

PRESENTING

20 North St Dublin, OH 43017



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**ASPIRE REALTY
SERVICES**

LEASE

20 NORTH ST

20 North St Dublin, OH 43017

PROPERTY DESCRIPTION

There are three spaces for lease in this building in Olde Dublin. The first floor is a parking lot facing retail space with 550 SF. The second floor is a 1,689 SF office space with a porch going around two-thirds of the building. The third floor is a 1,235 office space. The building is in the process of being renovated and is set to be completed in March of 2026.

PROPERTY HIGHLIGHTS

- It is located within Olde Dublin
- Near the Bridge Park pedestrian walkway that connects to Riverside Drive
- Close proximity to the Dublin Library, restaurants, shops, and Riverside Crossing Park
- Will be newly renovated and available in March 2026
- Large off-street parking lot available
- Easy access to I-270, SR-161, and Riverside Drive



OFFERING SUMMARY

Lease Rate:	\$27.50 - 35.00 SF/yr (NNN)
Number of Units:	3
Available SF:	550 - 1,689 SF
Lot Size:	0.666 Acres
Building Size:	6,487 SF

PROPERTY WEBSITE

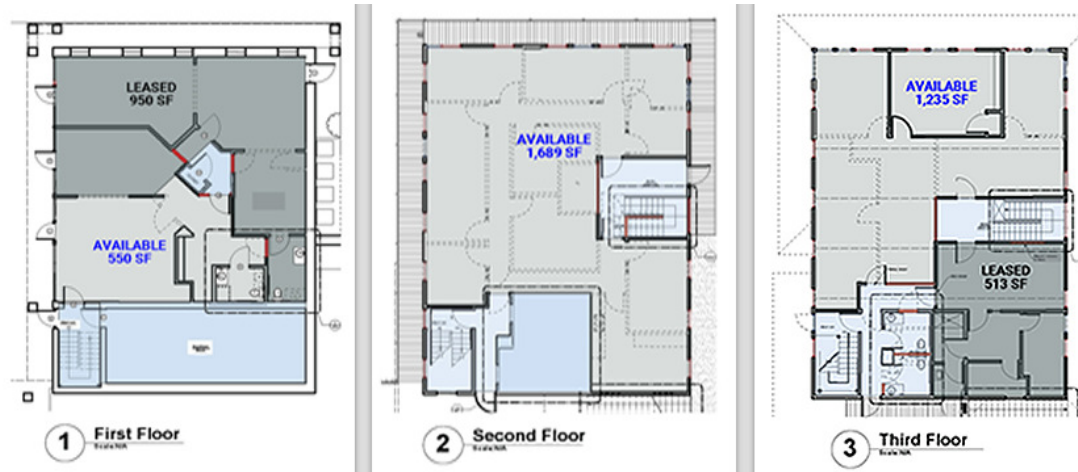
<https://bit.ly/20NorthSt>



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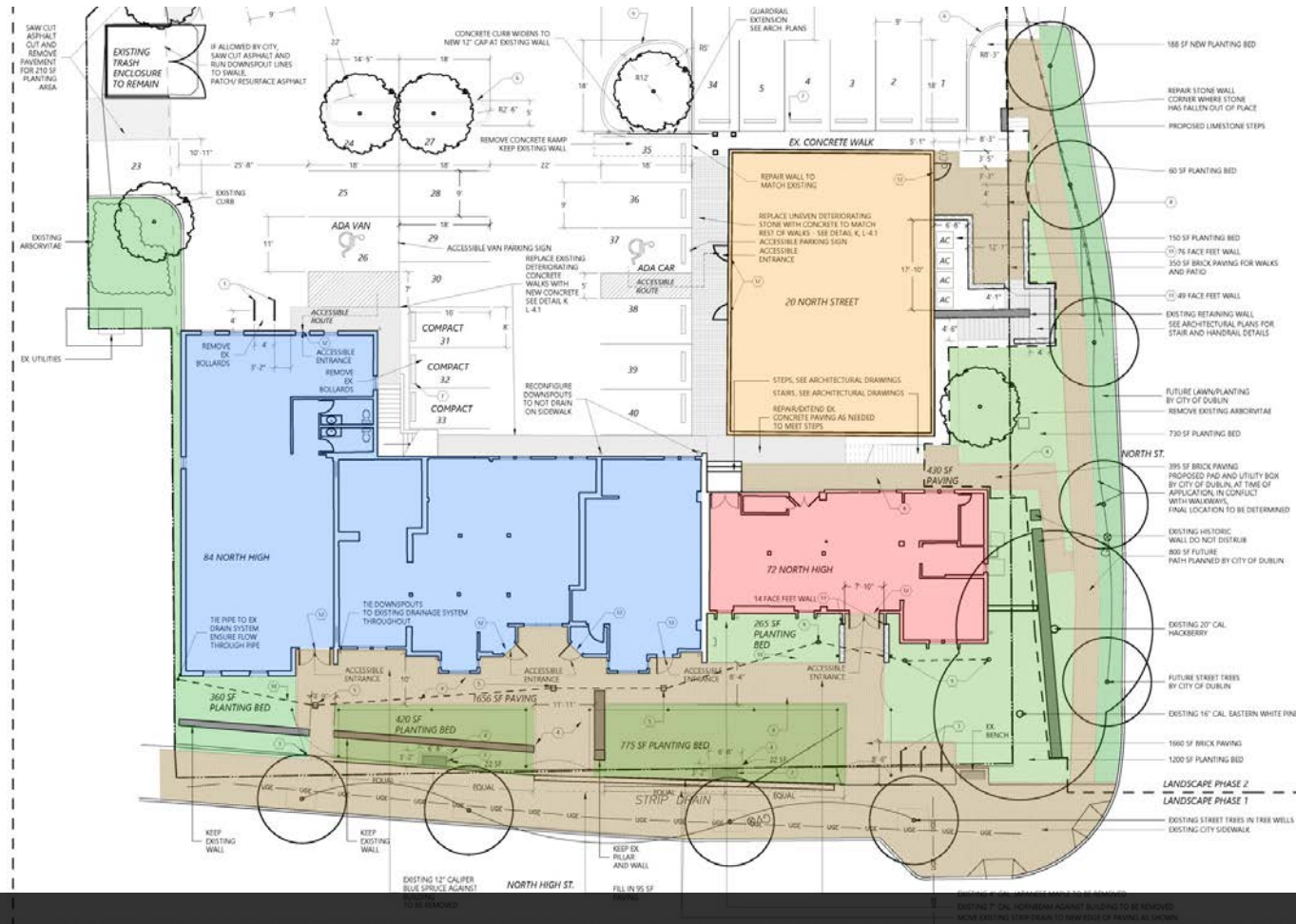


AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
First Floor	Available	550 SF	NNN	\$35.00 SF/yr	Parking lot facing retail
Second Floor	Available	1,689 SF	NNN	\$27.50 SF/yr	-
Third Floor	Available	1,235 SF	NNN	\$27.50 SF/yr	-



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LANDSCAPING PLAN

LEASE

20 NORTH ST

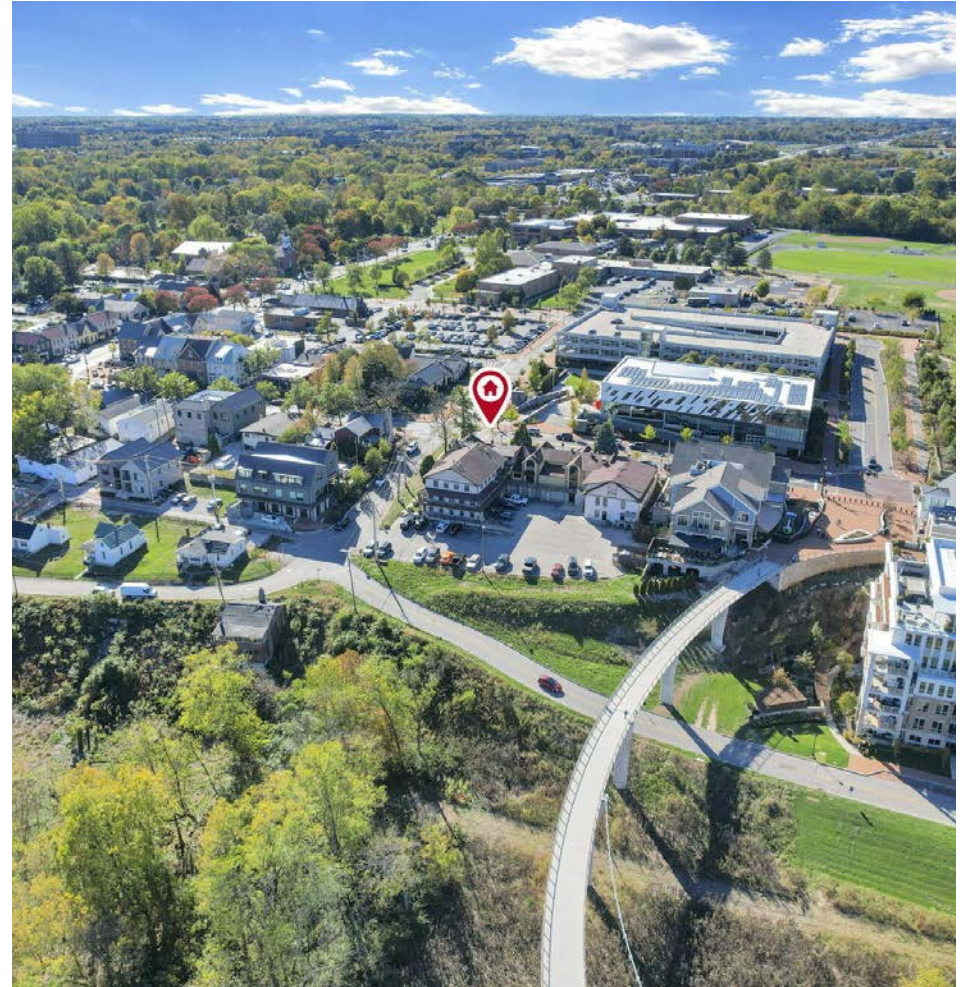
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LOCATION OVERVIEW

These properties are located at the corner of N High Street and North Street in Olde Dublin. The buildings are caddy corner from the Columbus Metropolitan Library Dublin and across the street from North High Brewing. This is a heavy retail and restaurant area and a destination for many people in Columbus. This is a very walkable area and is just steps away from Bridge Park and the pedestrian walkway across the river.



