



195 PHILLIPI ROAD

COLUMBUS, OH 43228

NAI Ohio Equities is pleased to present a ±61,600 square foot warehouse, conveniently located on the west side of Columbus and positioned within a designated Ohio Opportunity Zone. This property features an impressive 8,000 square feet of office space, complemented by the convenience of 5 dock doors measuring 9' x 10', and 2 drive-in doors measuring 10' x 12'. With a generous 14' clear height, ample power capacity, and the added benefit of outside storage, this facility provides exceptional flexibility and functionality.



Scan or click here to view
property website

PROPERTY SUMMARY

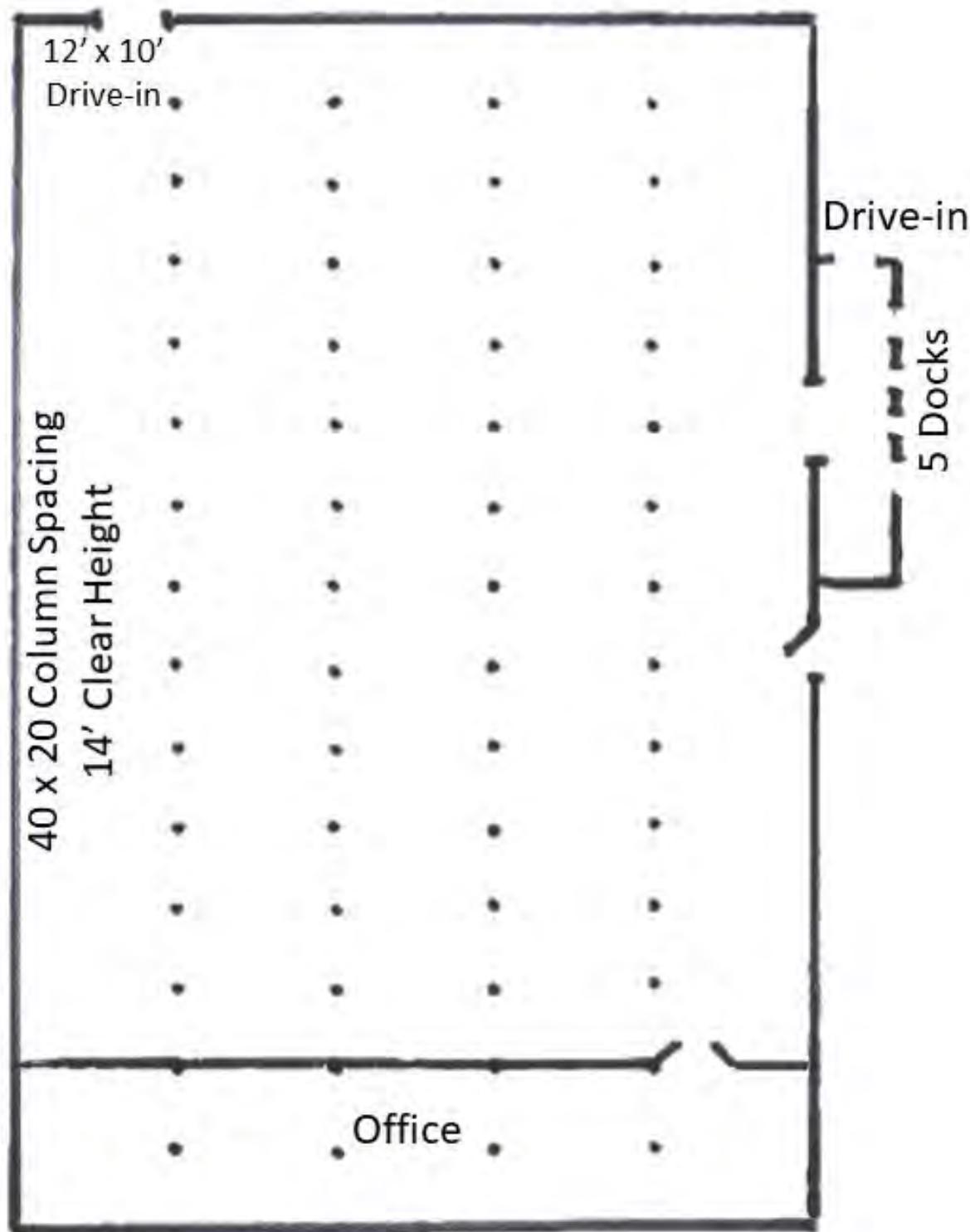


Sale Price	\$6,500,000
Size	61,600 SF
Office Space	±8,000 SF
Acreage	4.10 Acres
Year Built	1955
Parcel ID	140-006363-00
Dock-Doors	Five (5)
Drive-Ins	Two (2) - 16' Clearance
Clear Height	14'
Column Spacing	40' x 20'
Roof	Installed 2022
Nearest Airport	Rickenbacker International Airport (LCK)
Outside Storage	Yes

