

FOR LEASE



202 Oak Street, Columbus, OH 43235

Office/Flex Condo for Lease in Columbus, Ohio

- Approximately +/-528 Sq Ft of Office Space and +/- 672 Sq Ft of Warehouse.
- Excellent Proximity to High Traffic Polaris Fashion Place and Worthington Crosswoods ~ 5 Minutes
- Great for a small business, multiple uses.
- All units have 1 drive in door and 2 parking spaces.
- Landlord pays condo dues, tenant pays utilities.
- One enclosed office, reception area, kitchenette, bathroom, and warehouse space.

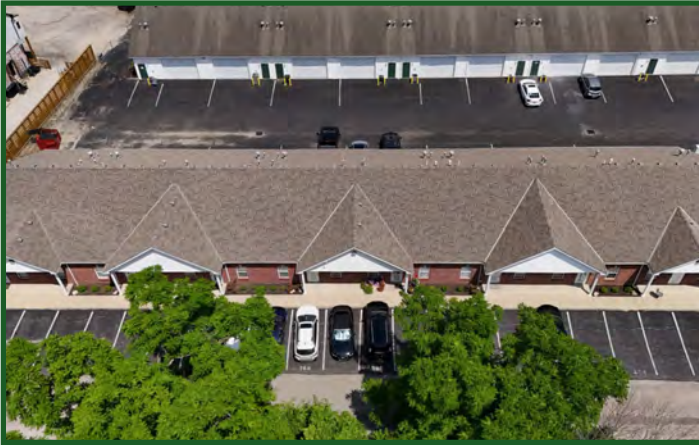


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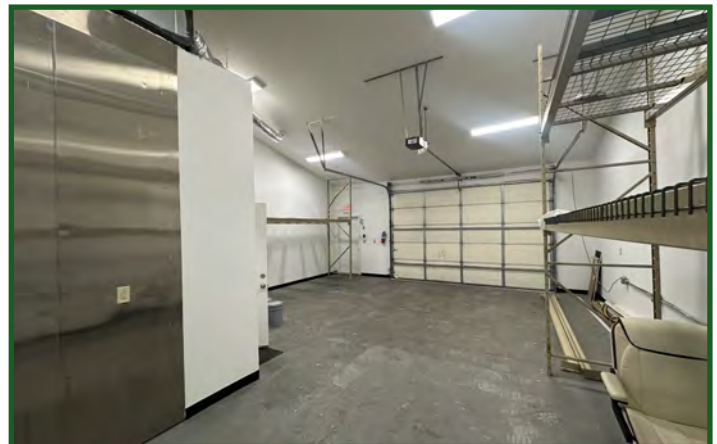
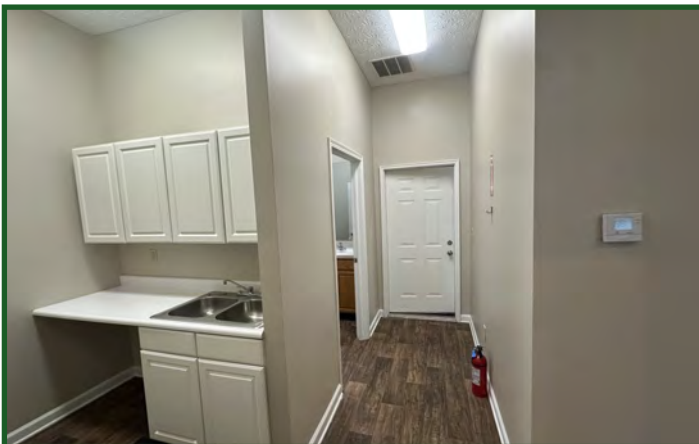
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Aerial View

