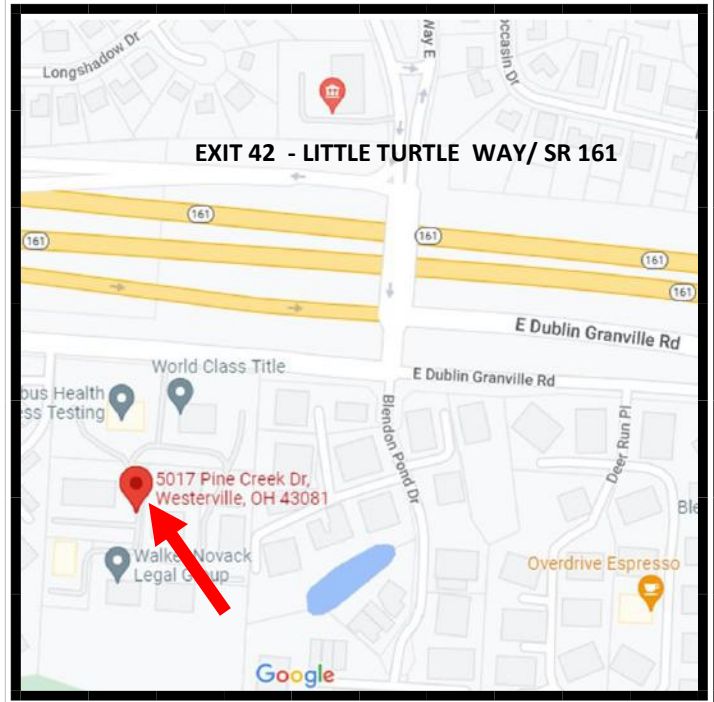




OFFICE FOR LEASE - WESTERVILLE / NEW ALBANY BLENDONVIEW OFFICE PARK CONDOMINIUM



5015 Pine Creek Drive, Westerville, Ohio 43081

- 2,700 SF- Demised into 9 individual offices, 2 kitchenettes, work room, open conference area/additional office space.
- 25 Parking Spaces
- Built 1986
- Westerville, Gahanna, New Albany, Intel Market Areas
- Exceptional Location- 1,200 feet from Exit 42, 4 min. drive to I-270, 5 min. drive to Hamilton Road/SR 161 Exit
- Features 5 offices overlook deck onto wooded area of Blendon Woods Metro Park.
Excellent Setting- Office complex has a “National Park” like feel. Great place to work.

\$15.00/SF Modified Gross—Minimum 3 Year Term)

(Condo Fees & RE Taxes Paid By Owner, Tenant Pays Janitorial, Insurance)