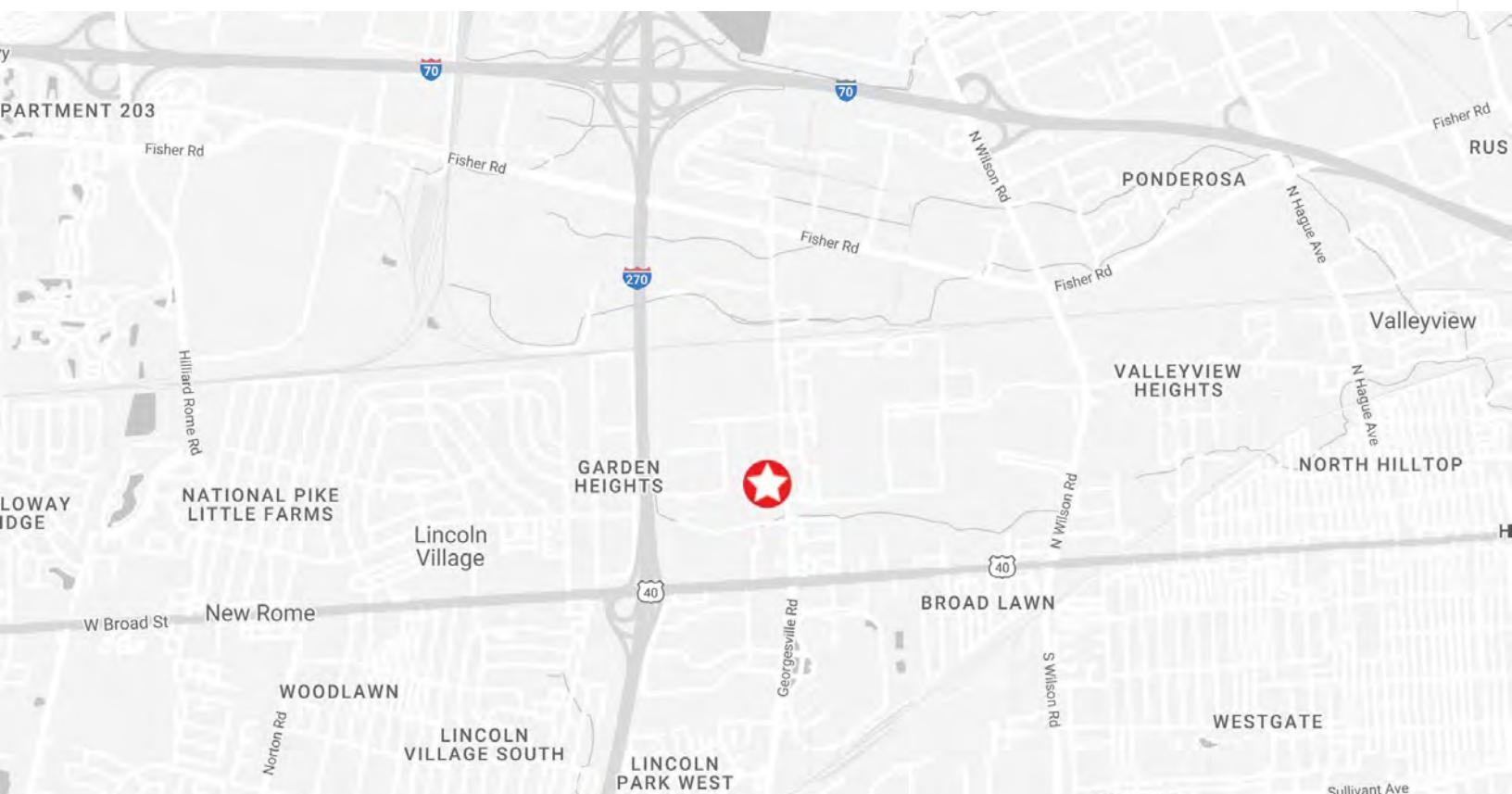
