



162 N HAMILTON ROAD, GAHANNA, OHIO 43230

**ROCKY FORK SQUARE
GAHANNA OH 43230
FOR LEASE: \$14.00 PER SQ FT
NNN- \$3.50 PER SQ FT**

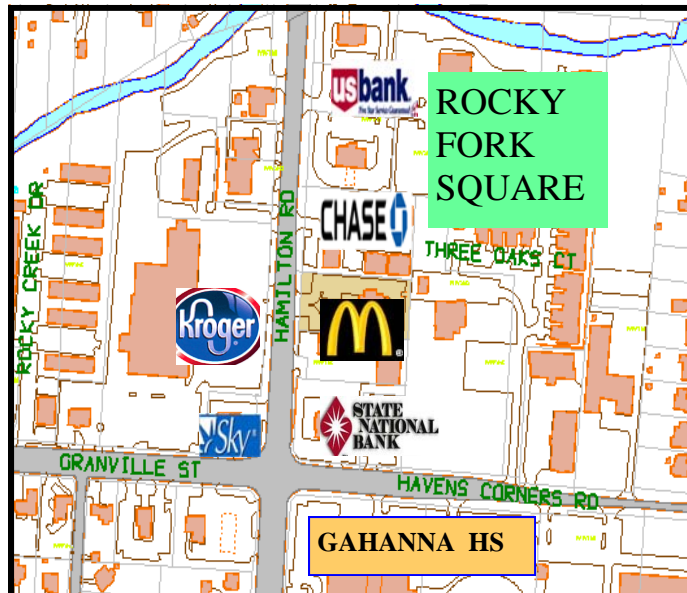


Features & Demographics:

- 2,500 sq\ft Available
- CAM \$3.50 per sq ft
- 35,000 sq. ft. Center
- 3-5 Year Terms
- 5.209 Acres Site
- Generous Parking
- End Unit Available

Directions from I-270 North toward Cleveland: Take I-270 North to Exit #108 A-B onto I-270 North toward Cleveland take exit #37 Hamilton Rd. towards Gahanna. Located on the East side of Hamilton Rd. just North of Havens Corner Rd.

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This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

Rocky Fork Square - 134-162 N Hamilton Rd

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Gahanna, OH 43230-2600 | Franklin County | Northeast Market | New Albany Submarket

45,575 SF Retail - Community Ctr Bldg with 2,500 SF Available at \$14.00 NNN



Prime space in Gahanna at Rocky Fork Square and it is an end unit, professional managed, and sits on 5.209 acres. This location can be a good office location as well.

Property Type **Community Ctr**
Bldg Size **45,575 SF**
Status **Existing**
Year Built **1986**

Land Area **5.20 Ac.**
Zoning **C4**
Sublease **No**
% Occupied **94.51%**

Parking Spaces **200**
Parking Ratio **4.38 /1000 SF**
Tenancy **Multi-Tenant**
Anchors
Anchor SF --
Bldgs **1**

Available SF **2,500 SF**
Max Contig **2,500 SF**
Min Divisible **2,500 SF**
Rental Rate **\$14.00 NNN**
Sale Price **Not for Sale**
Price/SF **Not for Sale**

Floors **1**
Docks / Drive Ins **0/0**
Parcel # **025-003901**

Operating Exp/SF **\$3.50 /SF**
Taxes/SF --

Unit	SF Avail	Max Contig	Min Div	Lease Rate	Vacant	Occupancy	Space Type	Term
--	2,500	2,500	2,500	\$14.00 NNN	Yes			

