

**FOR LEASE**



## **Village Pointe Drive, Powell, OH 43065**

### ***Office / Warehouses For Lease in Powell***

- Units Available from  $\pm$  2,400 to  $\pm$  6,000 SF.
- ADA restrooms, kitchenettes, and high ceilings.
- Well maintained business park.
- Warehouse units offer 12' x 12' drive-in door.
- Lease rate of \$12.00 per SF per unit.
- Operating expenses \$3.75 per SF.



***Click Here For Site Video*** 

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JAMES MANGAS, CCIM  
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# Village Pointe Drive, Powell, OH 43065

## UNIT 22

Price:	\$12.00 / Square Foot
Unit Type:	Office/Warehouse
Unit Size:	± 2,400 Square Feet
Operating Expenses:	\$3.75 / Square Foot

## UNIT 24

[Click Here For Video ►](#)

Price:	\$12.00 / Square Foot
Unit Type:	Office/Warehouse
Unit Size:	± 3,600 Square Feet
Operating Expenses:	\$3.75 / Square Foot

## UNIT 58

[Click Here For Video ►](#)

Price:	\$12.00 / Square Foot
Unit Type:	Office/Warehouse
Unit Size:	± 2,400 Square Feet
Operating Expenses:	\$3.75 / Square Foot

## UNIT 82

[Click Here For Video ►](#)

Price:	\$12.00 / Square Foot
Unit Type:	Office Only
Unit Size:	± 2,400 Square Feet
Operating Expenses:	\$3.75 / Square Foot

## UNIT 86

[Click Here For Video ►](#)

Price:	\$12.00 / Square Foot
Unit Type:	Office Only
Unit Size:	± 2,400 Square Feet
Operating Expenses:	\$3.75 / Square Foot

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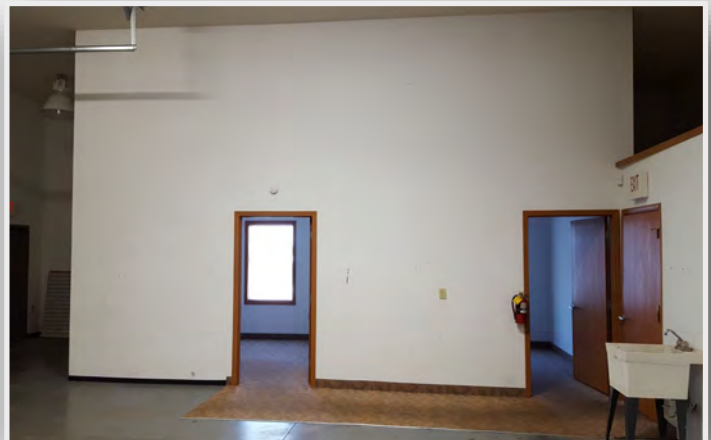
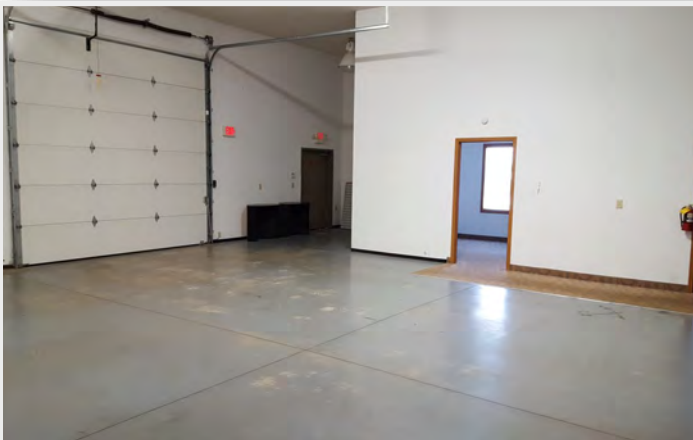


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## 22 Village Pointe Drive, Powell, OH 43065

