

# MEDICAL OFFICE BUILDING

## SPACE FOR LEASE / BUILDING FOR SALE

6075 E. BROAD STREET, COLUMBUS, OHIO 43213



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**equity** | brokerage

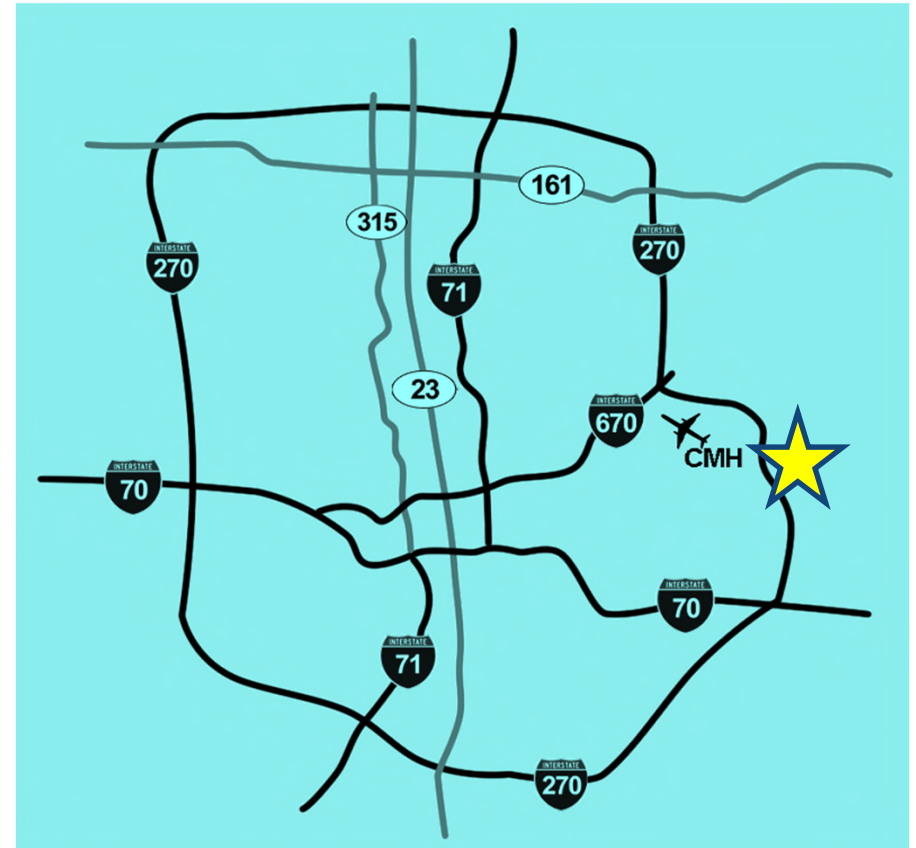
The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as is". The submission may be modified or withdrawn at any time by the property owner.

