



FOR SUBLEASE INDUSTRIAL SUITE AVAILABLE

**1 HUNTER PL
BELLEFONTAINE, OH 43311**

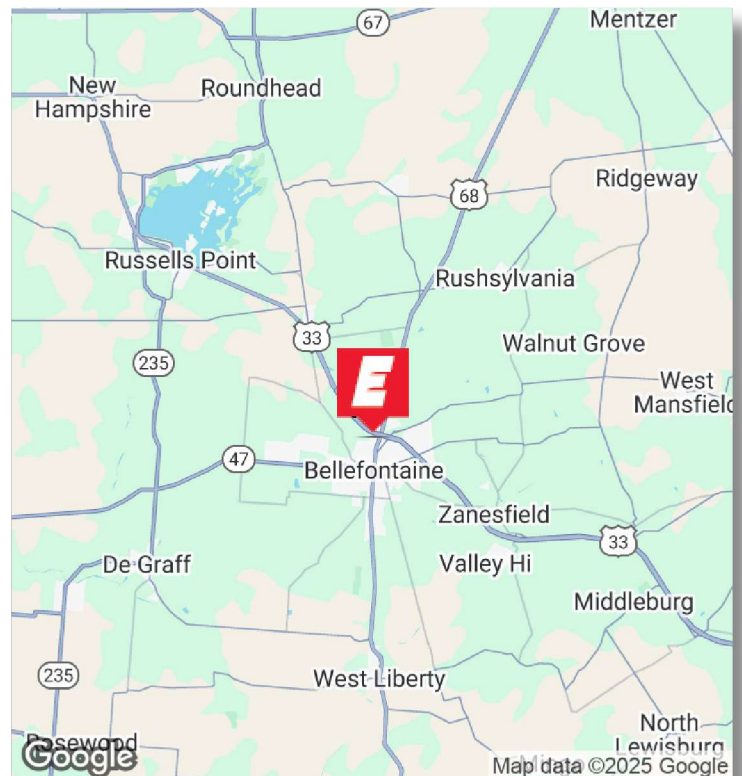
105,000 SQUARE FEET

LISTING SUMMARY

Address	1 Hunter Pl, Bellefontaine, OH 43311
Base Rental Rate	\$7.50 SF/yr (Gross)
Available SF	105,000 SF
Sublease	Option until June 2031

PROPERTY HIGHLIGHTS

- \$7.50/SF Gross Rent with 3% annual increases
- 34' Clear Height
- Dematic Multi-Aisle ASRS System with Integrated WMS
- Zoned Industrial
- Ideal for Distribution & Logistics Operations
- 10 Dock Doors (1 oversized)
- Easy access to SR-33



FOR MORE INFO.
CONTACT

ANDY MILLS, SIOR, CCIM
614.582.5521
amills@elfordrealty.com

LAUREN ALEXANDER
312.515.8484
lalexander@elfordrealty.com

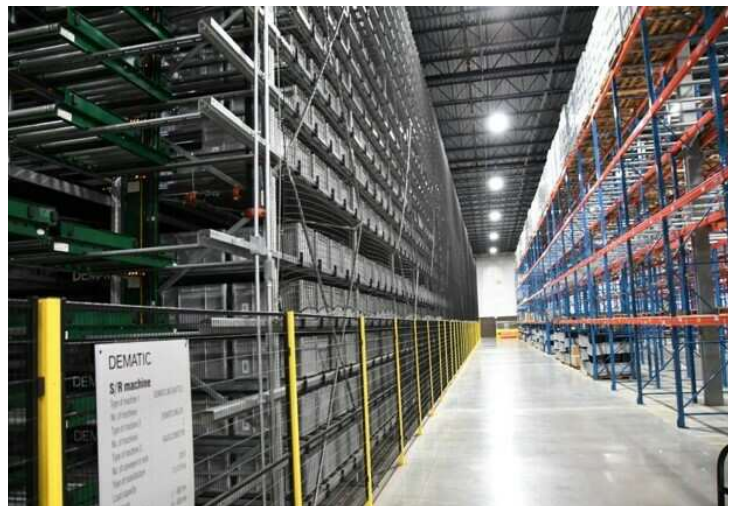
ELFORD REALTY | CORFAC INTERNATIONAL
614.488.0000
Columbus, OH

