

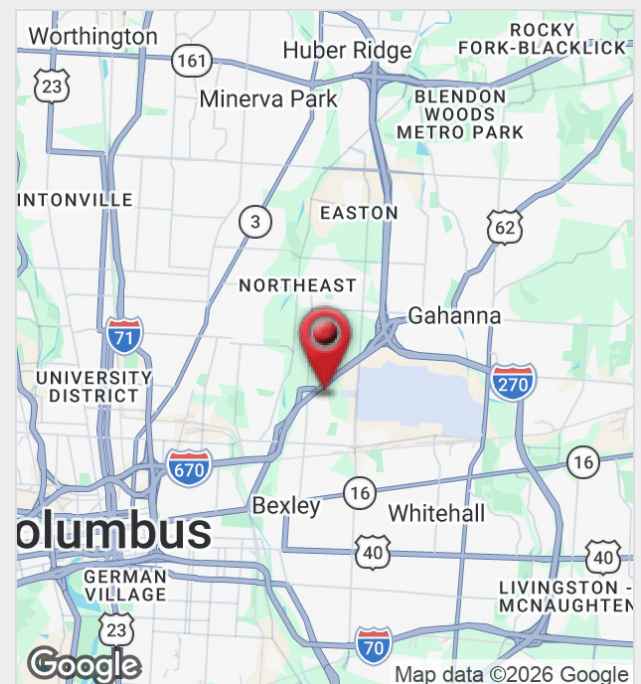


3061-3069 Lamb Avenue

Columbus, Ohio 43219

Property Features

- ±13,200 SF Industrial Building with Units Available
- Unit 3069: ±3,200 SF Office/Warehouse
- Office Space and Drive-In Doors (12' x 12') Available in Each Suite
- 14' Clear Height
- 3-Phase Power
- **Undergoing Complete Renovation** Including All New: Drive-In Doors, Interior & Exterior Paint and Lighting, Restrooms, and Office Space
- Convenient Location Within 2 Miles of I-670, I-270, and the Airport



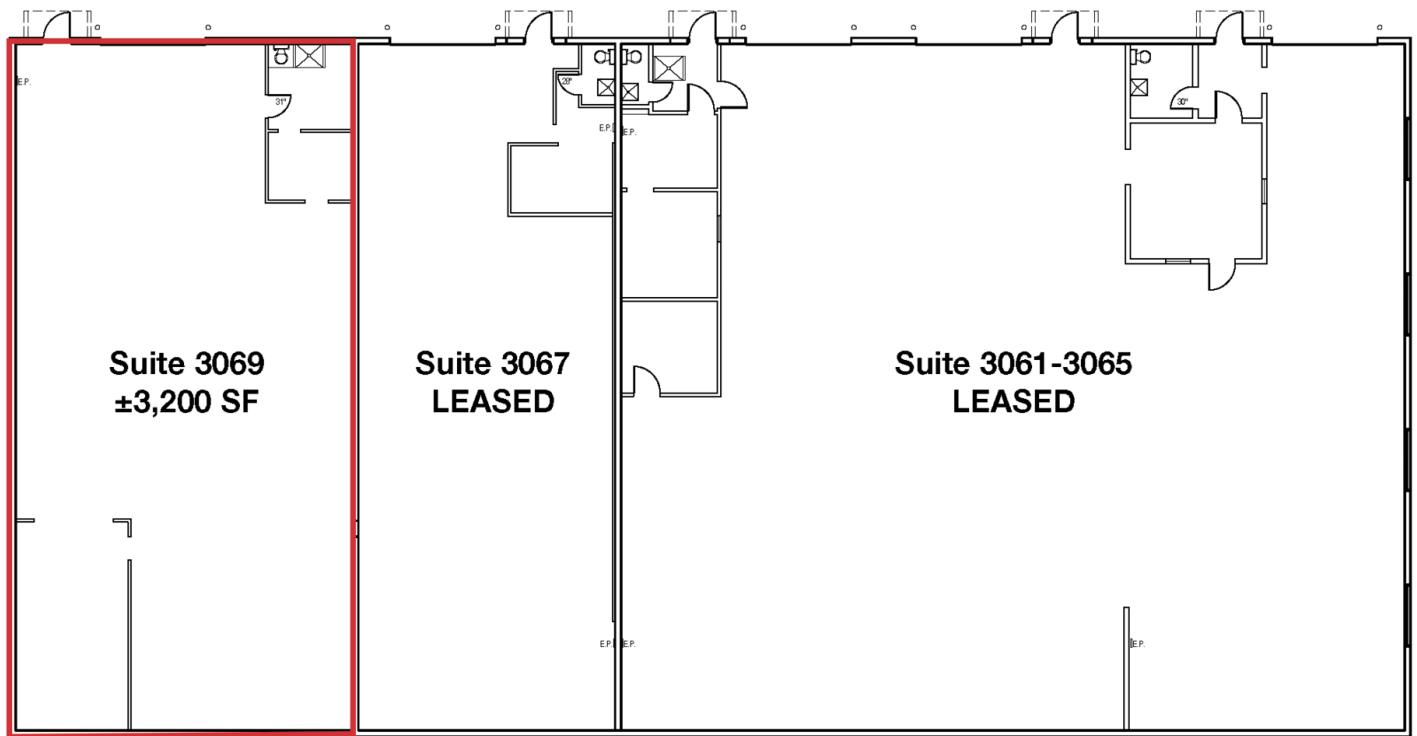
For more information:


Ryan McGreevy

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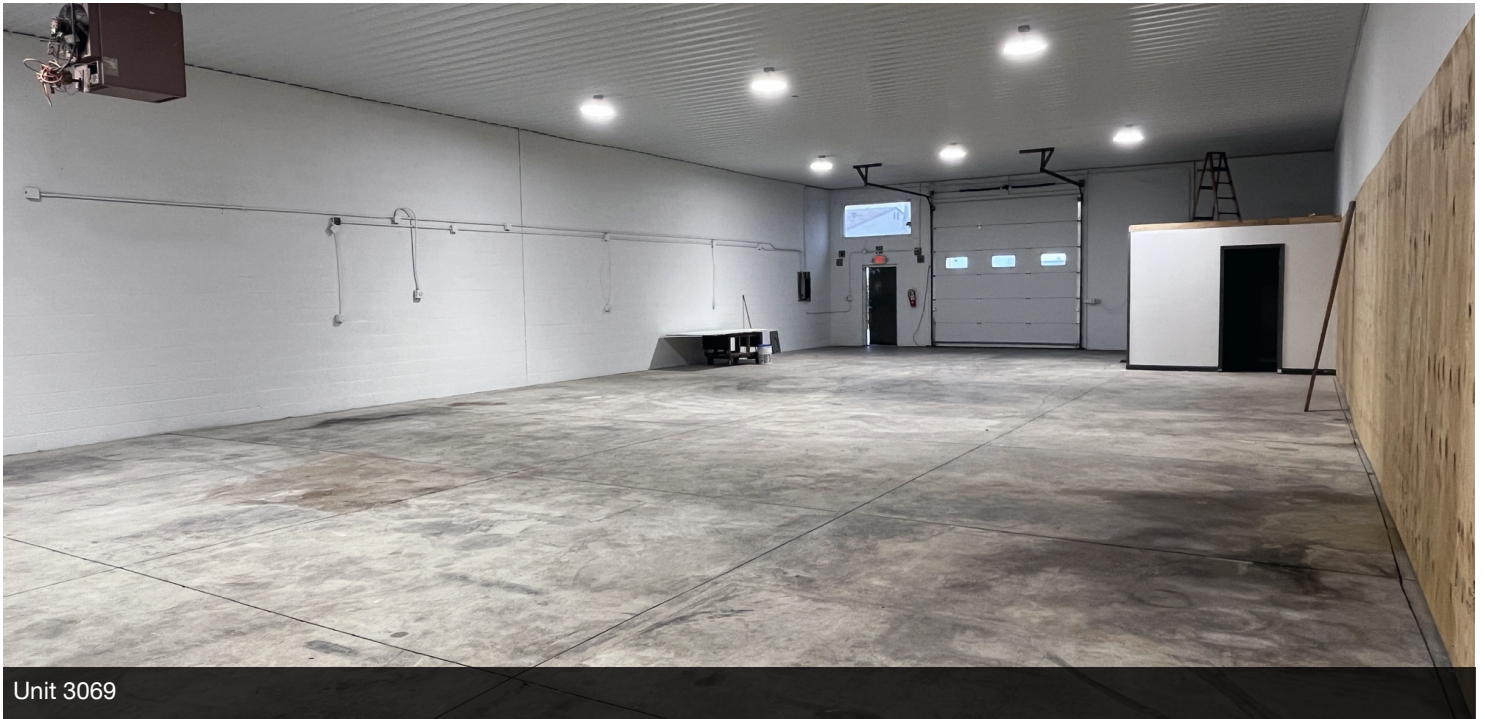
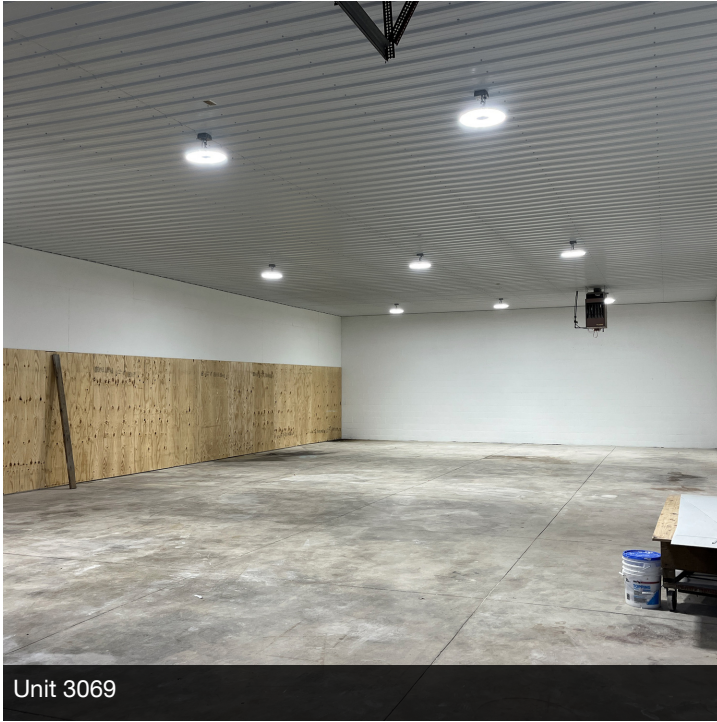
SUITE #	LEASE RATE	LEASE TYPE	OPEX	TOTAL SF	OFFICE SF	DRIVE-INS	AVAILABILITY
3069	\$9.95 SF/YR	NNN	\$2.00 PSF	3,200 SF	150 SF	1 (12' X 12')	VACANT