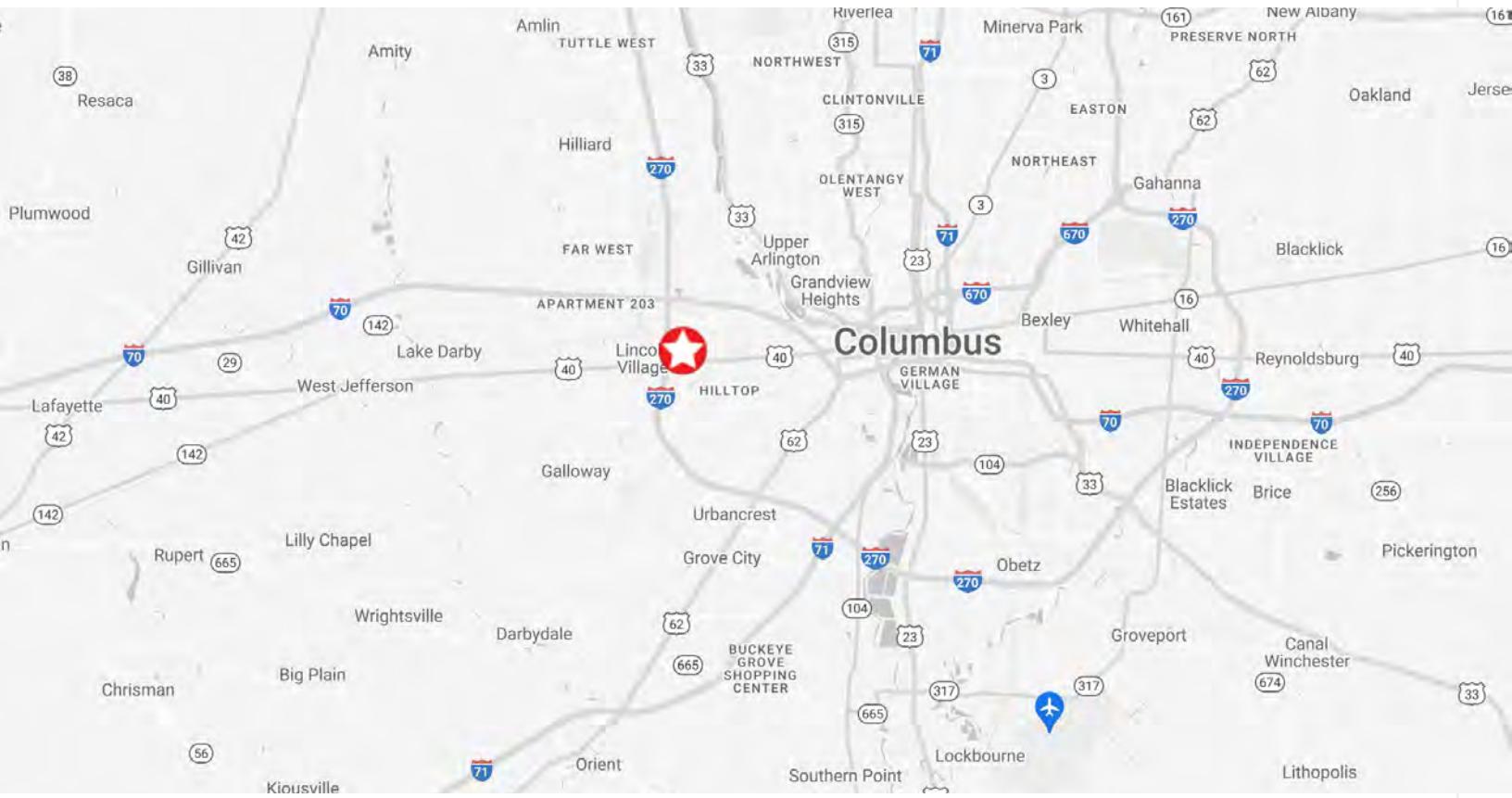
AERIAL