LEASE

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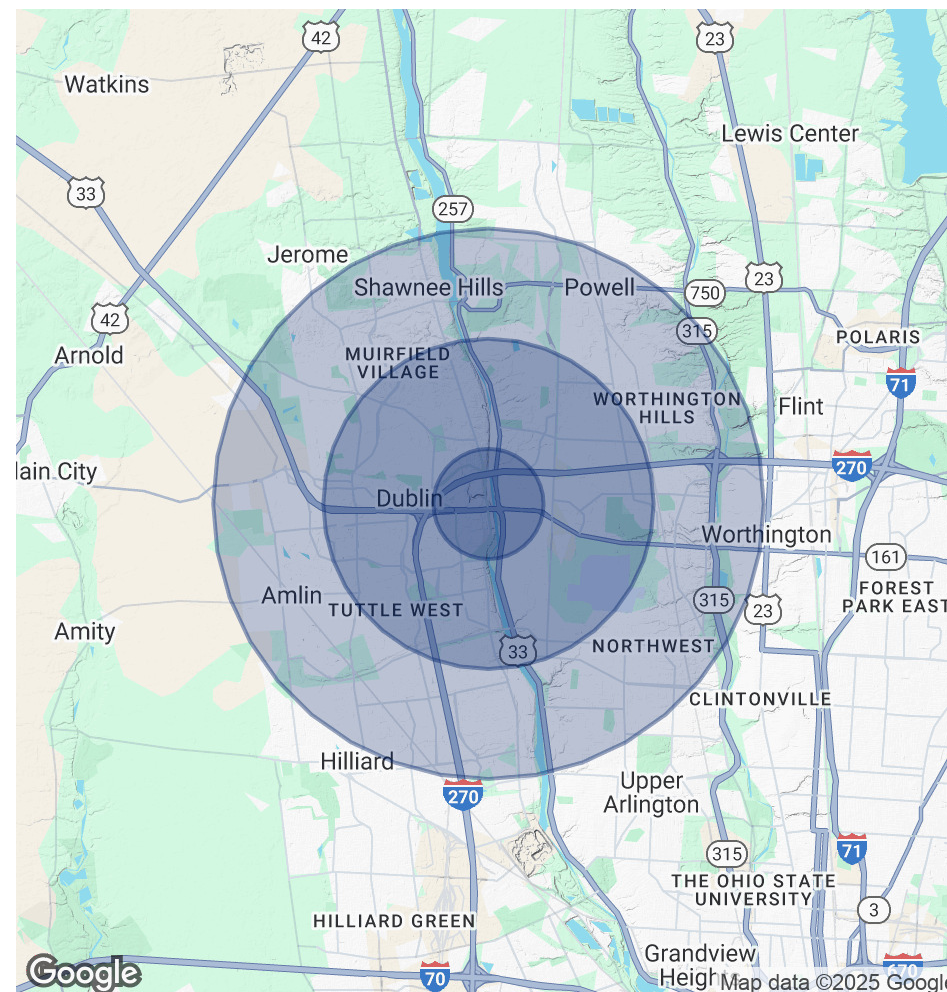
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,583	90,551	208,187
Average Age	40	38	39
Average Age (Male)	38	37	38
Average Age (Female)	42	39	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,442	37,220	84,564
# of Persons per HH	2.2	2.4	2.5
Average HH Income	\$132,757	\$134,998	\$150,520
Average House Value	\$444,883	\$423,303	\$462,986

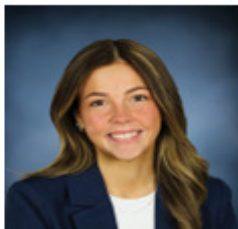
Demographics data derived from AlphaMap

TRAFFIC COUNTS	DIRECTION	YEAR	COUNT
E Bridge St (Us-33) east of N High Street/Dublin Road	2-way	2025	26,266
Riverside Dr north of US-33/ E Bridge St	2-way	2024	23,507



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MEET THE TEAM



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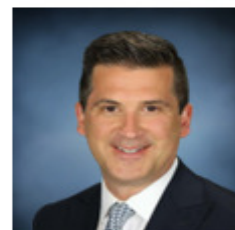
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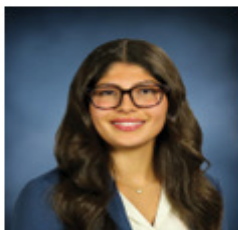
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