

FOR LEASE



214 E State Street, Columbus, Ohio, 43215

- Perfect for a work from home tenant
- Total of 1,750 SF, divisible by floor.
- Approx. \$1,350/ month per floor & includes 1 parking spot per floor.
- Each floor offers open space, kitchen, bathroom, a private entrances.
- NNN Estimated \$4.57 per square foot and includes parking.
- Excellent location in busy downtown Columbus.
- Perfect for many different types of use.
- Each floor has 875 +/- SF.



Click Here for Video

BEST CORPORATE REAL ESTATE
VALERIE TIVIN
4608 SAWMILL ROAD
COLUMBUS, OH 43220
WWW.BESTCORPORATEREALESTATE.COM
PHONE: 614-559-3350 EXT 110
EMAIL: VTIVIN@BESTCORPORATEREALESTATE.COM



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.

EXTERIOR PHOTOS

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FIRST FLOOR

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SECOND FLOOR

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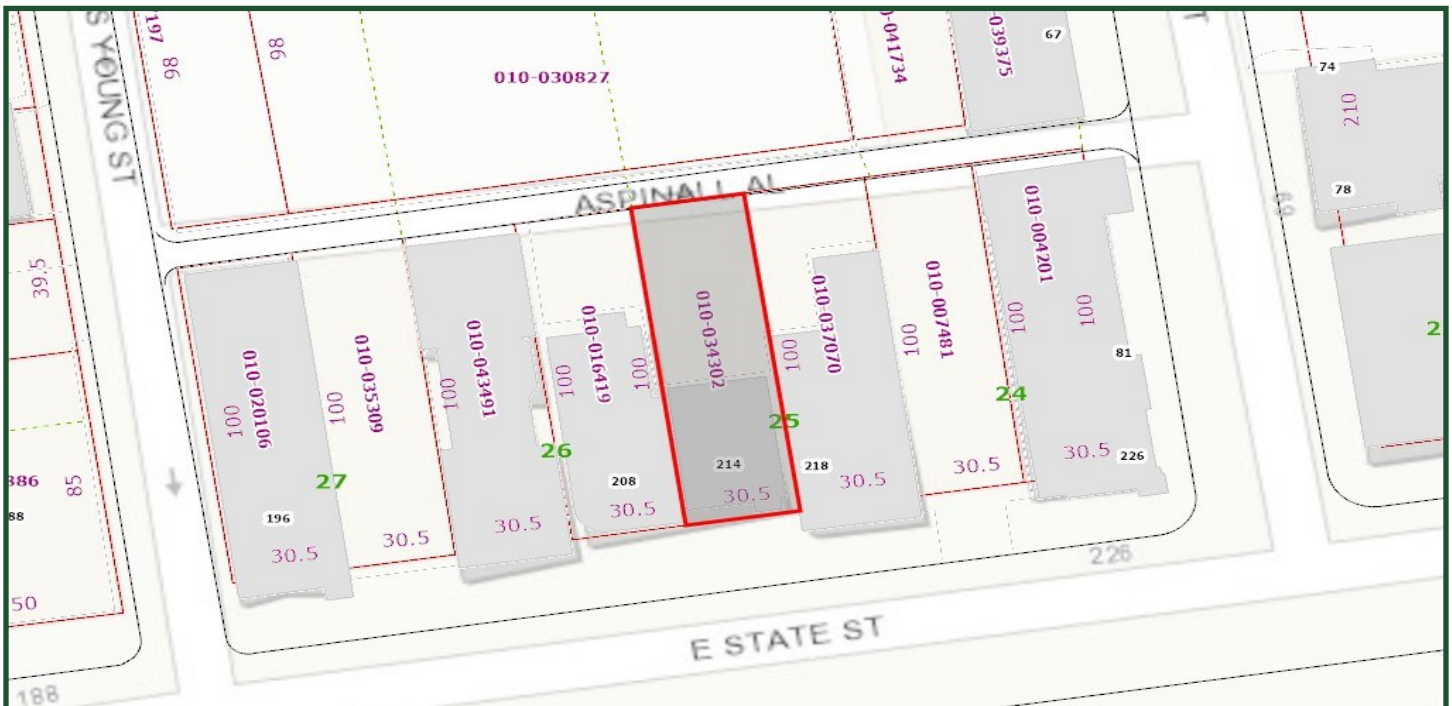
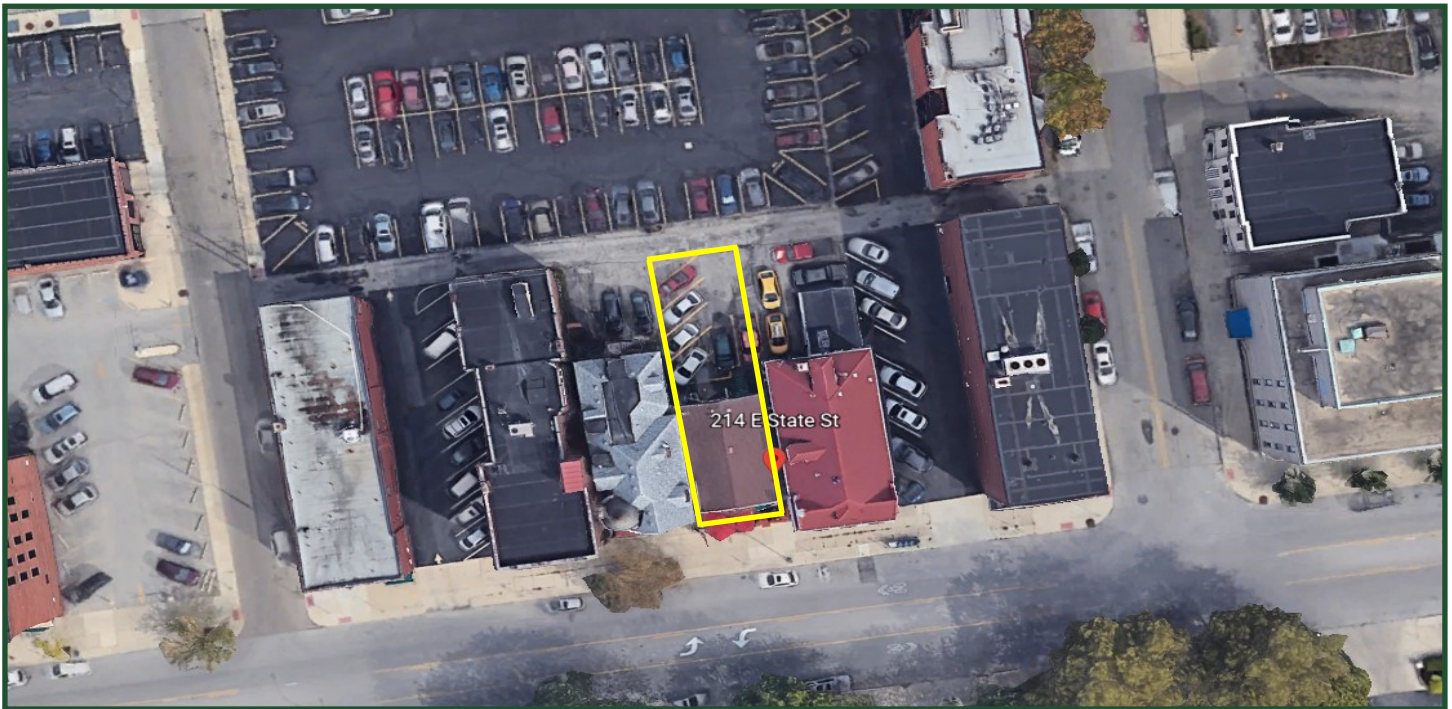
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Aerial View