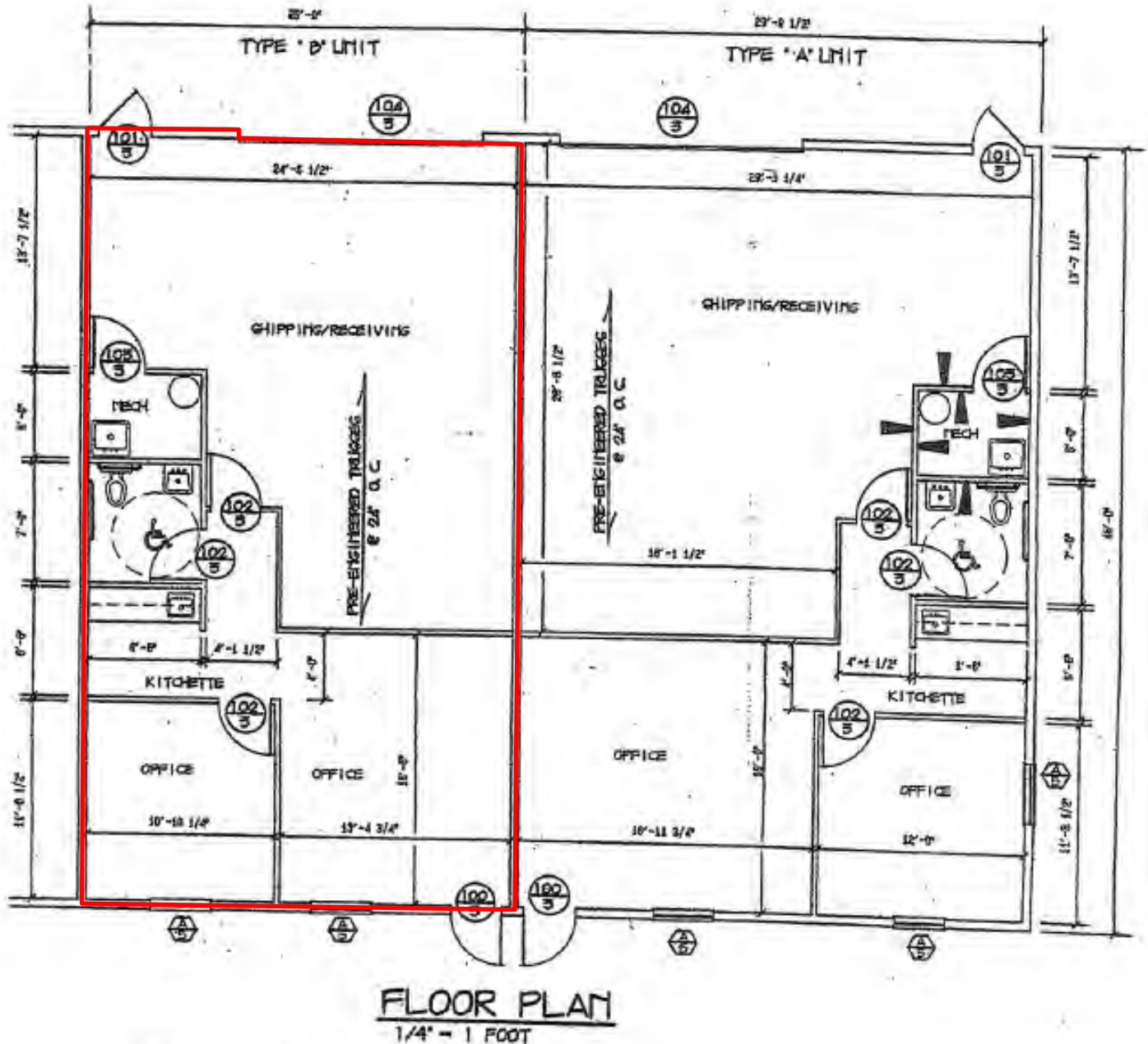


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Floor Plan

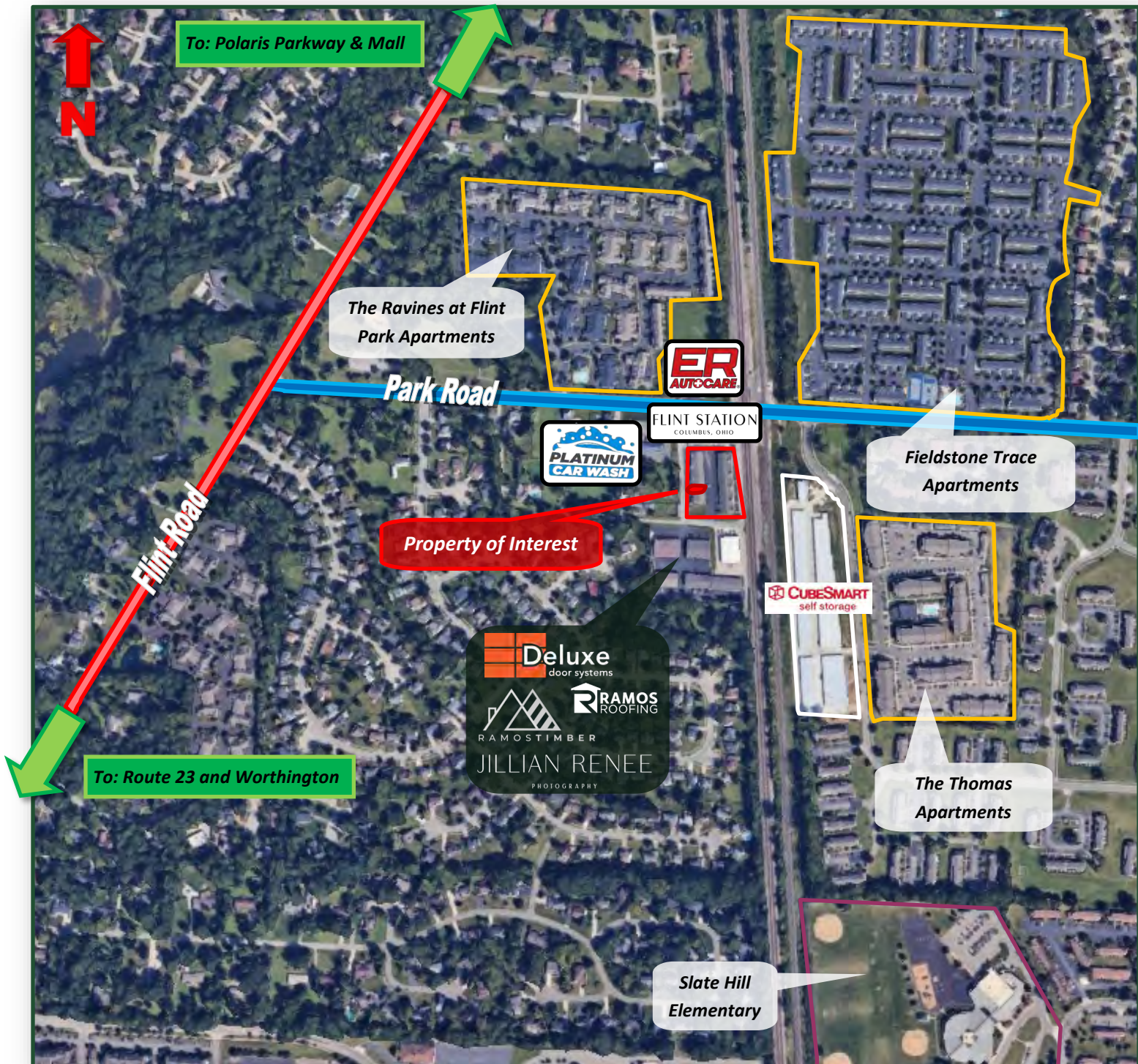


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Nearby Amenities



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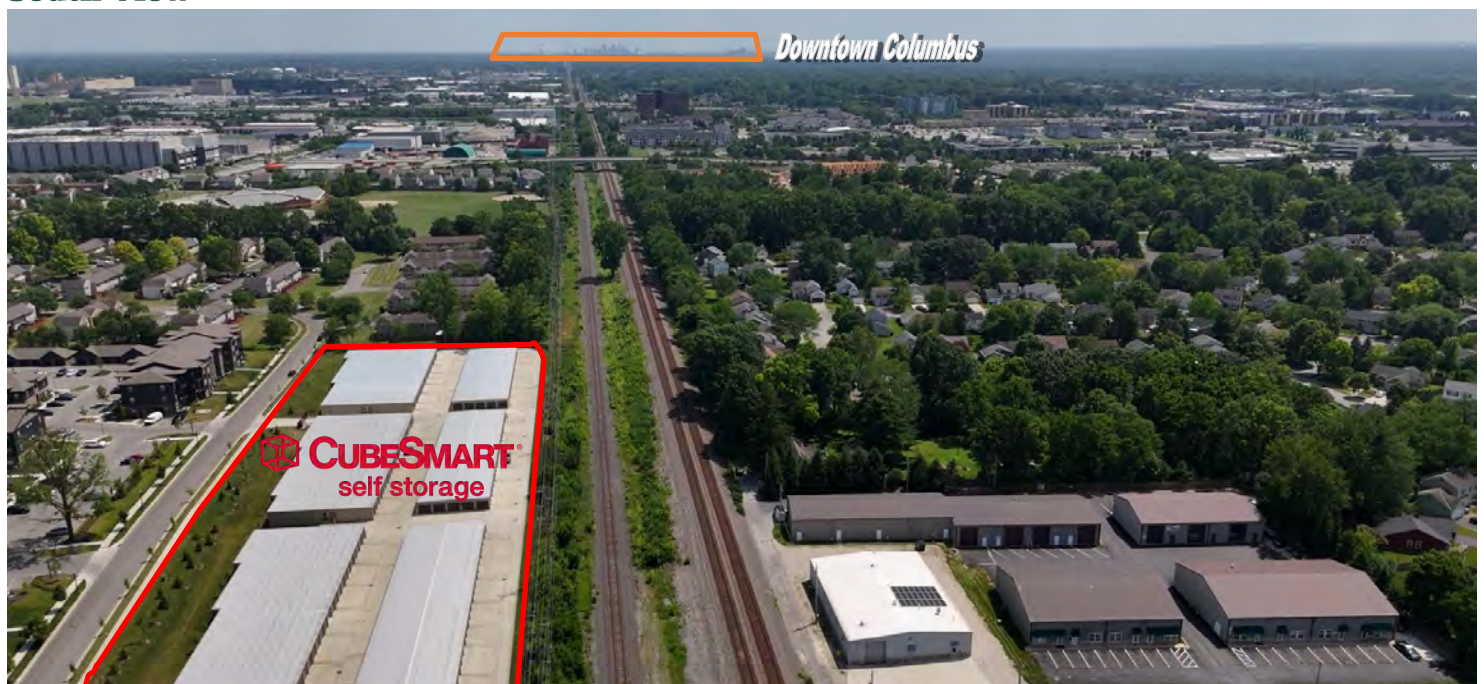


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North-East View



South View



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TRAFFIC COUNT

Street	Avg Daily Volume
N High Street (Northbound)	18,822
E N Broadway— W N Broadway	22,420
N High Street (Southbound)	15,971

NEARBY MAJOR ROADS & HIGHWAYS



SITE LOCATION



DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2020)		12,964	97,826	259,099
Households (2020)		9,298	49,852	120,052
Avg Household Income (2020)		\$74,854	\$53,105	\$56,176

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Prospective Purchaser may not interview the tenants, represent to the tenants that the Property is for sale, or represent to the tenants that the Prospective Purchase is buying the property without written consent from the Owner.

Disclaimer And Confidentiality Agreement - Continued -

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