



CAPITOL  
EQUITIES

FOR LEASE

*Providing creative commercial real estate solutions since 1997*



RETAIL | 1,200 SF

SHORT NORTH

35 E 5TH AVE, COLUMBUS, OH 43201

**ED FELLOWS**

VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

**J.R. KERN**

President  
614.760.5660 x124  
jrkern@capitolequities.com



## Property Description

This mostly open retail space provides a great space for your business operations with tons of natural light, exposure to the Short North community and modern finishes.

## Property Highlights

- Open retail space with attractive sales counter and attractive finishes throughout
- This move-in ready suite includes wide-open retail space, back storage area and one restroom
- Join the vibrant, walkable Short North community, which also draws from the OSU main campus population
- Blade-style exterior signage options available overlooking Fifth Ave
- Lots of parking options in the immediate area, including a public lot behind the building, and located on COTA bus routes
- Adjacent to Chiseled Personal Fitness Studio

## OFFERING SUMMARY

Available SF:	1,200 SF
Lease Rate:	\$20.50 SF/yr
Utilities:	Paid by Tenant
Tax + Ins:	Included in Rents

## DEMOGRAPHICS

	1 MILE	2 MILES	3 MILES
Total Households	17,380	39,564	77,529
Total Population	38,639	91,937	169,775
Average HH Income	\$80,639	\$73,556	\$80,080