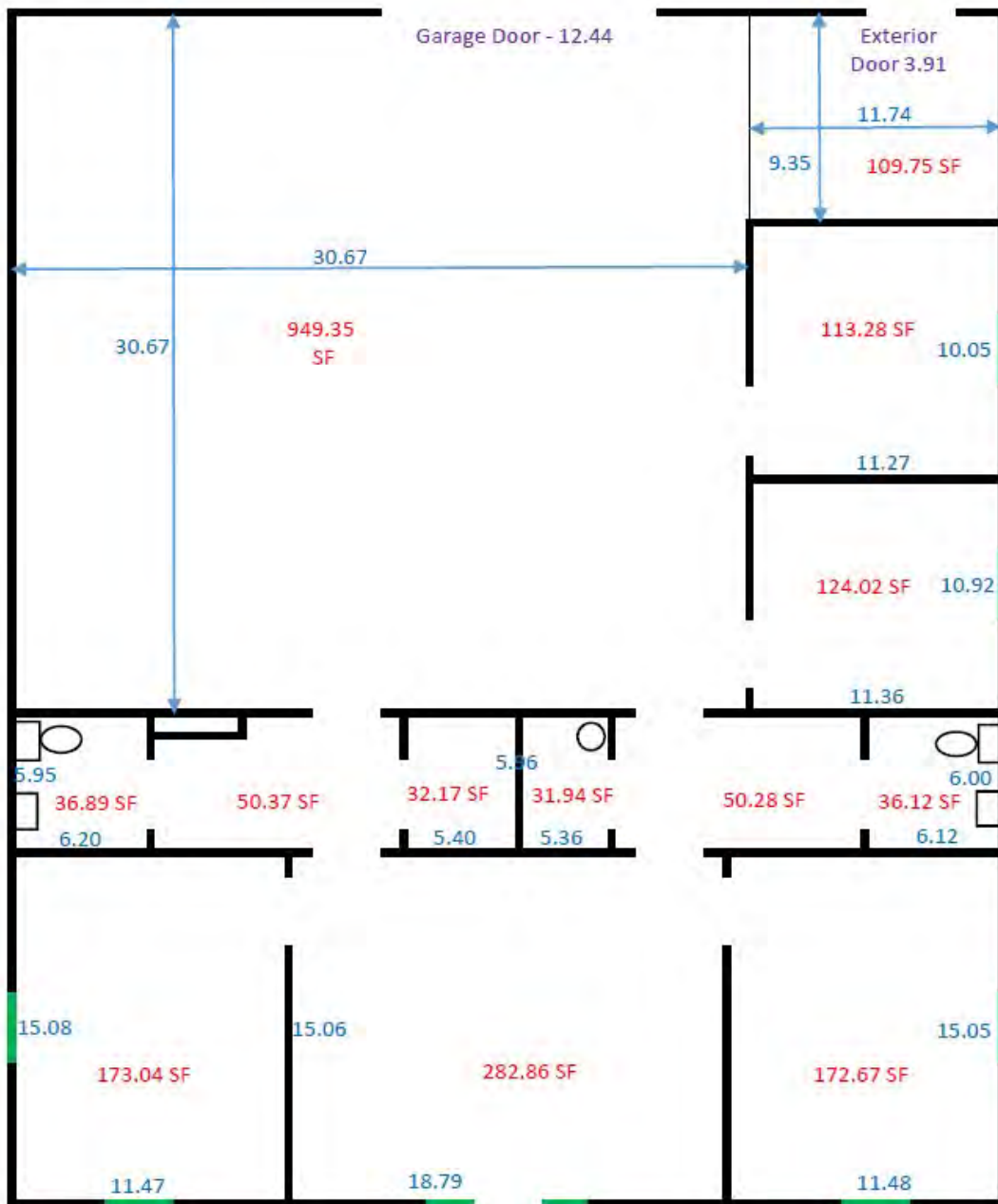


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# 22 Village Pointe Drive, Powell, OH 43065

## Layout/Floor Plan- Unit 22

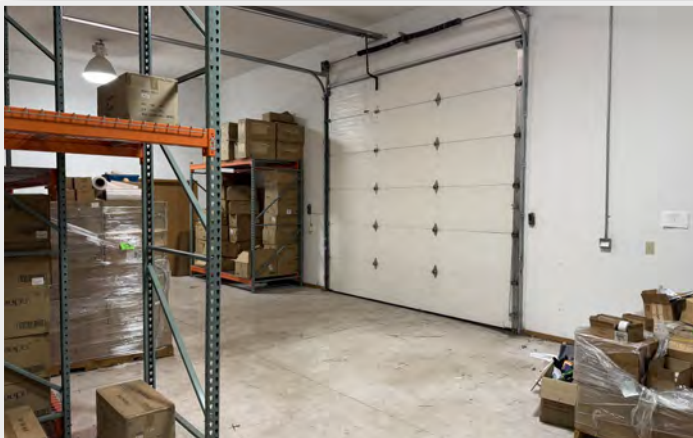


Front of Building

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# 24 Village Pointe Drive, Powell, OH 43065



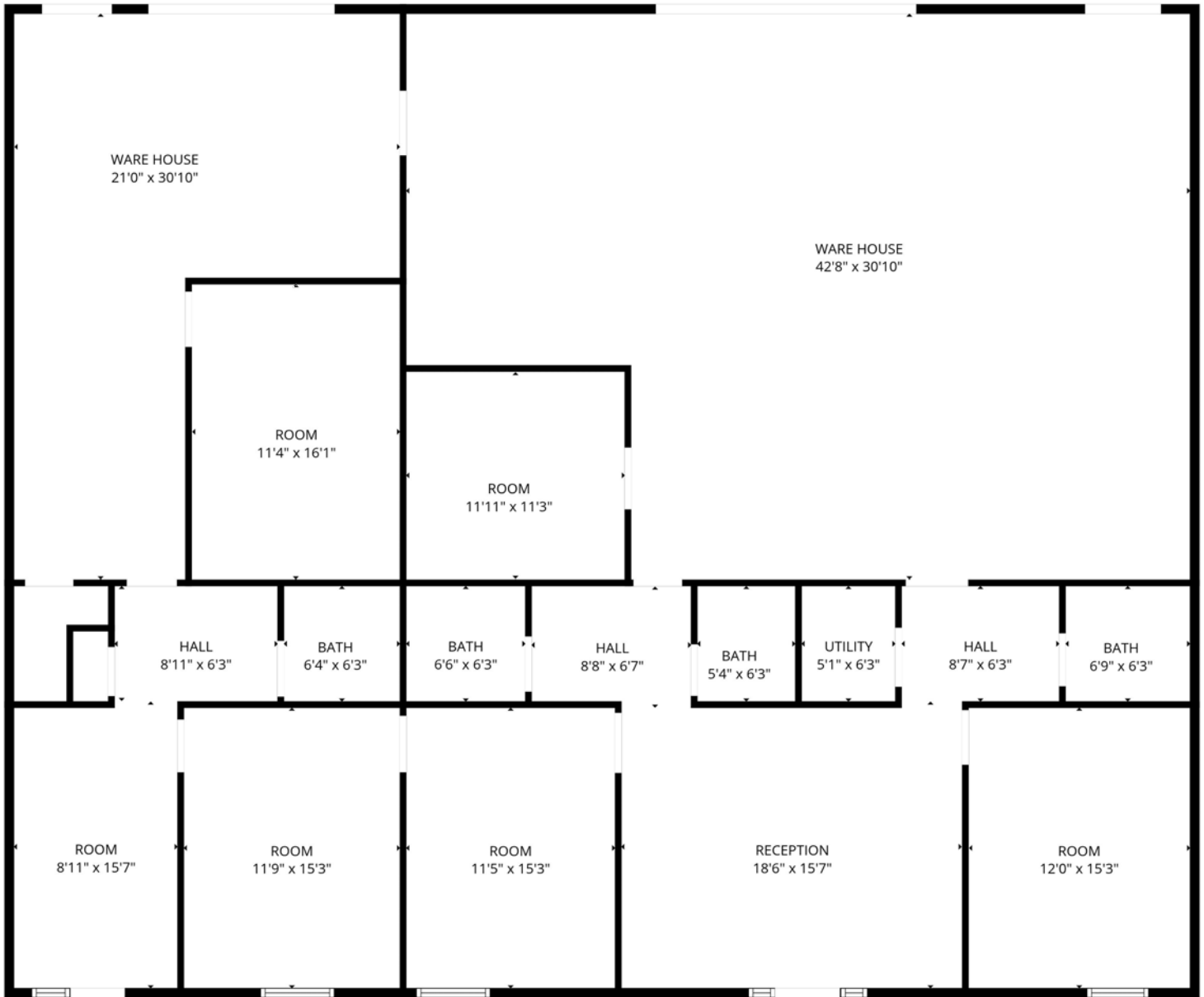
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# 24 Village Pointe Drive, Powell, OH 43065