FLOORPLAN



LOCATION

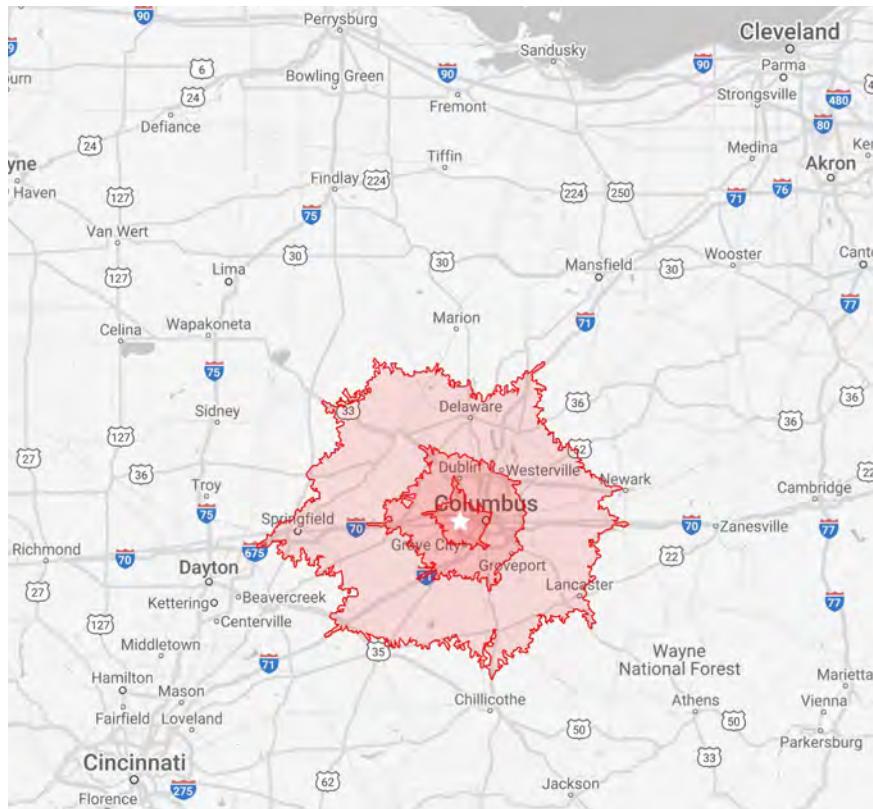


DRIVE TIMES

15 Minutes

30 Minutes

60 Minutes



INTERSTATE 270

3
MINUTES



INTERSTATE 70

6
MINUTES



INTERSTATE 670

7
MINUTES



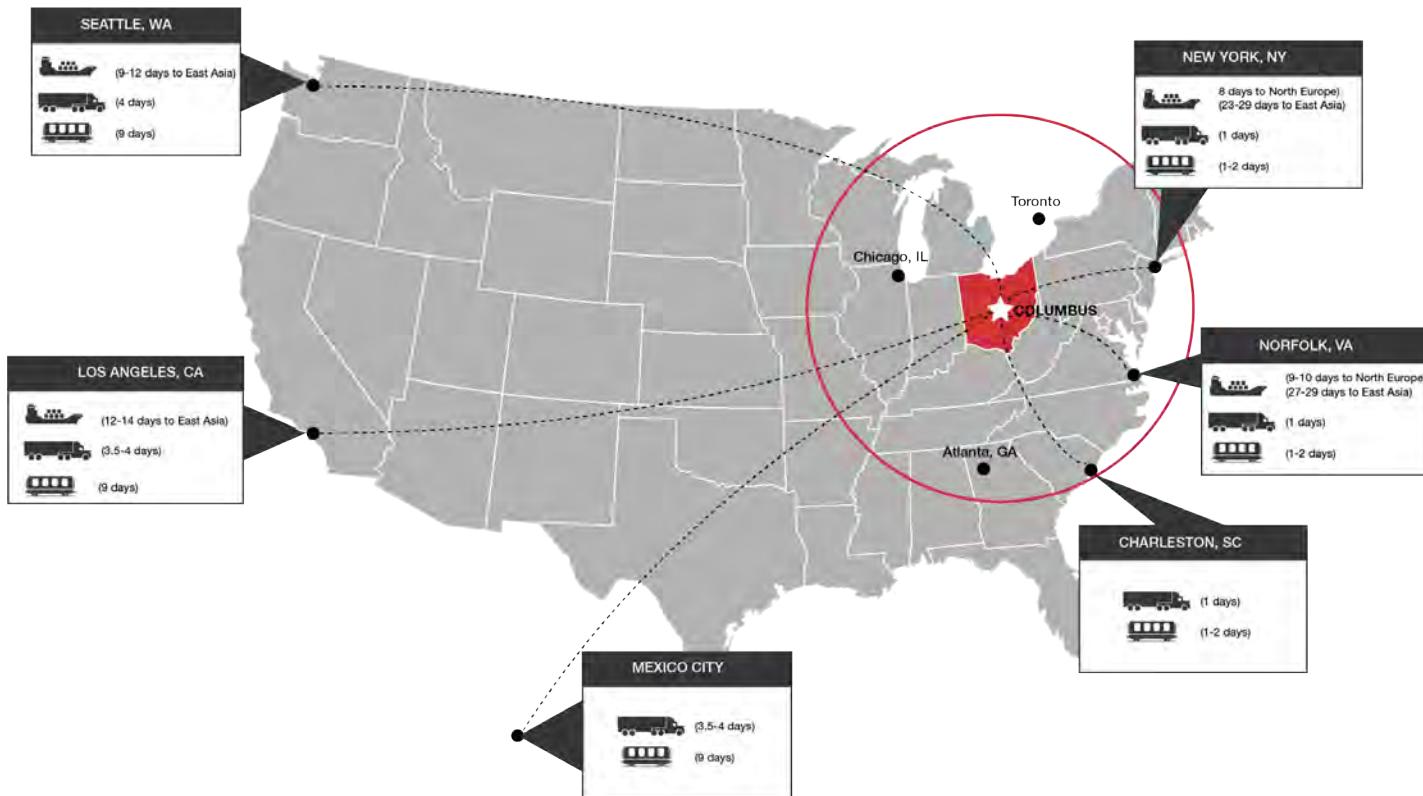
DOWNTOWN
COLUMBUS

12
MINUTES



RICKENBACKER
INTERNATION AIRPOR (LCK)

23
MINUTES



CONTACT US



Dan Sheeran, Jr

Industrial Specialist

-  614.629.5228
-  513.310.5497
-  djsheeran@ohioequities.com
-  [Agent Profile Website](#)



Mike Semon

Industrial Specialist

-  614.629.5217
-  614.657.2391
-  msemon@ohioequities.com
-  [Agent Profile Website](#)



Dan Sheeran

Industrial Specialist

-  614.629.5216
-  614.851.2434
-  dsheeran@ohioequities.com
-  [Agent Profile Website](#)