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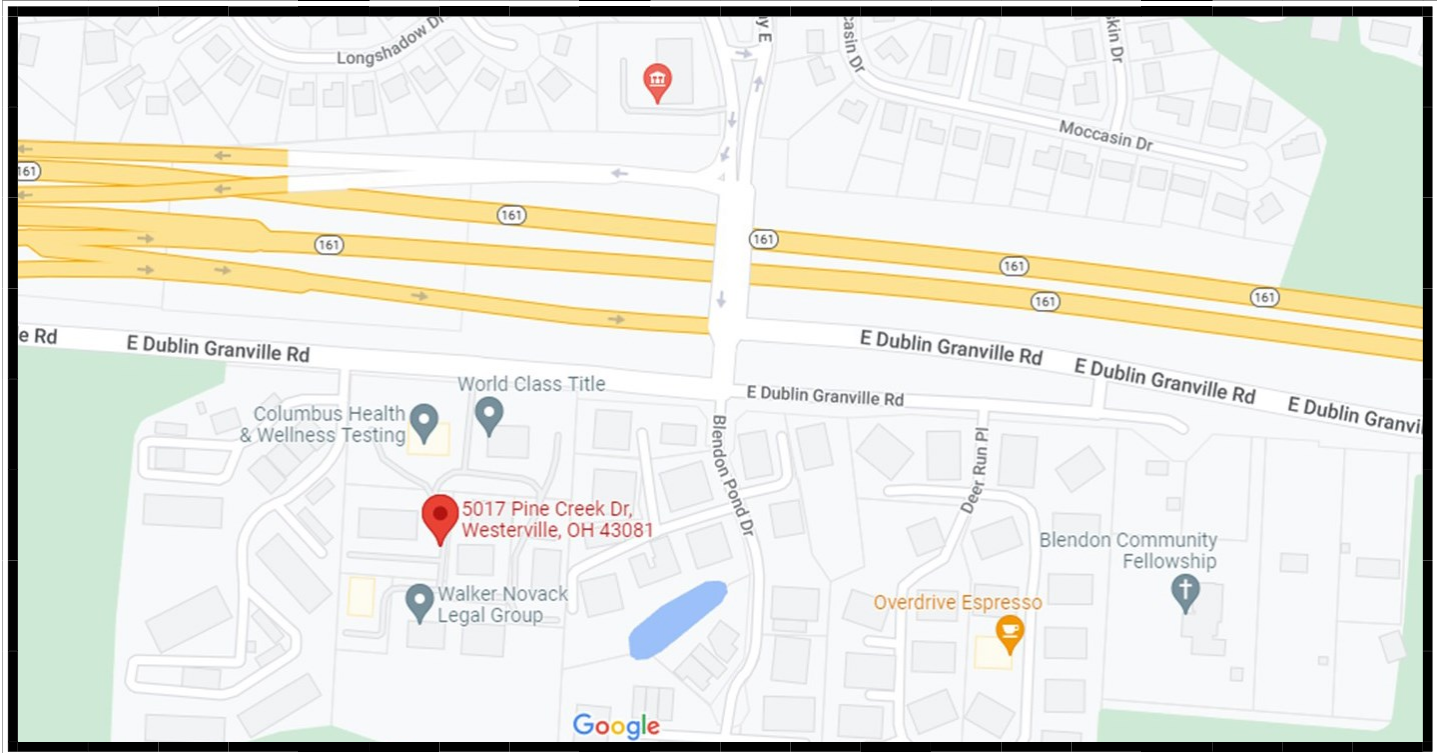
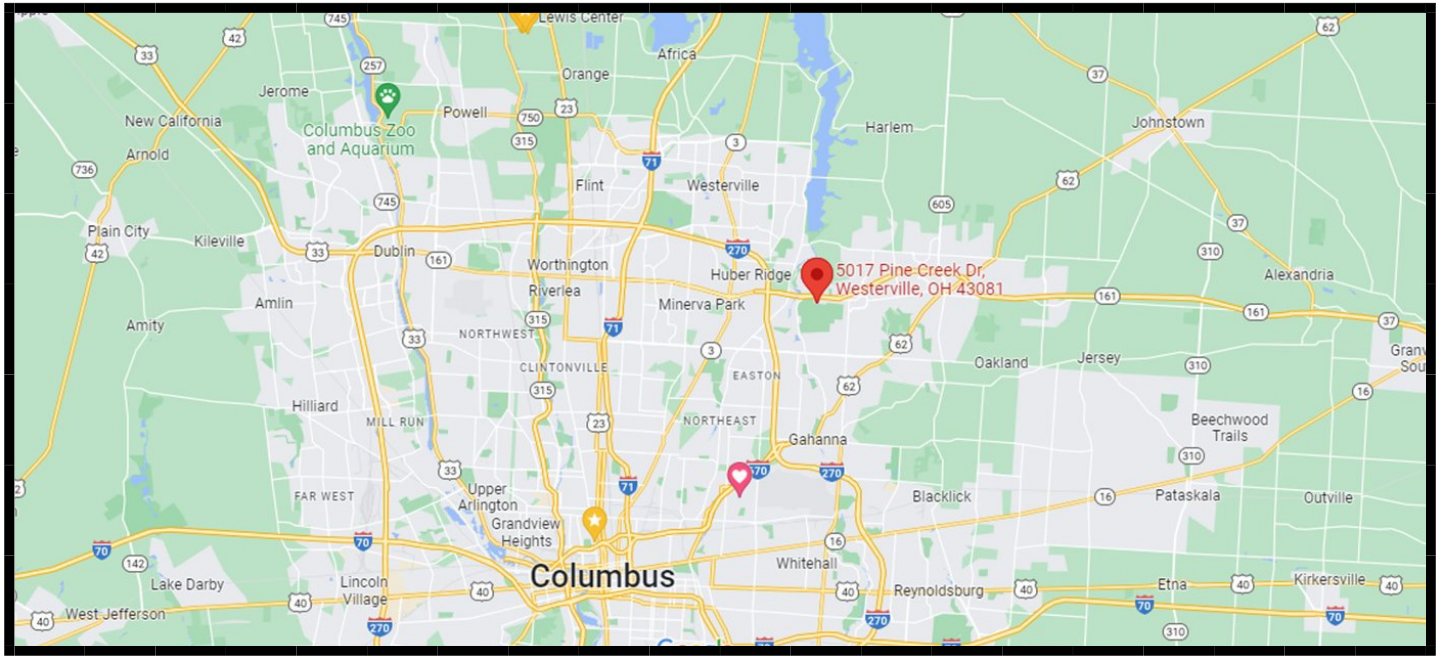