# PROPERTY HIGHLIGHTS

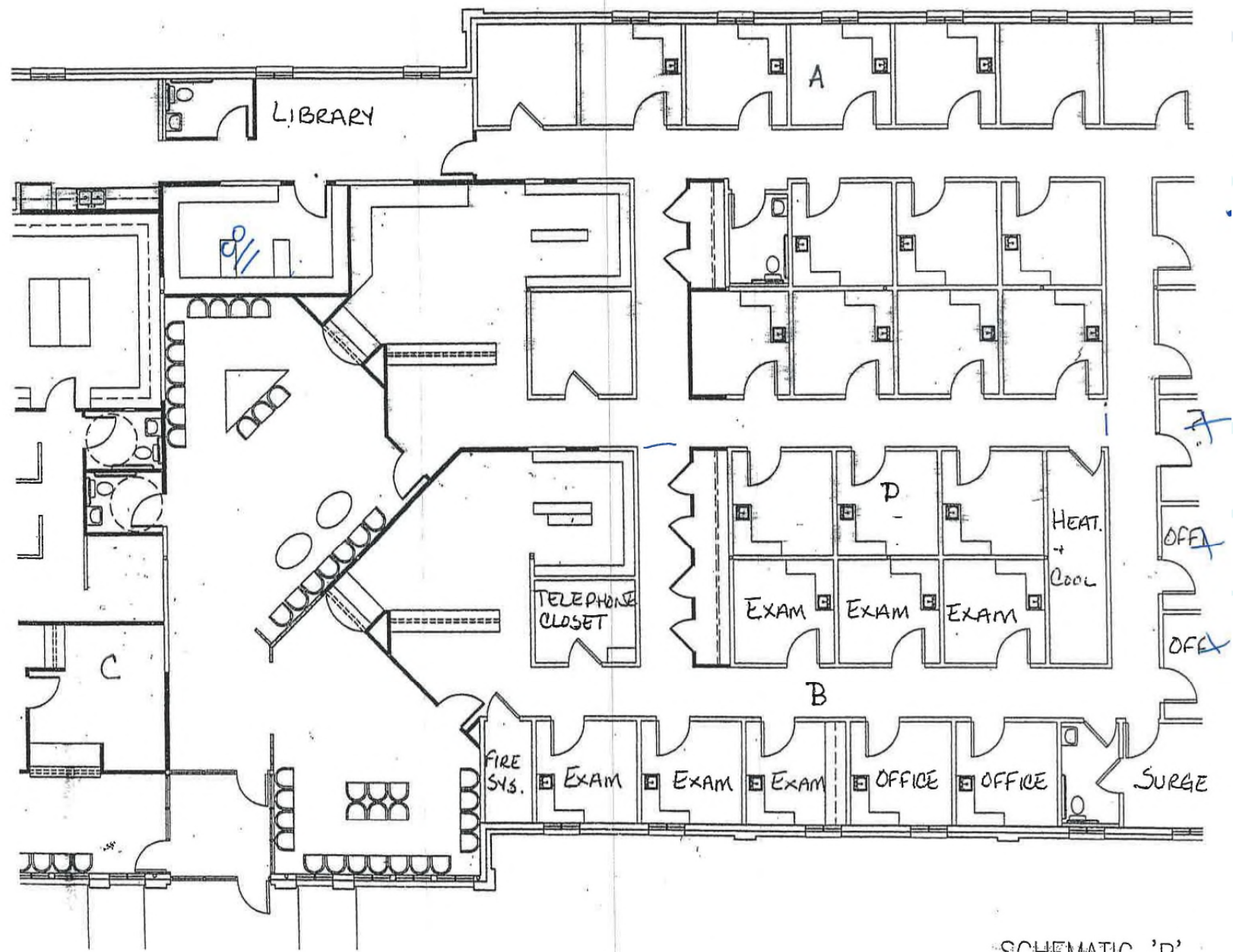
## MEDICAL OFFICE BUILDING

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6075 E. BROAD STREET, COLUMBUS, OH 43213

- +/- 2,000 to 9,789 SF medical office space for lease
- Near Mount Carmel East Hospital
- +/- 9,789 SF multi-tenant medical office building
- Built in 1997
- 70 parking spaces (8.21 per 1,000 SF)
- Pylon signage on E. Broad Street
- Lease rate: \$15.50 per SF NNN