## Layout/Floor Plan- Unit 24



## Front of Building

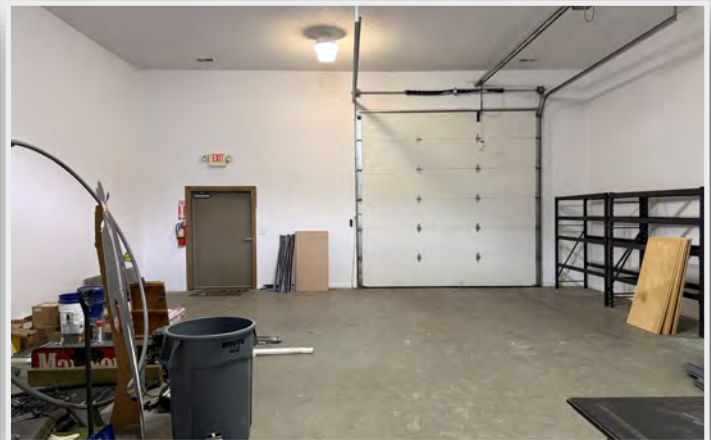
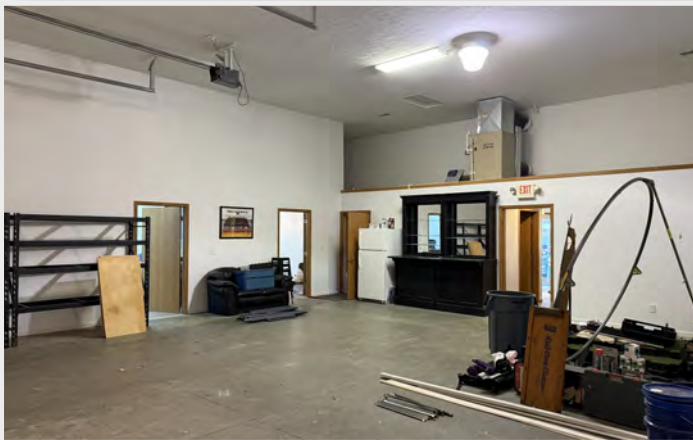
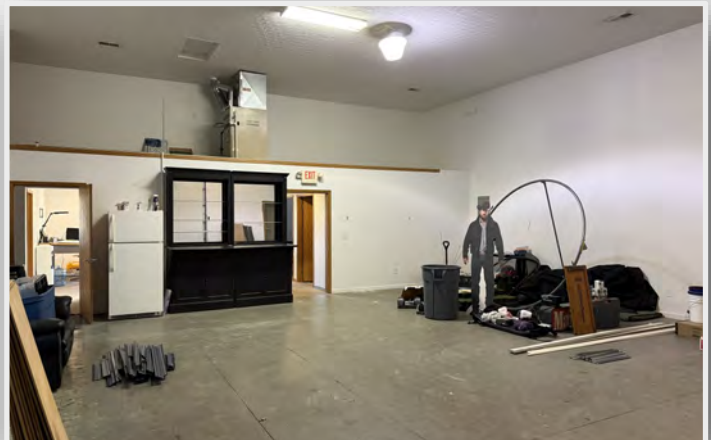
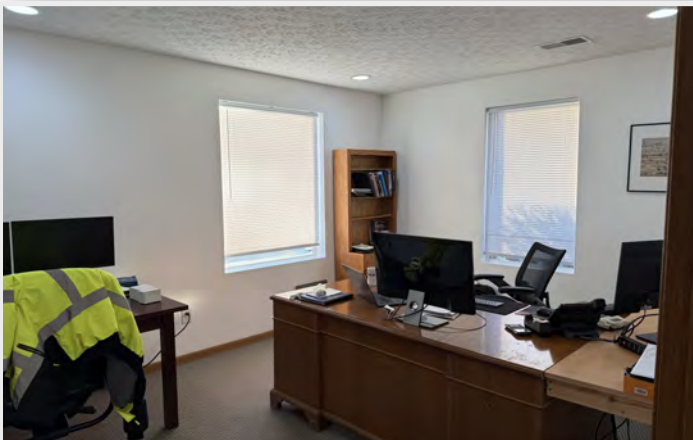
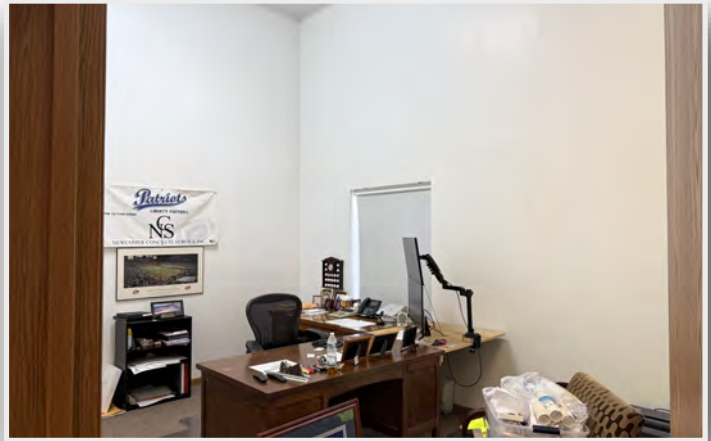
FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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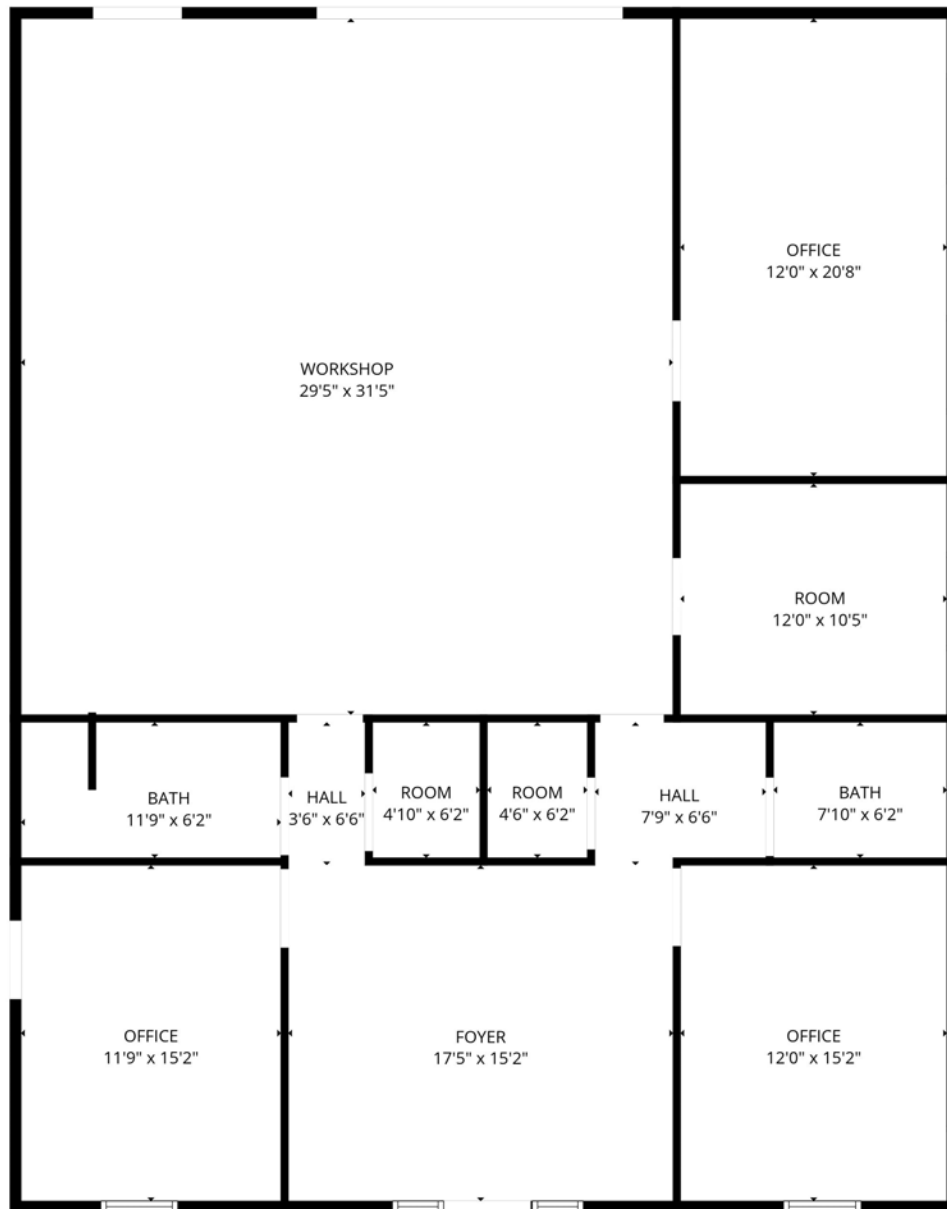