FOR LEASE | INDUSTRIAL PROPERTY

WWW.ELFORDREALTY.COM



A MEMBER OF CORFAC INTERNATIONAL



FOR MORE INFO.
CONTACT

ANDY MILLS, SIOR, CCIM
614.582.5521
amills@elfordrealty.com

LAUREN ALEXANDER
312.515.8484
lalexander@elfordrealty.com

ELFORD REALTY | CORFAC INTERNATIONAL
614.488.0000
Columbus, OH



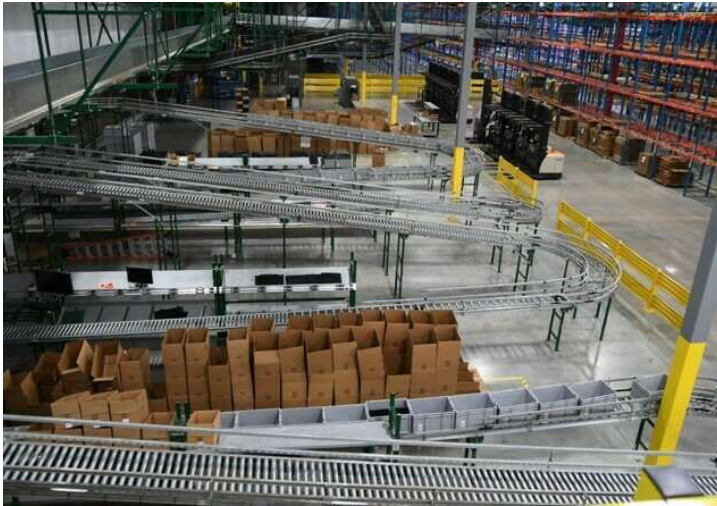
A MEMBER OF CORFAC INTERNATIONAL

FOR LEASE | INDUSTRIAL PROPERTY

WWW.ELFORDREALTY.COM



A MEMBER OF CORFAC INTERNATIONAL



FOR MORE INFO.
CONTACT

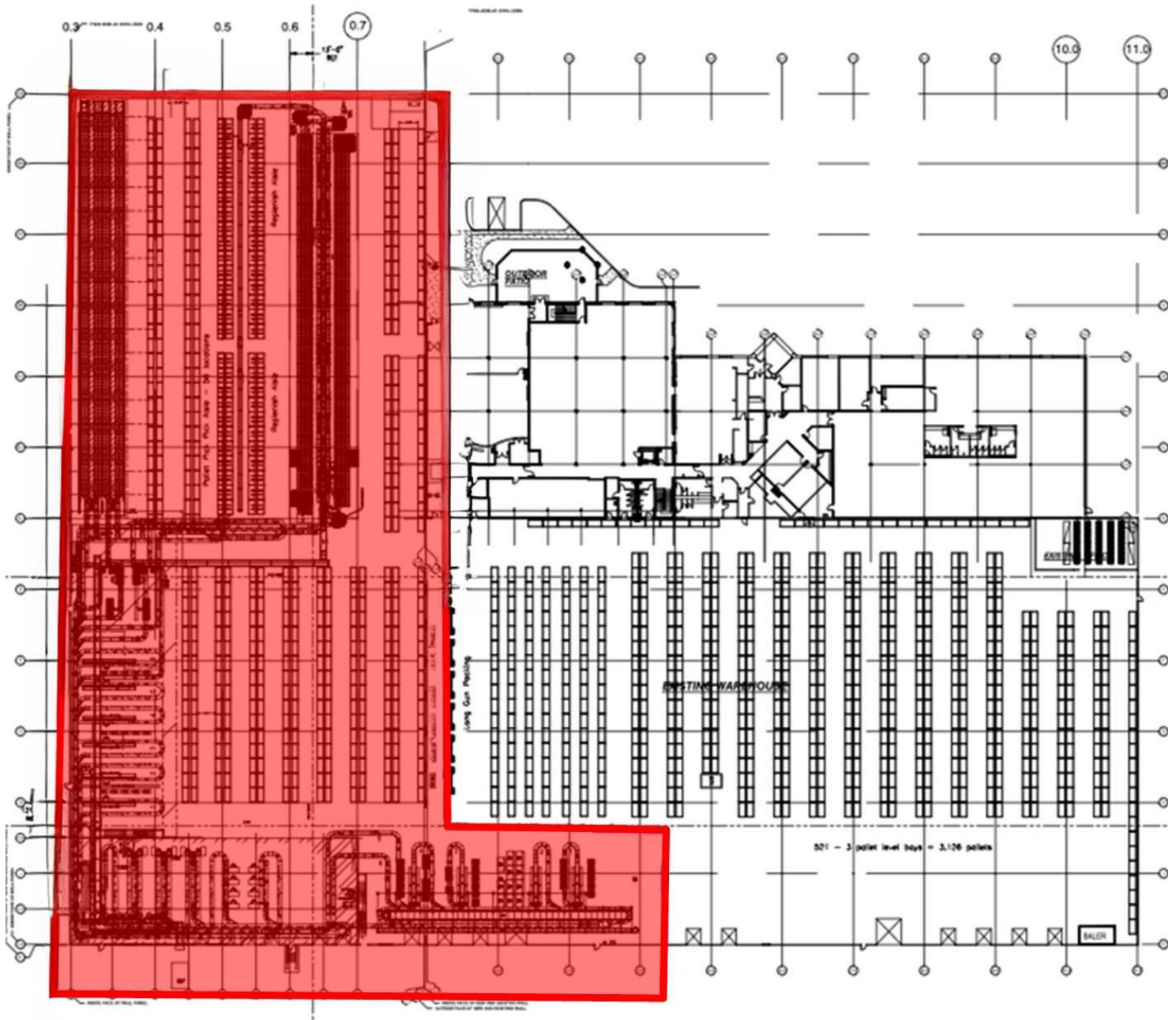
ANDY MILLS, SIOR, CCIM
614.582.5521
amills@elfordrealty.com