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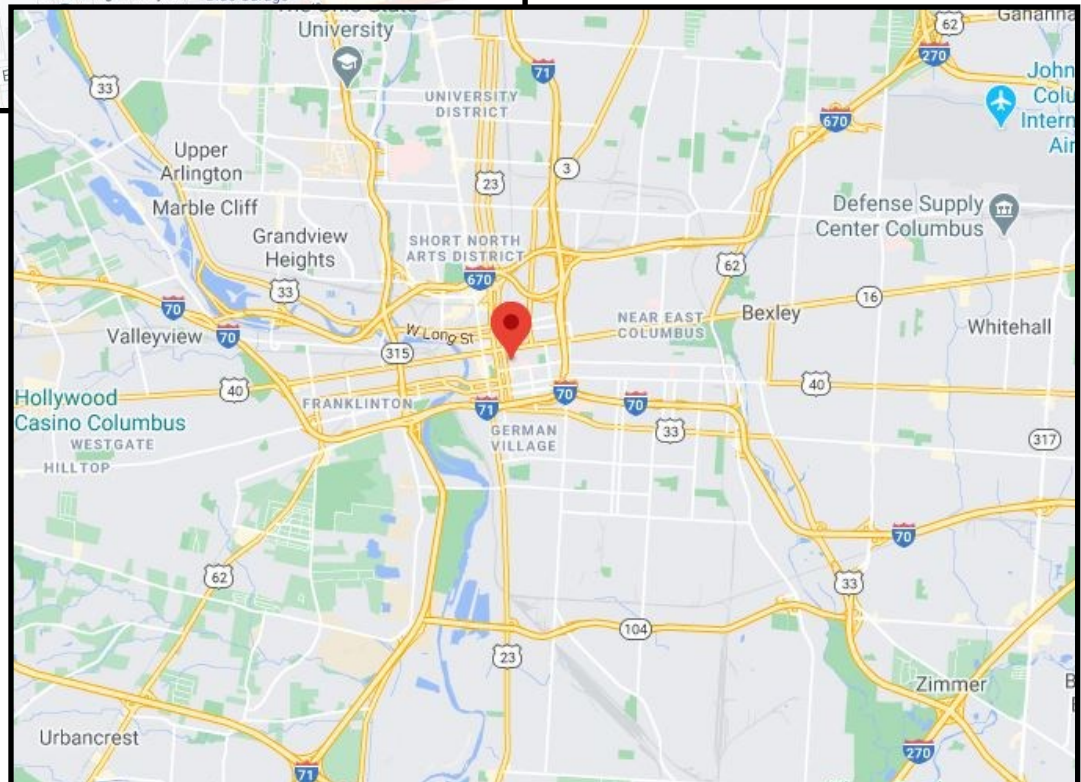
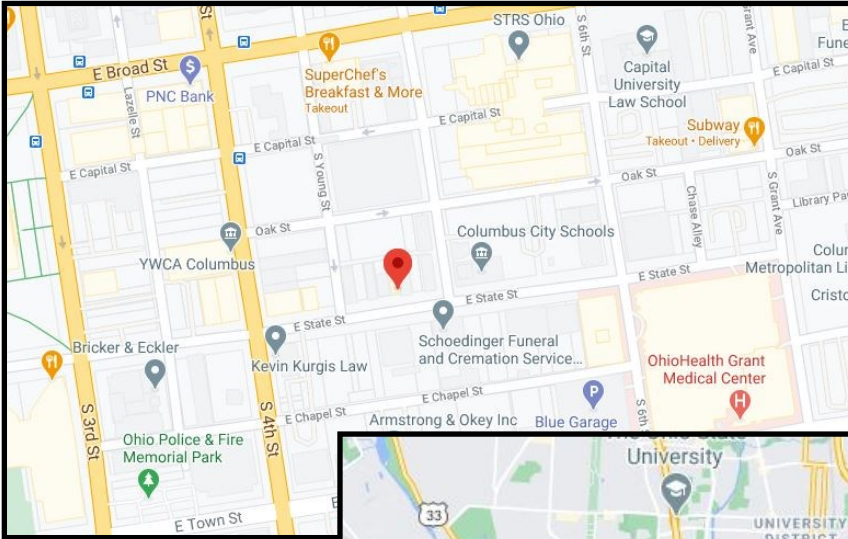
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Map



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Local Amenities



BEST
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Demographic Summary Report

