Use Code: **Tax District:** 010 **Zoning:** LC4
For Sale: Yes **For Lease:** Yes **Exchange:** No
Occupancy Rate: 0 **Mortgage Balance:**
Gross Income: 0 **Assoc/Condo Fee:**
Total Op Expenses: 0 **Addl Acc Cond:** None Known
NOI: 0
Tax Abatement: No **Abatement End Date:** **Tax Incentive:**
Taxes (Yrly): **Tax Year:** **Possession:** Negotiable
Assessment:

General Information

Address: 5705 Chantry Drive **Unit/Suite #:** **Zip Code:** 43232 **Tax District:** 010
Between Street: Brice Road & Park Crescent Drive **City:** Columbus **Corp Limit:** Columbus
Complex: **County:** Franklin **Township:** None
Dist To Interchange: 0.9 **Mult Parcels/Sch Dis:** **Near Interchange:** I-270

Building Information

Total SqFt Available: 11,956 **Minimum Sqft Avail:** 11,956 **Max Cont Sqft Avail:** 11,956
Bldg Sq Ft: 11,956 **Acreage:** 1.89 **Lot Size:**
Floors Above Ground: 1 **# Units:** 1 **Parking Ratio/1000:**
of Docks: 0 **# Drive-In Doors:** 1 **Total Parking:**
Year Built: 1993 **Year Remodeled:** 2008 **Bay Size:**
Traffic CountPerDay: **Ceiling Height Ft:** 16

Suite Number	SqFt	Date Avail	Suite #	Sqft	Date Avail
1:			3:		
2:			4:		

Financials

Lease Rate \$/Sq Ft: 6.1 **Term Desired:**
Expenses Paid by L: **Will LL Remodel:**
T Reimburses L: Curr Yr Est \$/SF TRL: 0 **Finish Allow/SQFT \$:**
T Contracts Directly: **Pass Exp Over BaseYr:**
Curr Yr Est \$/SF TRL: 0 **Exp Stop \$:**
Curr Yr Est \$/SF LL:

Features

Heat Fuel: **Sewer:**
Heat Type: **Electric:**
Electric: **Misc Int & Ext Info:** Ceiling Height Ft: 16
Services Available:
Construction:
Sprinkler:
Mult Use:
New Financing: **MLS Primary PhotoSrc:** Realtor Provided

Property Description

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Sold Info

Sold Date: **DOM:** 4 **SP:**
SrCns: **Sold Non-MLS:** No
Concession Comments: **SrAst:**

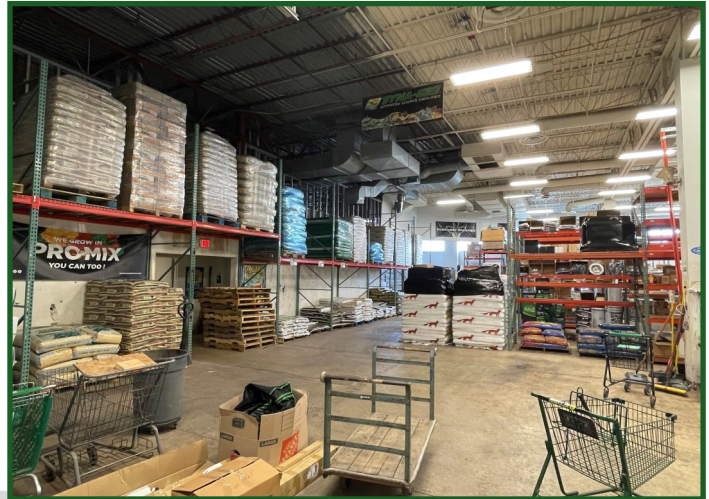
Sold Non-MLS: No

July 10, 2023

Prepared by: Randy J Best

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Parcel



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Amenities



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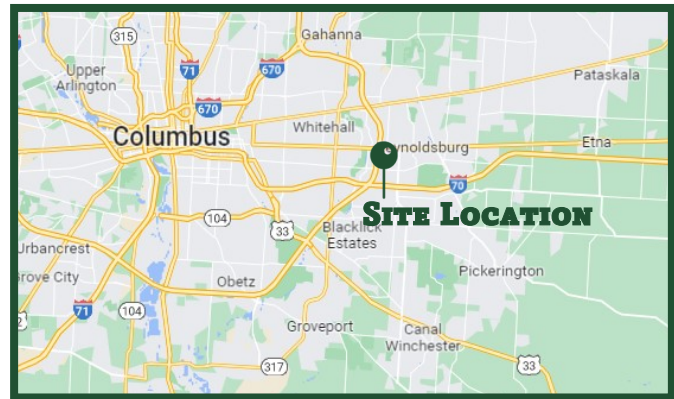


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TRAFFIC COUNT

Street	Avg Daily Volume
BRICE RD - TUSSING RD	44,801
I-70 - BRICE RD	123,784
RAMP FROM BRICE RD - BRICE RD	17,932



DEMOGRAPHICS

	WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2022) 	9,553	72,093	163,169
Households (2023) 	9,379	41,283	87,348
Avg Household Income (2022) 	\$51,104	\$52,289	\$54,530

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Regional Overview

The Columbus Ohio region is a rapidly growing metropolitan of over 2 million people. Columbus has grown over 9.3 % since the last census in 2010 and is expected to grow even more. It is now the 14th largest city in the United States and the 2nd largest city in the Midwest after Chicago. Due to its central location, over 151 million people can be reached in a one day drive from the Columbus region. That's over 46 % of the United State's population.



2,230,960
residents



826,729
households



\$63,498
median household
income

#1

Opportunity
City

#4

City to Start
a Business

#5

City for
Entrepreneurs
& Startups

"Columbus is the #1 rising city for startups and the top remerging city for venture capital"

FORBES MAGAZINE

Top Employers



Intel to invest \$20 billion into Central Ohio that will employ approximately 3,000 workers.

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