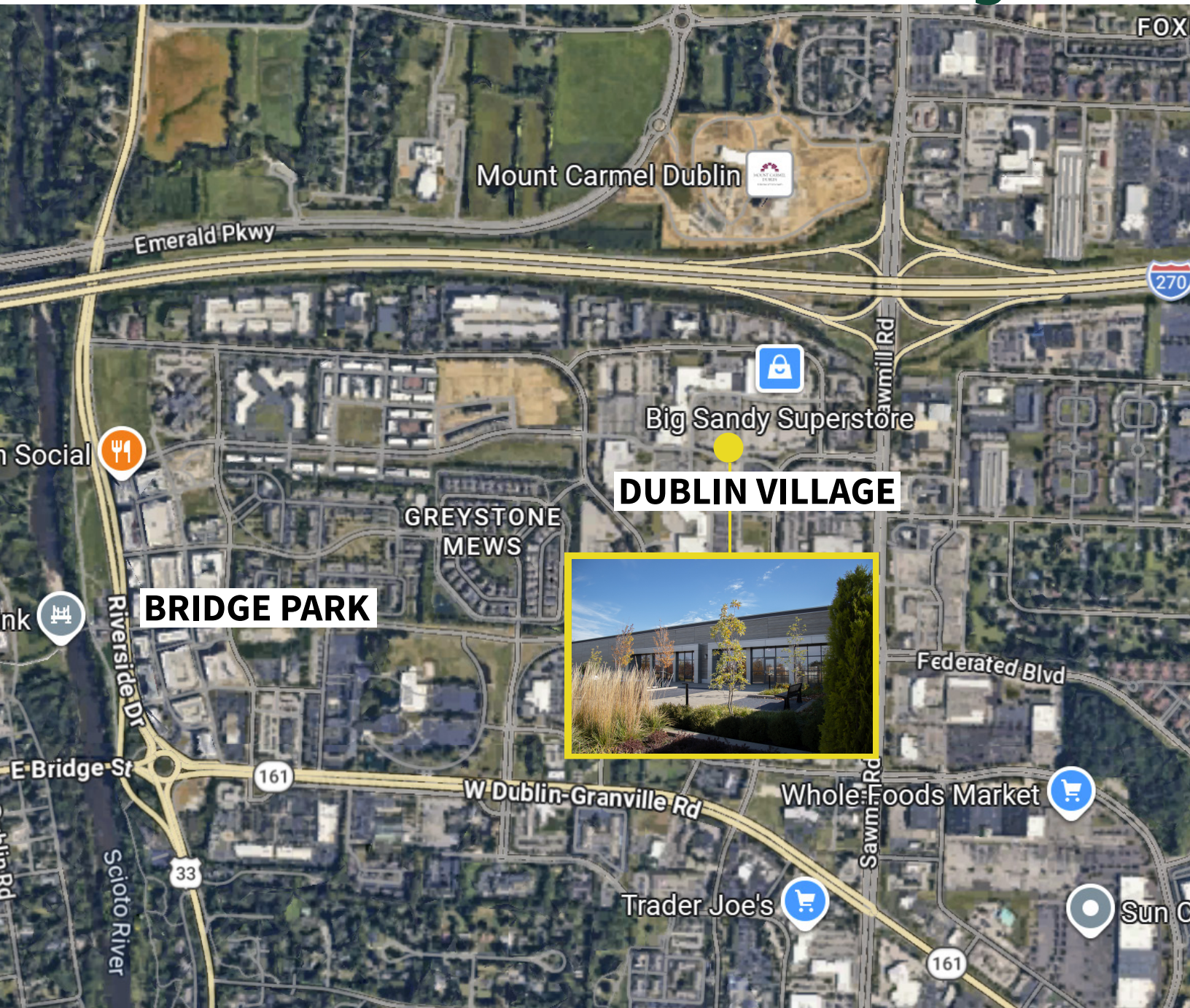


Dublin Village

6711 - 6815 Dublin Center Village Dr



RETAIL AT THE CENTER OF DUBLIN'S GROWTH

8K - 24K

SF Available

\$18.00

Lease Rate SF/YR NNN

~\$4.45

CAM Rate SF/yr

48K +

Vehicles Passing

EXPERIENCE MATTERS - 110+ Years Serving the CRE Community

1480 Dublin Rd ♦ Columbus, OH ♦ 43215 ♦ 614.228.5547 ♦ krgre.com



Property Overview

6711 - 6815 Dublin Center Village Dr, Dublin, OH 43017

Dublin Village offers retailers a strategic opportunity to establish a presence in one of Central Ohio's most desirable and active trade areas. Located near I-270 and the Bridge Street District, the center is positioned alongside Bridge Park and surrounded by a growing mix of retail, dining, entertainment, office, medical and residential uses.