214 E State St, Columbus, OH 43215

Building Type: **Class C Office**
 Class: **C**
 RBA: **2,334 SF**
 Typical Floor: **850 SF**

Total Available: **0 SF**
 % Leased: **100%**
 Rent/SF/Yr: **-**



| Radius | 1 Mile | 3 Mile | 5 Mile |
|-------------------------------------------|--------------|---------------|----------------|
| Population | | | |
| 2025 Projection | 14,615 | 160,489 | 387,134 |
| 2020 Estimate | 13,526 | 151,181 | 366,776 |
| 2010 Census | 9,837 | 123,841 | 315,395 |
| Growth 2020 - 2025 | 8.05% | 6.16% | 5.55% |
| Growth 2010 - 2020 | 37.50% | 22.08% | 16.29% |
| 2020 Population by Hispanic Origin | 460 | 6,248 | 17,125 |
| 2020 Population | 13,526 | 151,181 | 366,776 |
| White | 8,848 65.41% | 83,306 55.10% | 215,902 58.86% |
| Black | 3,619 26.76% | 56,248 37.21% | 121,295 33.07% |
| Am. Indian & Alaskan | 45 0.33% | 555 0.37% | 1,350 0.37% |
| Asian | 572 4.23% | 5,798 3.84% | 15,457 4.21% |
| Hawaiian & Pacific Island | 0 0.00% | 118 0.08% | 190 0.05% |
| Other | 443 3.28% | 5,155 3.41% | 12,581 3.43% |
| U.S. Armed Forces | 4 | 45 | 103 |
| Households | | | |
| 2025 Projection | 9,210 | 67,764 | 160,040 |
| 2020 Estimate | 8,486 | 63,631 | 151,432 |
| 2010 Census | 5,935 | 52,046 | 130,960 |
| Growth 2020 - 2025 | 8.53% | 6.50% | 5.68% |
| Growth 2010 - 2020 | 42.98% | 22.26% | 15.63% |
| Owner Occupied | 2,267 26.71% | 19,755 31.05% | 62,060 40.98% |
| Renter Occupied | 6,219 73.29% | 43,877 68.96% | 89,372 59.02% |
| 2020 Households by HH Income | 8,487 | 63,630 | 151,430 |
| Income: <\$25,000 | 1,956 23.05% | 20,256 31.83% | 44,778 29.57% |
| Income: \$25,000 - \$50,000 | 1,425 16.79% | 14,471 22.74% | 37,782 24.95% |
| Income: \$50,000 - \$75,000 | 1,428 16.83% | 10,509 16.52% | 26,293 17.36% |
| Income: \$75,000 - \$100,000 | 948 11.17% | 5,837 9.17% | 14,094 9.31% |
| Income: \$100,000 - \$125,000 | 751 8.85% | 4,249 6.68% | 9,426 6.22% |
| Income: \$125,000 - \$150,000 | 566 6.67% | 2,815 4.42% | 6,312 4.17% |
| Income: \$150,000 - \$200,000 | 455 5.36% | 2,360 3.71% | 5,411 3.57% |
| Income: \$200,000+ | 958 11.29% | 3,133 4.92% | 7,334 4.84% |
| 2020 Avg Household Income | \$92,394 | \$65,828 | \$65,888 |
| 2020 Med Household Income | \$63,103 | \$43,631 | \$44,260 |



Traffic Count Report

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Building Type: **Class C Office**

