

# FOR LEASE



**\$14.50/SF NNN**

**3252 W Broad Street, Columbus, OH 43204**

**TERIYAKI EXPRESS - HIGH TRAFFIC CORNER RESTAURANT**

- Brand new equipment installed within the last few years
- ±3,000 Sq Ft with extra storage area, corner lot
- Great opportunity for restaurant or caterer
- Drive-thru window & marquee lighted signage available
- DO NOT DISTURB TENANT, Showing upon request



**Click Here for Video**

BEST CORPORATE REAL ESTATE  
RANDY BEST, CCIM, SIOR  
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## Property Information

<b>Lease Rate:</b>	\$14.50/PSF
<b>Lease Type:</b>	NNN
<b>CAM:</b>	\$4.00/PSF (estimated)
<b>Available:</b>	Immediate
<b>Parcel ID:</b>	010-065224
<b>County:</b>	Franklin
<b>Building Square Footage:</b>	±3,000 Sq Ft
<b>Year Built:</b>	1962
<b>Year Remodeled:</b>	2022
<b>Lot Size:</b>	±0.725 (Parking shared with 3260 W Broad Street)
<b>Equipment:</b>	Vent Hood , Ovens , 3-Compartment Sink, Built-in Grease Trap, Large Walk-In Cooler & Separate Freezer
<b>Parking Spaces:</b>	±20
<b>Restrooms:</b>	1

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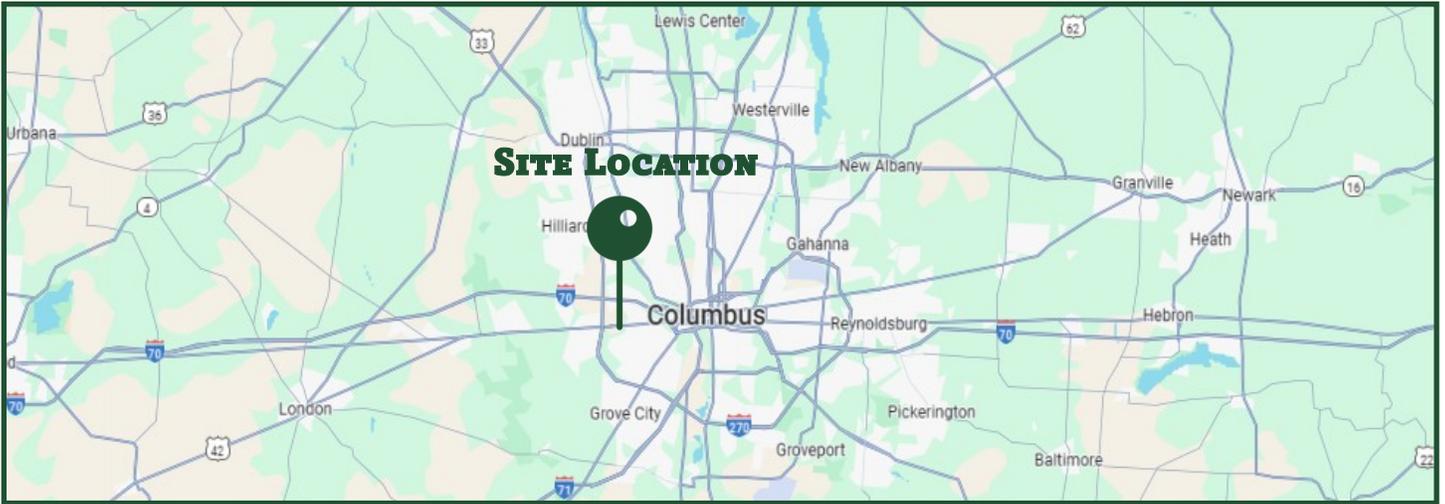
## Trade Aerial



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## TRAFFIC OVERVIEW (2025)

<i>Street</i>	<i>Avg Daily Volume</i>
<b>W Broad St - N Westgate Ave</b>	<b>± 17,987</b>
<b>W Broad St - N Wilson Rd</b>	<b>± 20,244</b>
<b>N Wilson Rd - South Blvd</b>	<b>± 22,886</b>

## NEARBY MAJOR ROADS & HIGHWAYS:



## DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population		<b>9,898</b>	<b>76,667</b>	<b>185,581</b>
Households		<b>6,628</b>	<b>38,899</b>	<b>90,489</b>
Avg Household Income		<b>\$43,338</b>	<b>\$44,816</b>	<b>\$53,028</b>

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