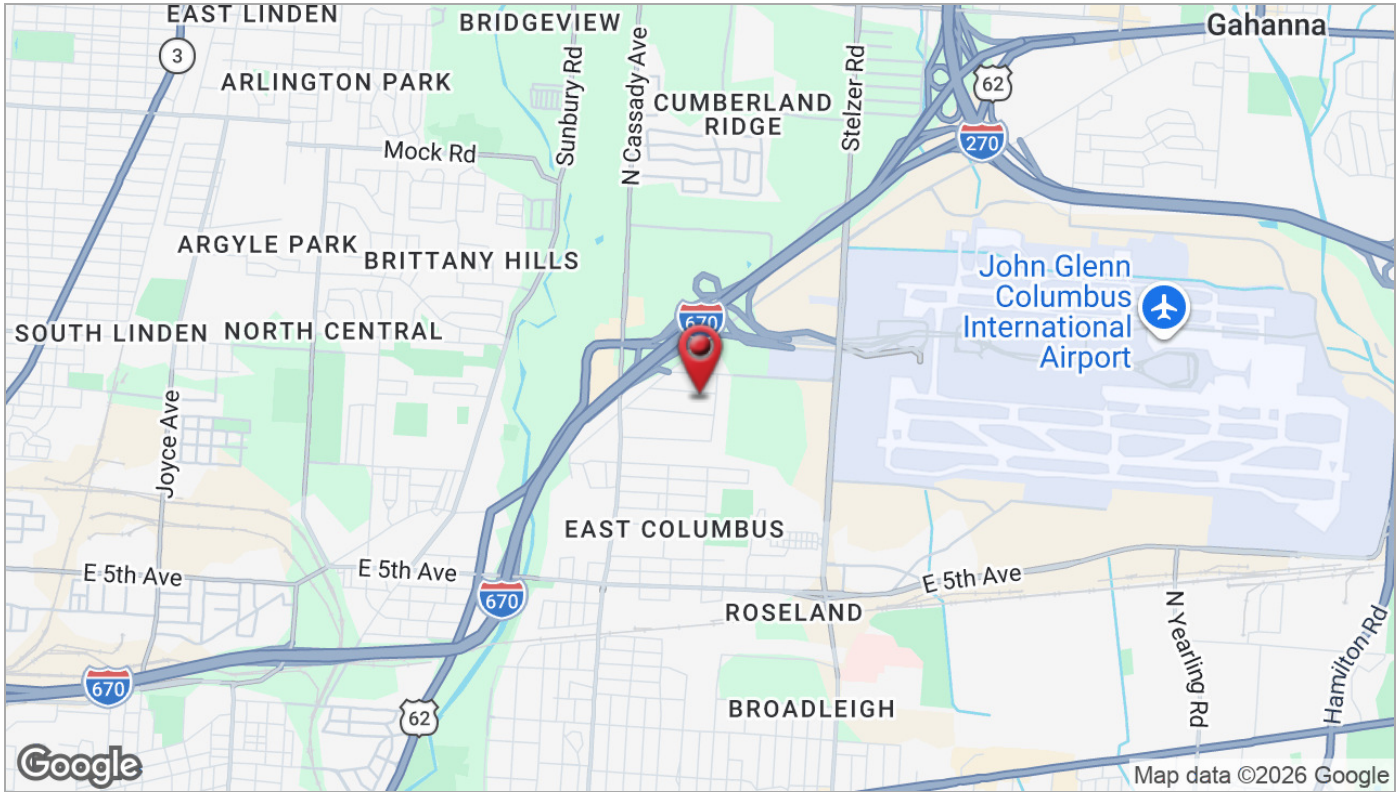


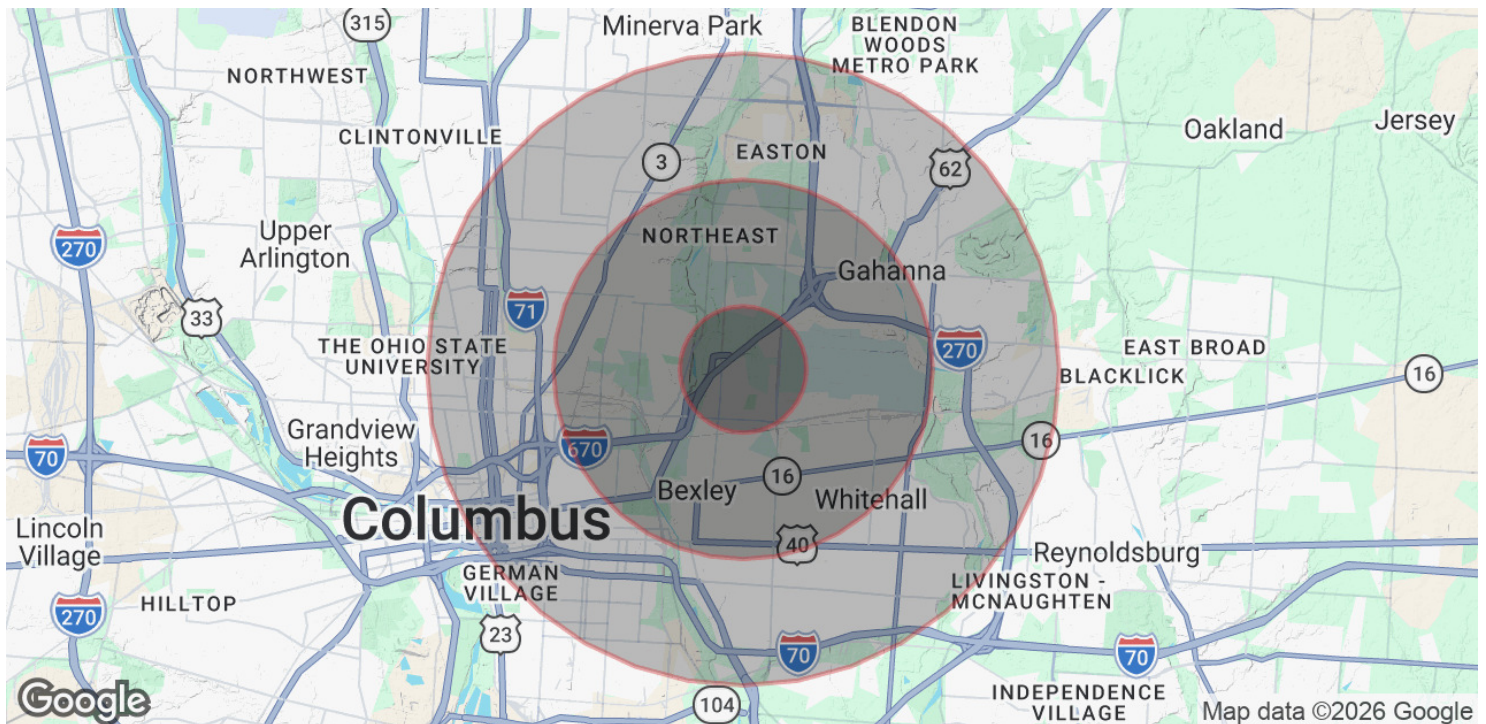
 N 3061-3069 Lamb Ave. N.T.S.

DRA **DARIN RANKER ARCHITECTS**
+ INTERIOR DESIGNERS
5925 Wilcox Place, Suite E Dublin, OH 43016
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,475	94,033	328,182
Average Age	38	37	36
Average Age (Male)	36	35	35
Average Age (Female)	40	38	37
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,163	36,435	135,298
# of Persons per HH	2.5	2.6	2.4
Average HH Income	\$56,552	\$76,438	\$76,177
Average House Value	\$223,179	\$257,336	\$272,678

Demographics data derived from AlphaMap