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# 58 Village Pointe Drive, Powell, OH 43065

## Layout/Floor Plan- Unit 58



Front of Building

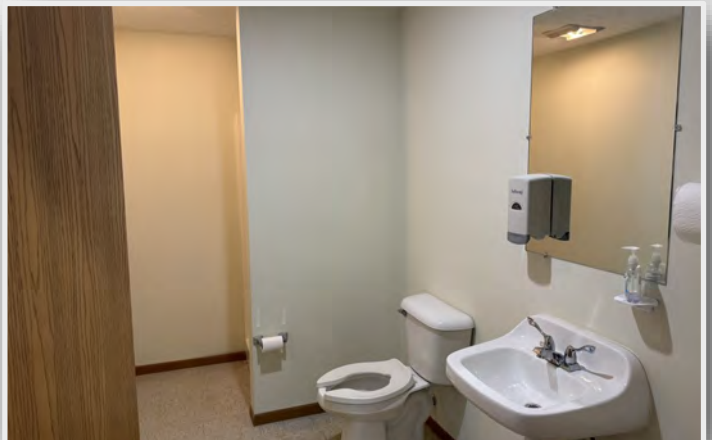
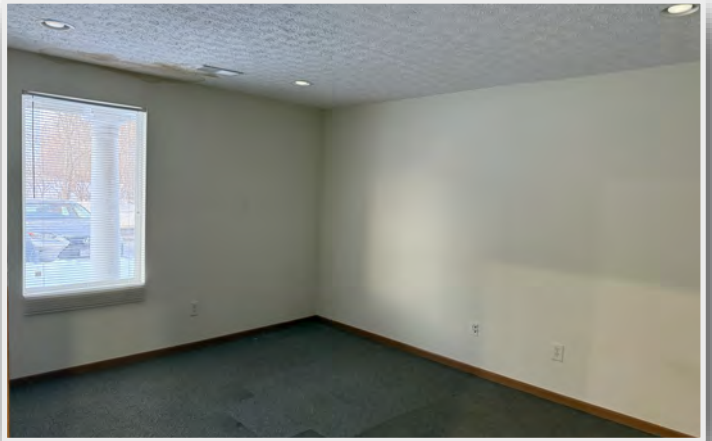
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# 82 Village Pointe Drive, Powell, OH 43065