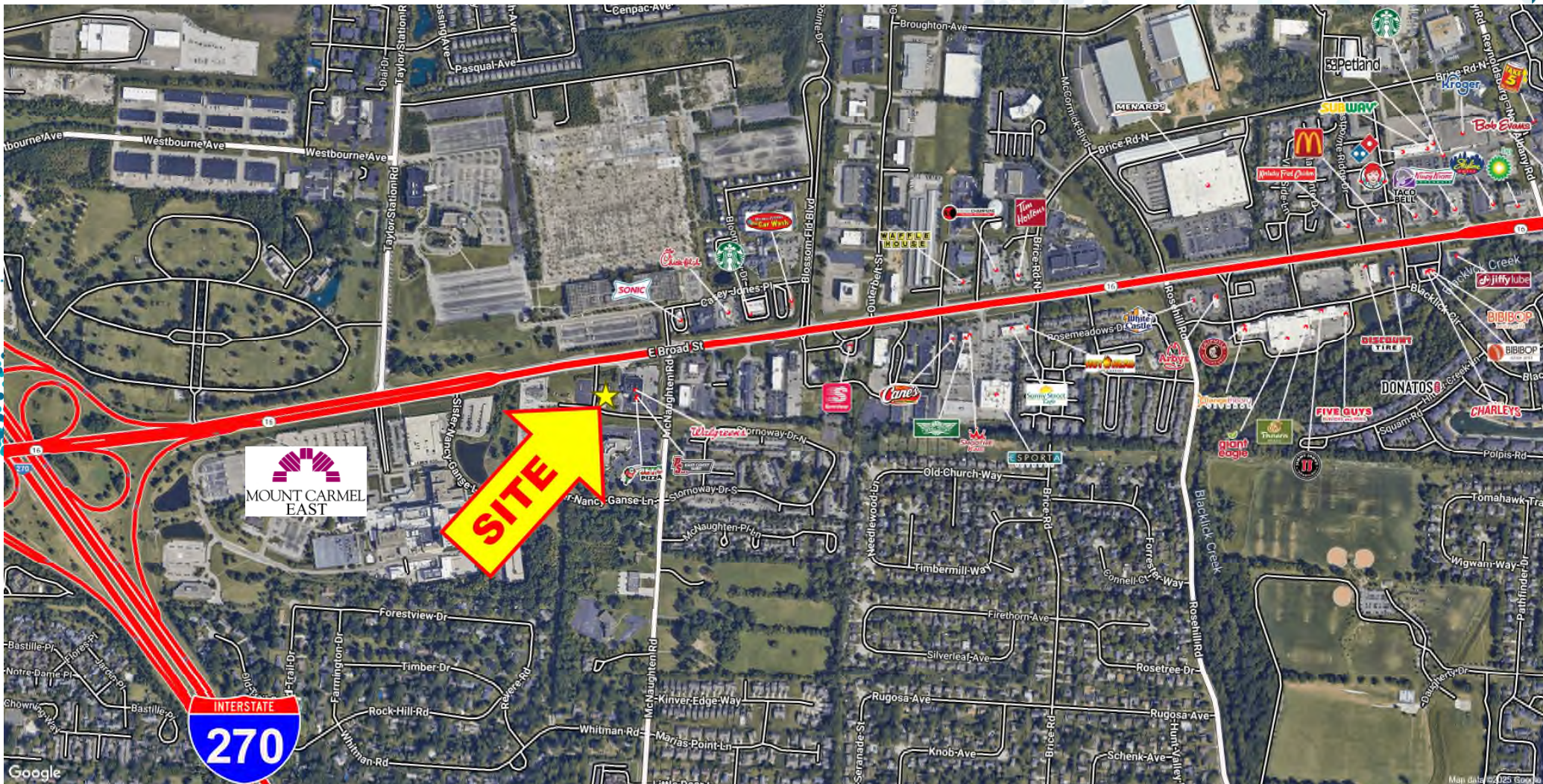


# SPACE PLAN



SCHEMATIC 'D'