### ED FELLOWS

VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

### J.R. KERN

President  
614.760.5660 x124  
jrkern@capitolequities.com





CAPITOL  
EQUITIES

# FOR LEASE | RETAIL SHORT NORTH

35 E 5TH AVE, COLUMBUS, OH 43201



## ED FELLOWS

VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

## J.R. KERN

President  
614.760.5660 x124  
jrkern@capitolequities.com

CAPITOLEQUITIES.COM

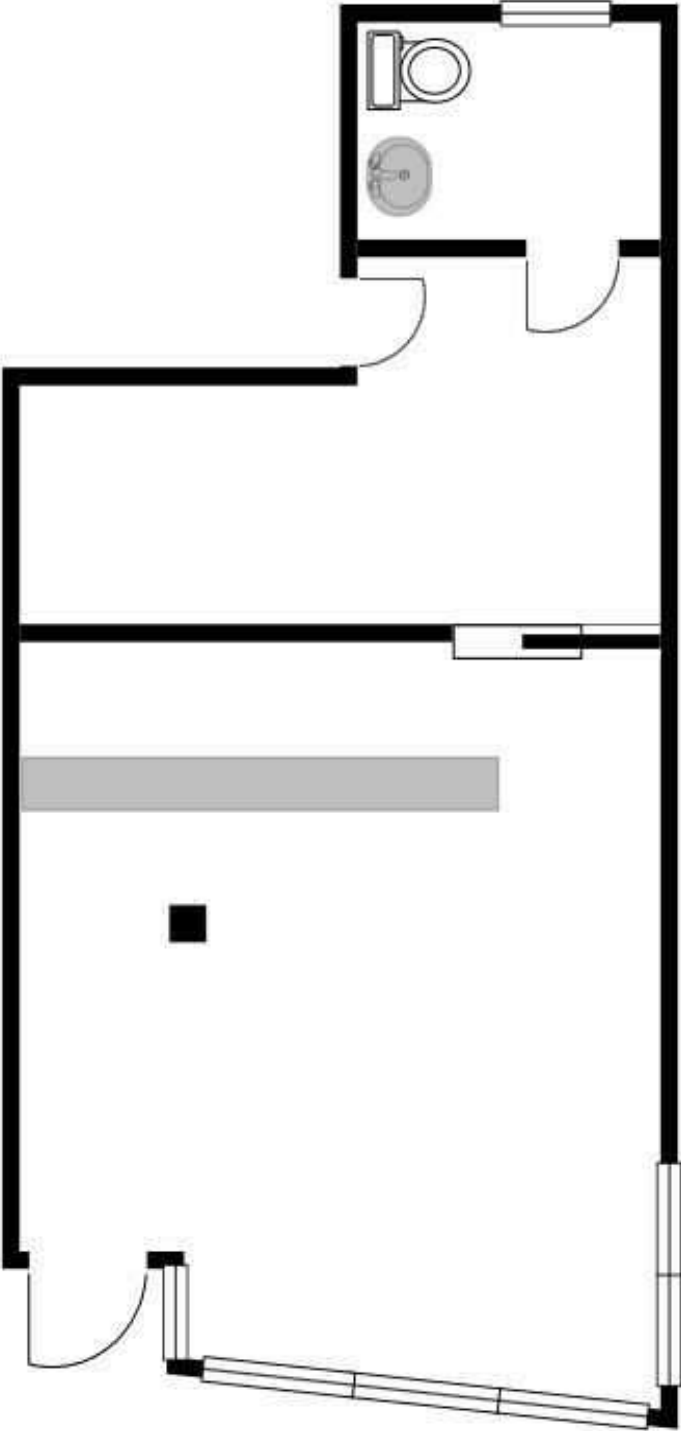




CAPITOL  
EQUITIES

# FOR LEASE | RETAIL SHORT NORTH

35 E 5TH AVE, COLUMBUS, OH 43201



## ED FELLOWS

VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

## J.R. KERN

President  
614.760.5660 x124  
jrkern@capitolequities.com

CAPITOLEQUITIES.COM





CAPITOL  
EQUITIES

# FOR LEASE | RETAIL SHORT NORTH

35 E 5TH AVE, COLUMBUS, OH 43201



## ED FELLOWS

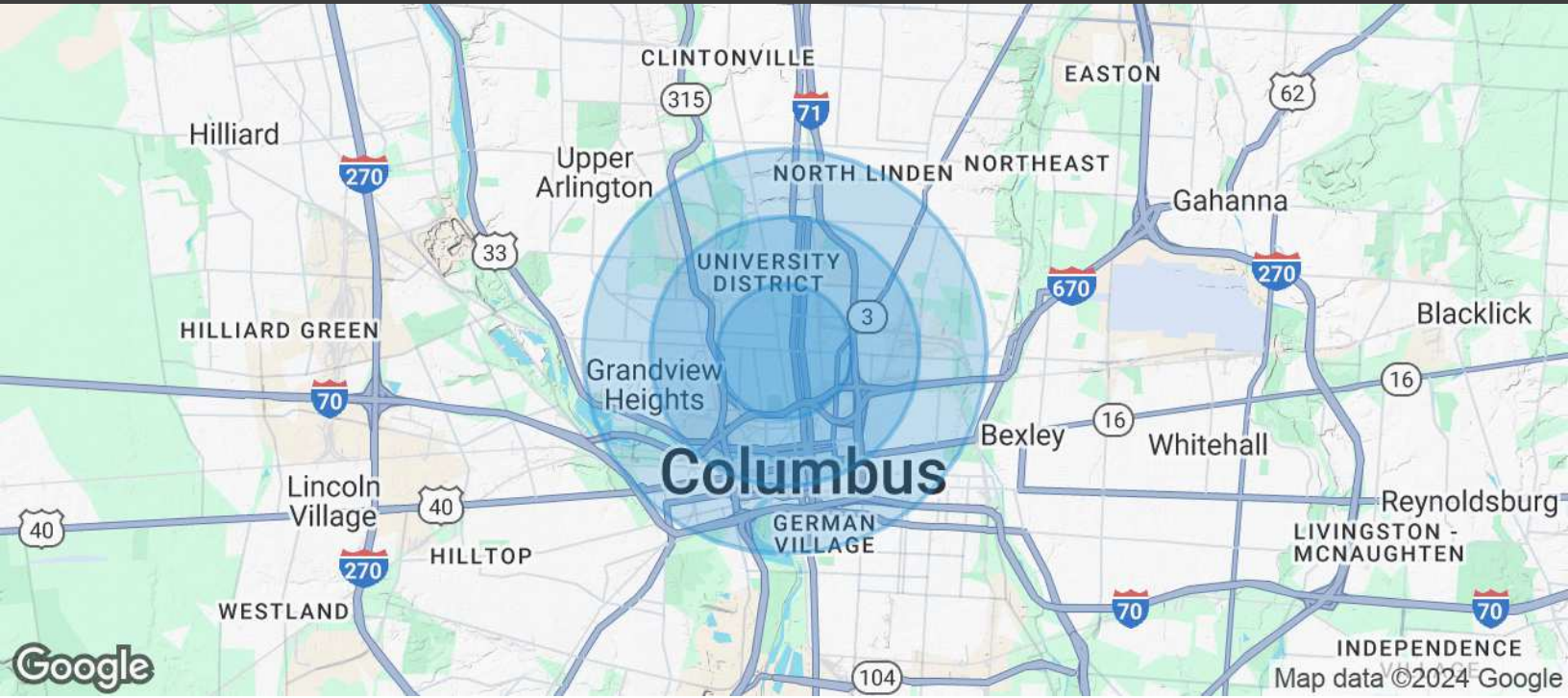
VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

## J.R. KERN

President  
614.760.5660 x124  
jrkern@capitolequities.com

CAPITOLEQUITIES.COM





POPULATION	1 MILE	2 MILES	3 MILES
Total Population	38,639	91,937	169,775
Average Age	29	30	33
Daytime Employees	37,266	166,242	232,945

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	17,380	39,564	77,529
# of Persons per HH	2.2	2.3	2.2
Average HH Income	\$80,639	\$73,556	\$80,080
Average House Value	\$446,608	\$365,594	\$369,225

Demographics data derived from AlphaMap

**ED FELLOWS**

VP Brokerage  
614.760.5660 x123  
efellows@capitolequities.com

**J.R. KERN**

President  
614.760.5660 x124  
jrkern@capitolequities.com