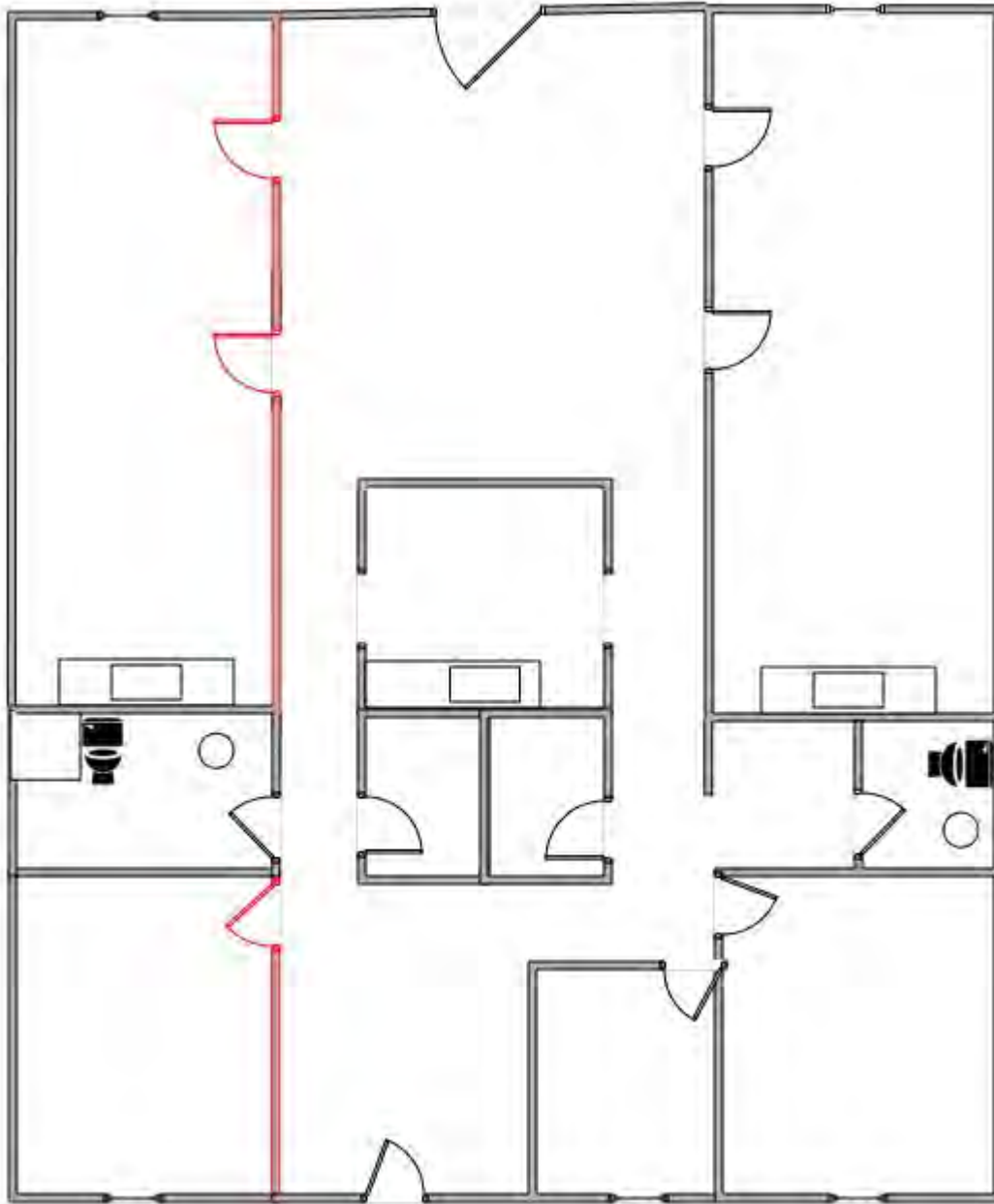


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# 82 Village Pointe Drive, Powell, OH 43065