**FOUR SEASONS
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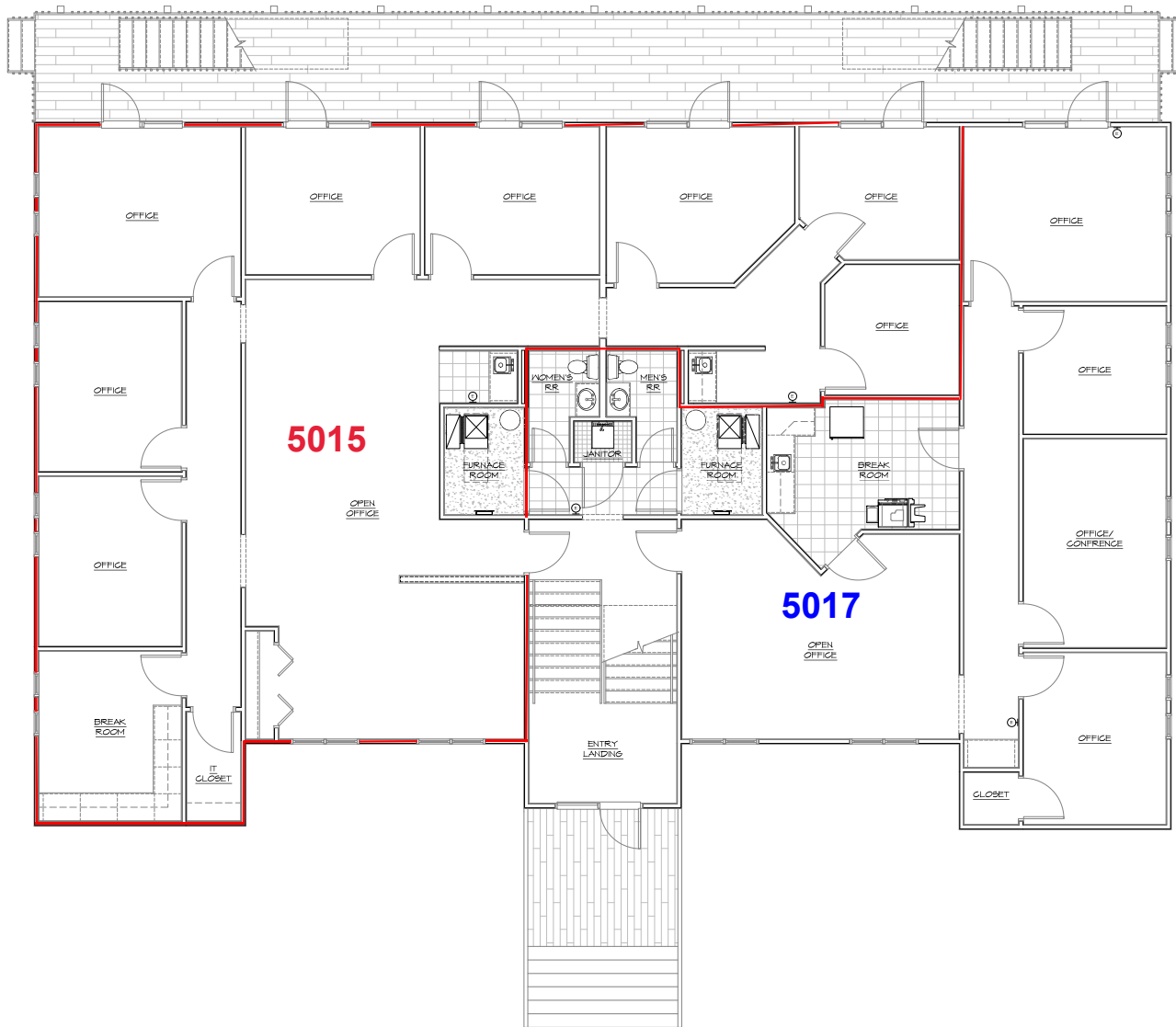
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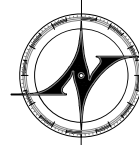


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EXISTING FLOOR PLAN

SCALE: 1/4" = 1'-0"



NEW AVENUE
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MARKETING SET

06/22/2024

Blendonview Office
Park Condominium
Tenant Improvement
5015 Pine Creek Drive
Westerville, Ohio 43081

Project No: 24-0418

NOT FOR
CONSTRUCTION

EXISTING
FLOOR PLAN

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