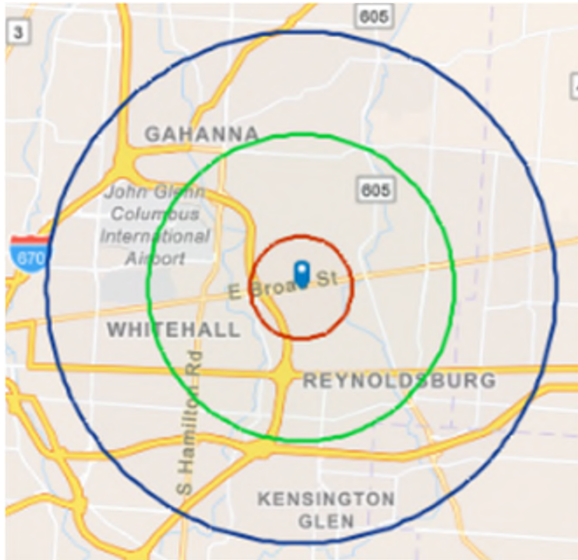
# RETAIL CORRIDOR AERIAL



# AERIAL



# 1-MILE RADIUS DEMOS



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## KEY FACTS

**6,543**  
Population

**2.1**  
Average  
Household Size

**42.1**  
Median Age

**\$81,995**  
Median Household Income

## BUSINESS

**412**

Total Businesses

**7,482**

Total Employees

## EDUCATION

**2%**

No High School  
Diploma

**27%**

High School  
Graduate

**26%**

Some  
College

**44%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$45,002**  
Per Capita  
Income



**\$81,995**  
Median  
Household  
Income



**\$104,450**  
Average  
Household  
Income

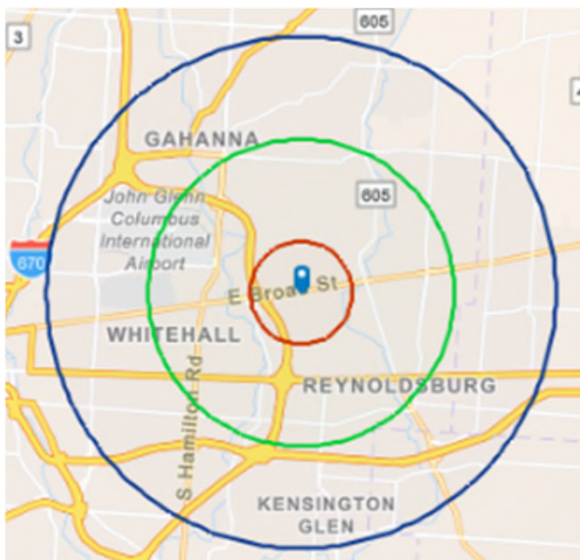
## EMPLOYMENT

**75.4**  
White  
Collar %

**14.4**  
Blue  
Collar %

**10.3**  
Services  
%

# 3-MILE RADIUS DEMOS



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## KEY FACTS

**88,263**

Population



Average  
Household Size



Median Age

**\$64,208**

Median Household Income

## BUSINESS



**3,098**

Total Businesses



**44,482**

Total Employees

## EDUCATION



**7%**

No High School  
Diploma



**29%**

High School  
Graduate



**31%**

Some  
College



**33%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$36,014**

Per Capita  
Income



**\$64,208**

Median  
Household  
Income



**\$88,150**

Average  
Household  
Income

## EMPLOYMENT



**59.4**

White  
Collar %



**24.3**

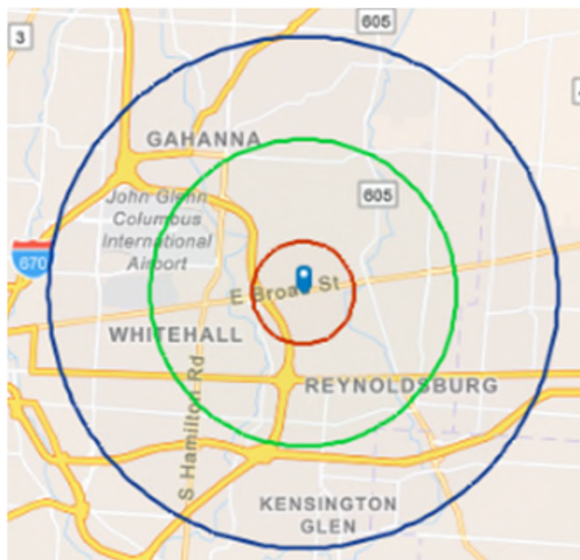
Blue  
Collar %



**16.2**

Services  
%

# 5-MILE RADIUS DEMOS



**equity** | brokerage

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## KEY FACTS

**244,604**

Population



**2.5**

Average  
Household Size



**36.6**

Median Age

**\$66,899**

Median Household Income

## BUSINESS



**7,183**

Total Businesses



**96,295**

Total Employees

## EDUCATION



**8%**

No High School  
Diploma



**29%**

High School  
Graduate



**29%**

Some  
College



**35%**

Bachelor's/Grad/Prof  
Degree

## INCOME



**\$37,007**

Per Capita  
Income



**\$66,899**

Median  
Household  
Income



**\$94,535**

Average  
Household  
Income

## EMPLOYMENT



**59.4**

White  
Collar %



**23.3**

Blue  
Collar %



**17.3**

Services  
%