## Layout/Floor Plan- Unit 82



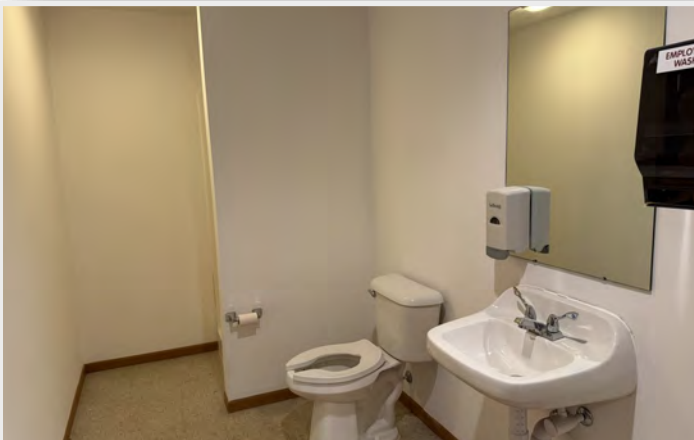
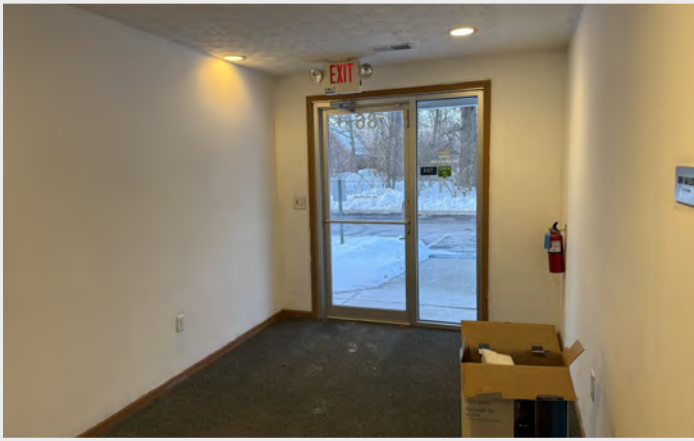
Front of Building

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# 86 Village Pointe Drive, Powell, OH 43065

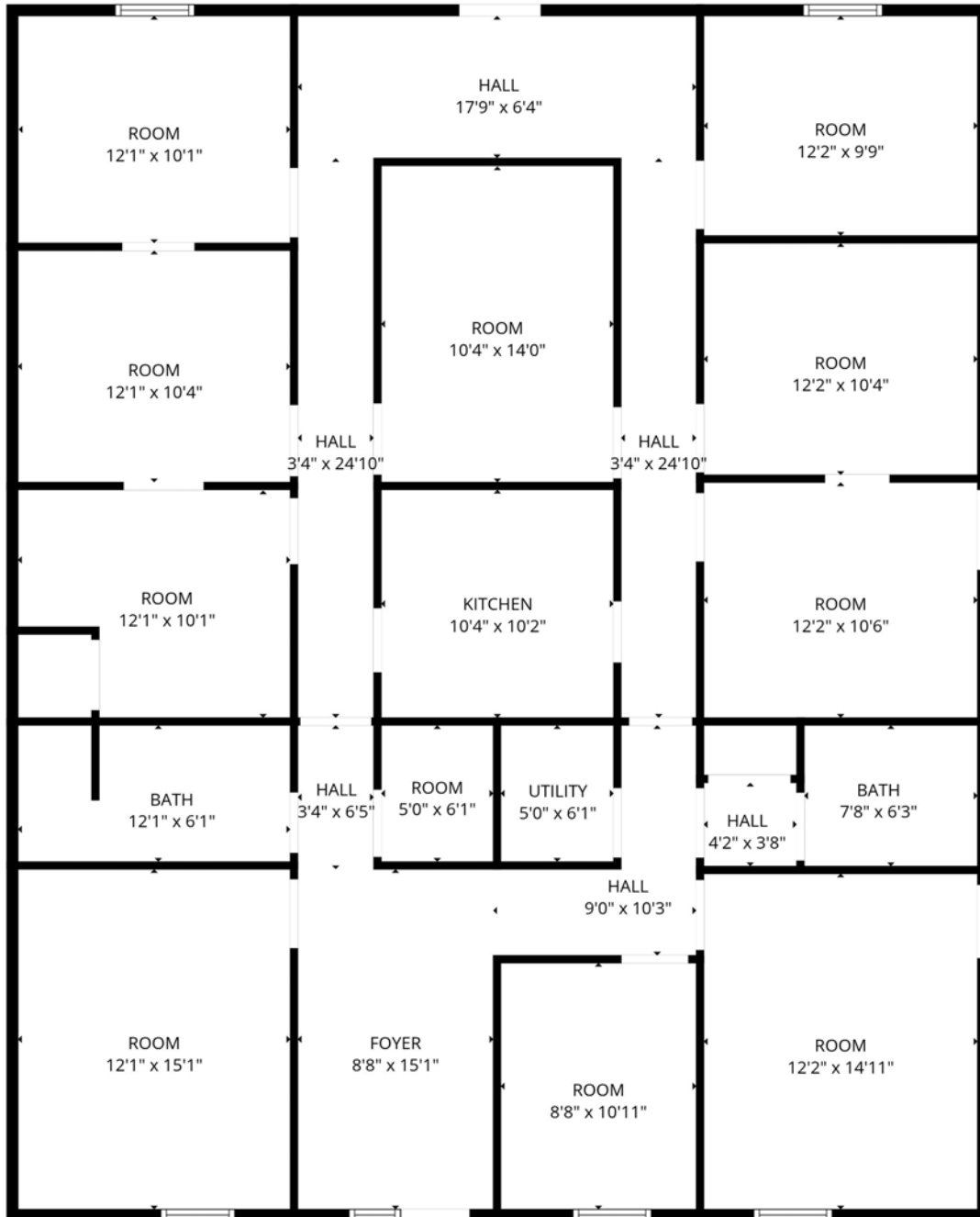


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# 86 Village Pointe Drive, Powell, OH 43065