The property combines the accessibility and convenience of a traditional retail center with proximity to Dublin's expanding mixed-use destination. Renovated storefronts, 14-foot ceilings, flexible floor plans, ample parking and strong freeway visibility provide retailers with a highly functional environment for serving both destination customers and the surrounding Dublin community.

With affluent nearby households, established national and regional retailers, and continued investment throughout the Bridge Street District, Dublin Village offers retailers the opportunity to capture demand from an established customer base while benefiting from the area's continued growth.

Property Highlights

- Premier Dublin location near Bridge Park and the Bridge Street District
- Excellent access to I-270, SR 161 and the greater Columbus market
- High-visibility location with exposure to I-270
- Flexible retail space with 14' ceiling heights
- Renovated storefronts and modern retail appearance
- Ample surface parking with convenient customer access
- Surrounded by a strong mix of retail, dining, entertainment, residential and employment uses
- Minutes from continued mixed-use development throughout the Bridge Street District

Property Summary

Lease Rate: \$18.00 SF/YR (NNN)

CAM Rate: ~\$4.45 SF/YR

Available SF: 8,000 - 24,000 SF

Unit 3B

White box, 17KSF, shell space located behind RH Outlet Dublin. Limited TI available in the quoted rent, additional available which can be amortized and added to base rent.

Site Plan

6711 - 6815 Dublin Center Village Dr, Dublin, OH 43017



2	MANNINO'S GRAND SLAM	24,000 SQ. FT.	19	THE GOLF ROOM	13,585 SQ. FT.	47	NAIL QUEST	1,018 SQ. FT.
3a	RH OUTLET	23,000 SQ. FT.	23	MANOCO BLUE	4,000 SQ. FT.	49	SCHOOL OF ROCK	2,714 SQ. FT.
3b	AVAILABLE	17,000 SQ. FT.	25	J. TIGER MARTIAL ARTS	4,025 SQ. FT.	53	STATEFARM	2,715 SQ. FT.
4a	AVAILABLE	22,737 SQ. FT.	27	AVAILABLE	3,200 SQ. FT.	54	MY SALON SUITE	4,989 SQ. FT.
4b	THE UNIFORM STORE	8,263 SQ. FT.	29	TINO'S BAR & GRILL	3,200 SQ. FT.	57	OHIO WUSHU ACADEMY	3,099 SQ. FT.
5	ENTERPRISE RENT-A-CAR	4,500 SQ. FT.	31	AVAILABLE	8,160 SQ. FT.	61	TEAM MIRON WRESTLING	7,845 SQ. FT.
6	1.25 ACRE TO BUILD SUIT		33	BILLARDS PLUS	14,000 SQ. FT.	63	AVAILABLE	9,600 SQ. FT.
7	TRADING PLACES	12,000 SQ. FT.	35	GO YOGA	7,020 SQ. FT.	65	TRIUMPH BRAZILIAN JIU JITSU	4,800 SQ. FT.
8	FIRST FEDERAL LAKEWOOD	5,500 SQ. FT.	37	CORPORATE CATERERS	4,400 SQ. FT.	67	AVAILABLE	7,200 SQ. FT.
9	BRIGHTSTAR ACADEMY	9,170 SQ. FT.	39	FLOURISH CHIROPRACTIC	2,000 SQ. FT.	69	STAVROFF-MAINTENANCE UNIT	2,400 SQ. FT.
11	F-45 TRAINING	2,800 SQ. FT.	40	ALTA FIBER	3,500 SQ. FT.	71	COVELLI ENTERPRISES	2,340 SQ. FT.
13	BLACK TIE MOVING	1,600 SQ. FT.	41	STAVROFF COMPANIES	2,900 SQ. FT.			
15	DISCOUNT FASHION WAREHOUSE	15,000 SQ. FT.	43	REVELRY TRAVERN	4,332 SQ. FT.			
17								

Market Overview

6711 - 6815 Dublin Center Village Dr, Dublin, OH 43017

Demographic Snapshot

	<i>within 3 miles</i>	<i>within 5 miles</i>
Population	87,993	223,022
Households	35,674	91,642
Avg HHI	\$130,877	\$136,197
Businesses	5,245	14,254
Employees	57,656	120,473

Snapshot of Area Companies



Ready to Tour?

Contact Us TODAY!



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Kohr Royer Griffith Inc
Commercial Real Estate Services
EXPERIENCE MATTERS

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by KRG in compliance with all applicable fair housing and equal opportunity laws.