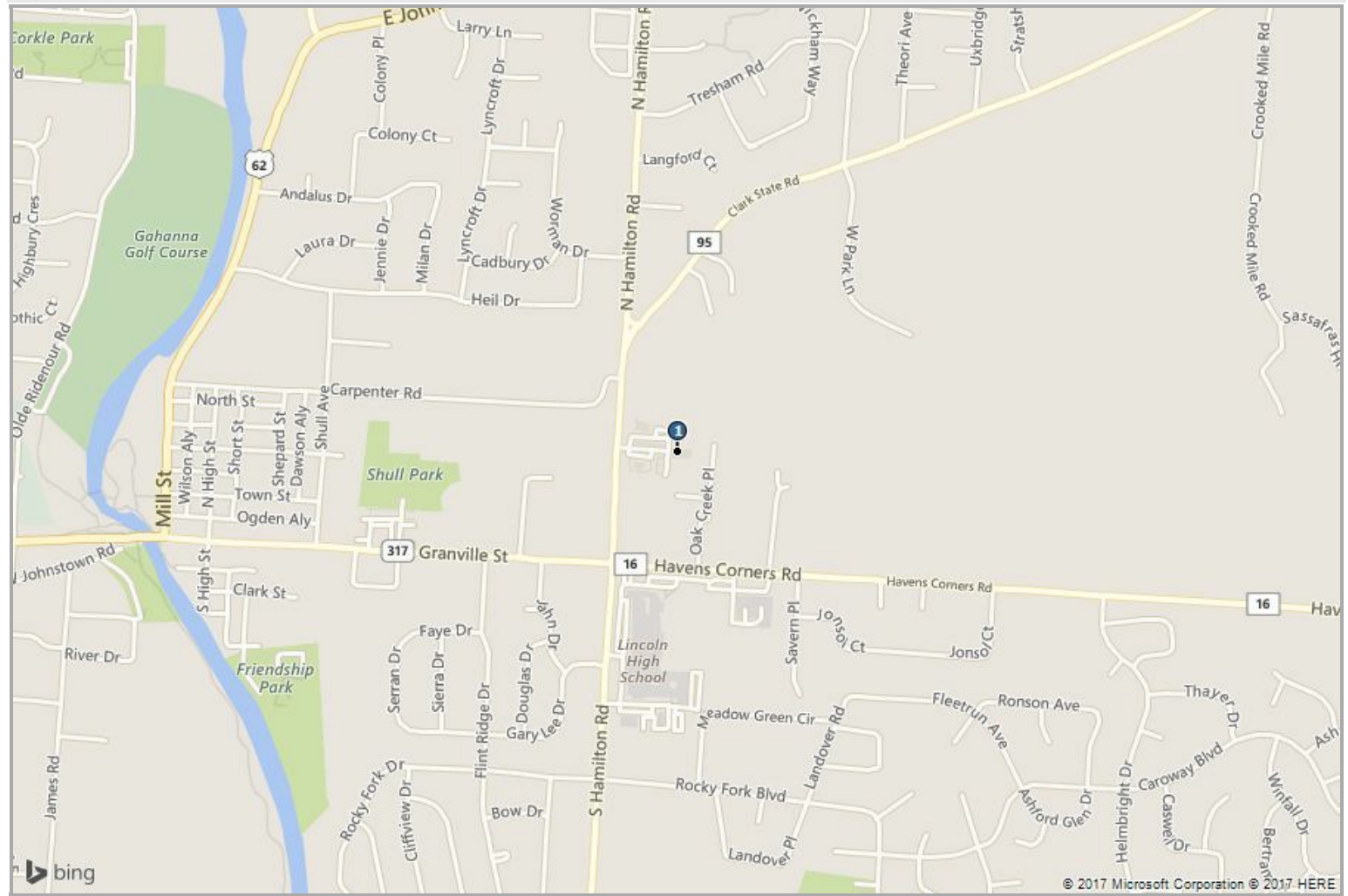
Listing Company **Best Corporate Real Estate - Randy Best, CCIM (614) 559-3350x 12**



Map Report

1 Properties | 1 Listings | 1 Spaces

Avg lease rate: \$14.00



Address	City	Property	Total Avail
1 134-162 N Hamilton Rd	Gahanna	45,575 SF Retail / Community Ctr	2,500 SF; \$14.00 NNN



162 N. Hamilton Rd, Gahanna, OH



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