Class: **C**

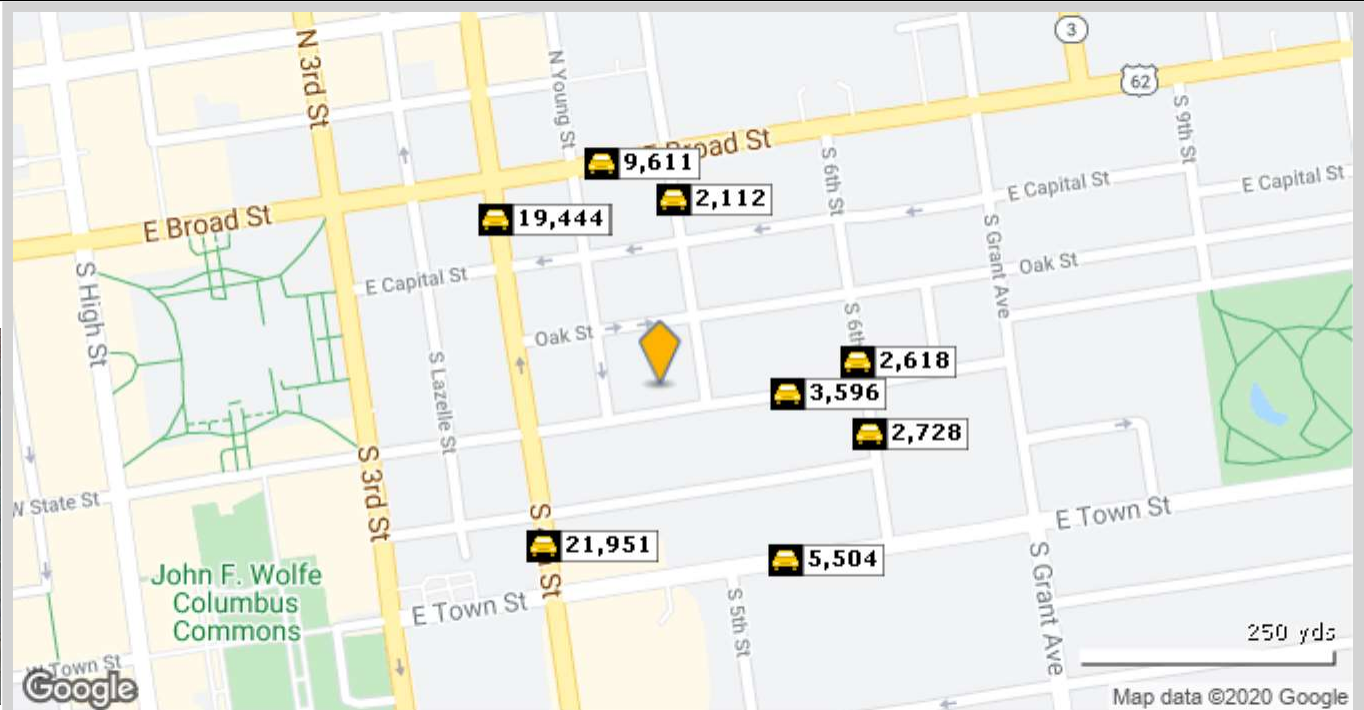
RBA: **2,334 SF**

Typical Floor: **850 SF**

Total Available: **0 SF**

% Leased: **100%**

Rent/SF/Yr: **-**



| | Street | Cross Street | Cross Str Dist | Count Year | Avg Daily Volume | Volume Type | Miles from Subject Prop |
|----|------------|--------------|----------------|------------|------------------|-------------|-------------------------|
| 1 | E State St | S 6th St | 0.04 E | 2020 | 3,596 | MPSI | .07 |
| 2 | S 4th St | E Chapel St | 0.02 N | 2020 | 14,512 | MPSI | .11 |
| 3 | S 4th St | E Chapel St | 0.02 N | 2018 | 21,951 | MPSI | .11 |
| 4 | S 5th St | E Capital St | 0.02 S | 2020 | 2,112 | MPSI | .11 |
| 5 | S 6th St | E State St | 0.01 S | 2020 | 2,618 | MPSI | .12 |
| 6 | E Town St | S 5th St | 0.03 W | 2020 | 5,504 | MPSI | .12 |
| 7 | S 6th St | E Chapel St | 0.02 S | 2020 | 2,728 | MPSI | .12 |
| 8 | E Broad St | N Young St | 0.02 W | 2020 | 9,611 | MPSI | .13 |
| 9 | S 4th St | E Broad St | 0.02 N | 2020 | 18,395 | MPSI | .13 |
| 10 | S 4th St | E Capital St | 0.03 S | 2015 | 19,444 | MPSI | .13 |



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11/13/2020

COLUMBUS

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



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