## Layout/Floor Plan- Unit 86



## Front of Building

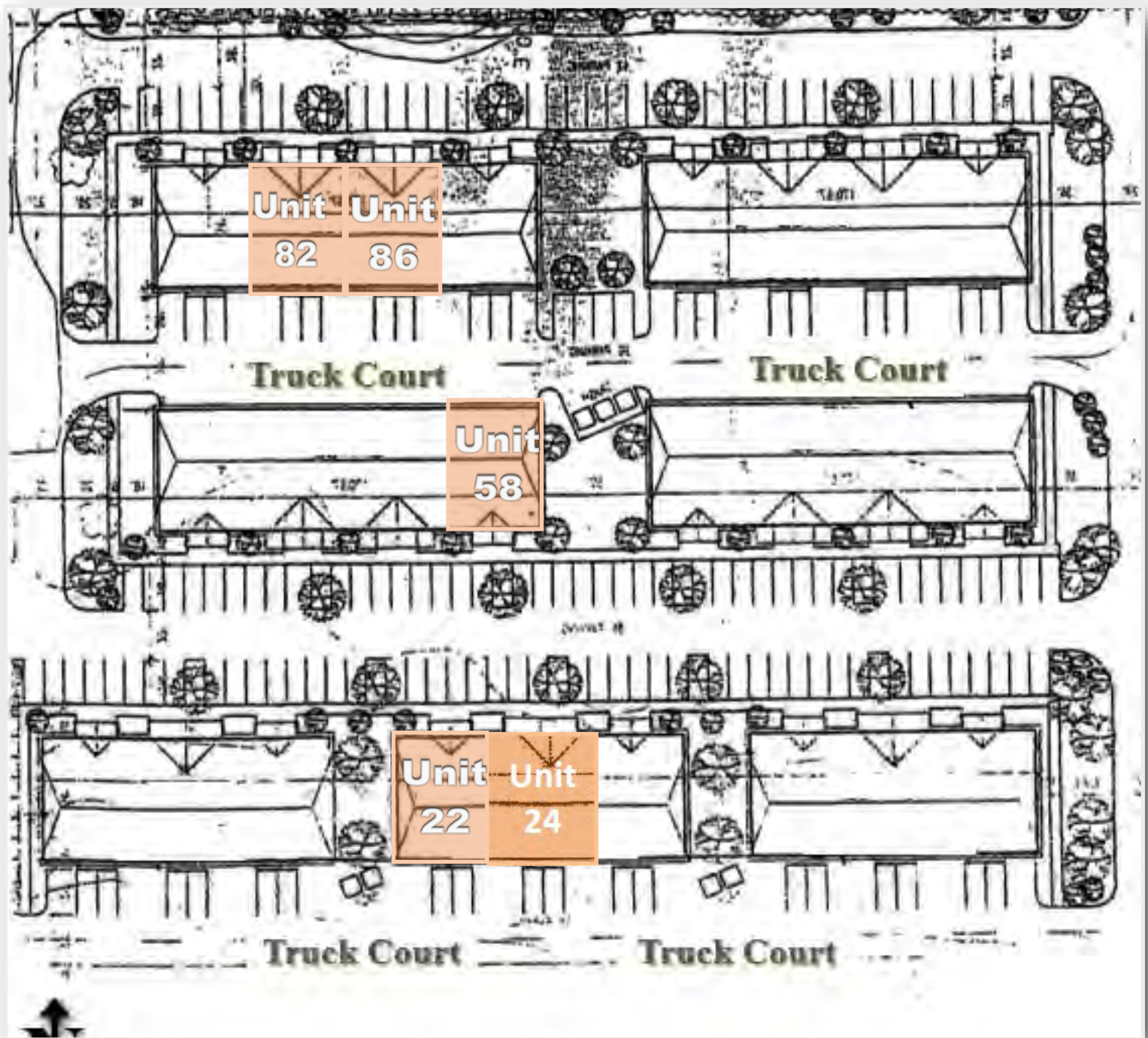
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# Village Pointe Drive, Powell, OH 43065

## Nearby Amenities

\*Line Drawings are Approximate



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# TRAFFIC VIEW AND AREA OVERVIEW

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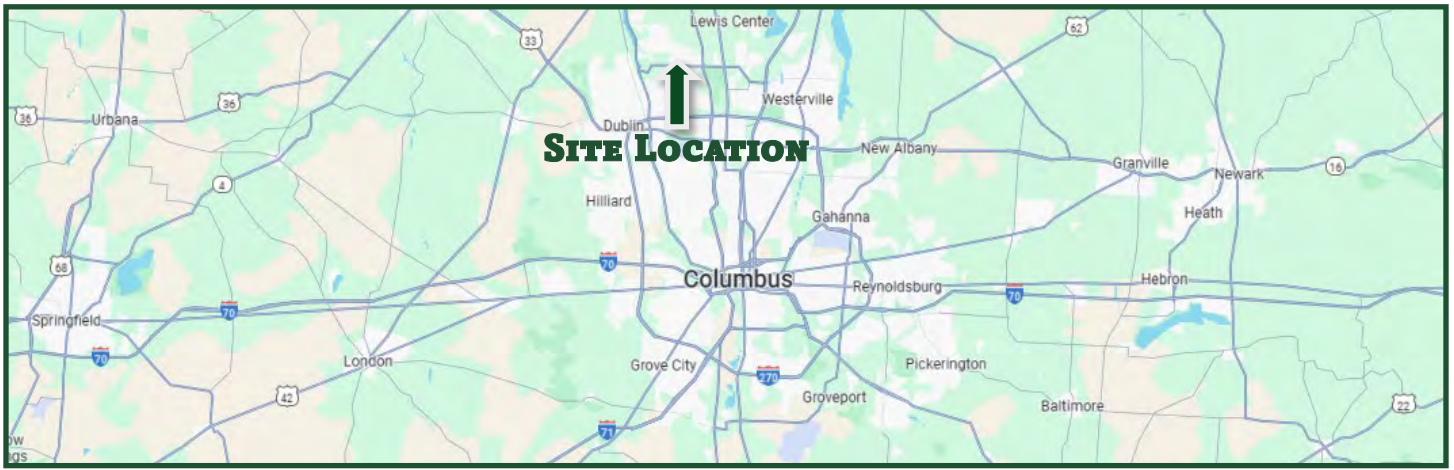
CLOSE PROXIMITY TO  
DOWNTOWN POWELL