LAUREN ALEXANDER
312.515.8484
lalexander@elfordrealty.com

ELFORD REALTY | CORFAC INTERNATIONAL
614.488.0000
Columbus, OH



A MEMBER OF CORFAC INTERNATIONAL



*CAD file available

FOR MORE INFO.
CONTACT

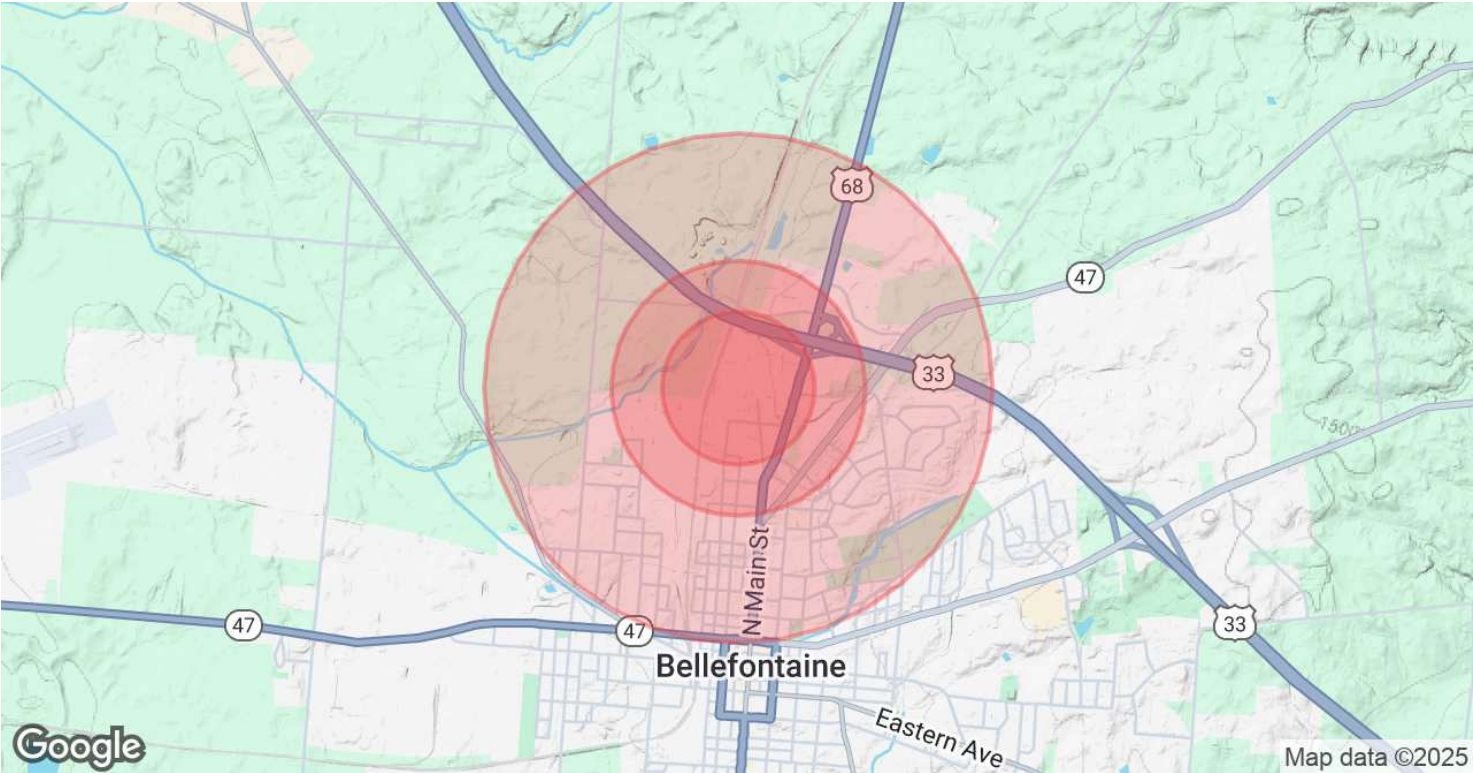
ANDY MILLS, SIOR, CCIM
614.582.5521
amills@elfordrealty.com

LAUREN ALEXANDER
312.515.8484
lalexander@elfordrealty.com

ELFORD REALTY | CORFAC INTERNATIONAL
614.488.0000
Columbus, OH







POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	47	366	3,593
Average Age	37	38	38
Average Age (Male)	37	37	38
Average Age (Female)	37	39	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	18	150	1,456
# of Persons per HH	2.6	2.4	2.5
Average HH Income	\$68,633	\$73,988	\$80,174
Average House Value	\$137,783	\$150,533	\$161,092

Demographics data derived from AlphaMap