EXCELLENT LOCAL ATTRACTIONS  
AND EASE OF ACCESS



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## TRAFFIC OVERVIEW

Street	Avg Daily Volume
Sawmill Road	25,317
Powell Road	14,816
Liberty Road—Clairedan Drive	6,222

## DEMOGRAPHICS

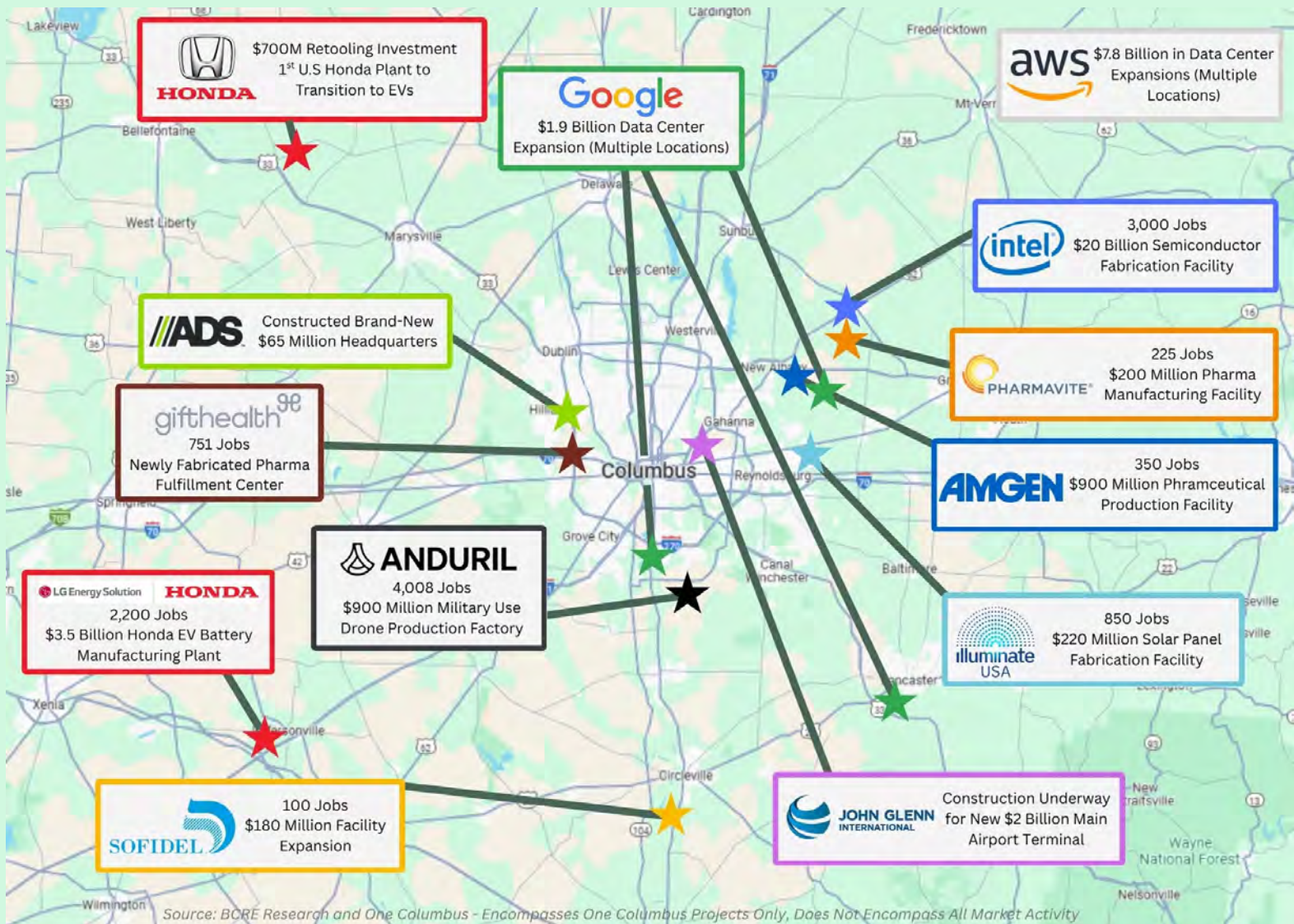
	WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2024)	6,984	29,342	76,826
Households (2024)	5,996	16,295	38,811
Avg Household Income (2024)	\$140,731	\$128,869	\$114,066

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# NOTABLE PROJECTS COMING TO COLUMBUS (2025)



**129 NEW PROJECTS ANNOUNCED  
IN 3 YEARS**

**\$1.7 BILLION IN NEWLY  
GENERATED PAYROLL**

**18,200+ NEW JOBS COMING TO  
THE AREA**

**\$34 BILLION IN NEW CAPITAL  
INVESTMENTS**

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This information is intended solely for the LIMITED use by the parties to consider whether to pursue an intent to offer or lease this property/business.

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This information contains a brief overview of selected information pertaining to the affairs of the property/business. It does not claim to contain all the information a prospect may desire or require. There is no representation, warranty, expressed or implied as to the accuracy or completeness of the information, and there will be no liability of any kind whatsoever assumed by the Broker or Owner with respect hereto. Analysis and verification of this information is solely the responsibility of the prospect.

By accepting the receipt of this information, this confidentiality information is to be kept by the interested parties only. By accepting these documents, you are stating that you might be interested in pursuing an offer for the property/business. The enclosed contains information, pictures, and other materials that are informational only. Best Corporate Real Estate and the Owner does not deem this information to be all inclusive nor contain everything that a purchaser may require. The purchaser is responsible for reviewing for accuracy and the details of this information and may request additional information if desired.

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