

FOR LEASE

285

COZZINS STREET

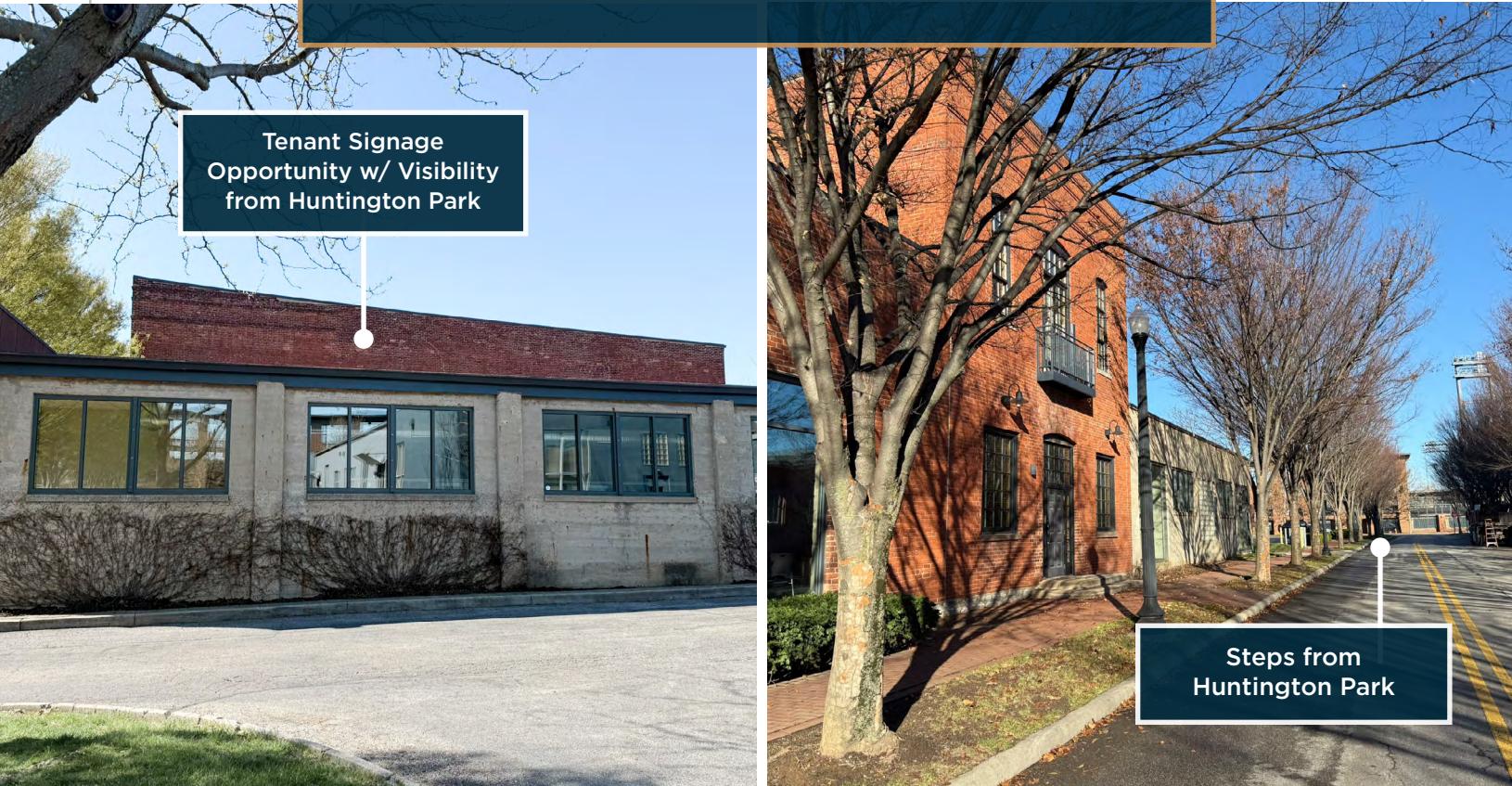
COLUMBUS, OH



[www.alliedre.com](http://www.alliedre.com)

# OFFICE SPACE IN THE BELMONT BLOCK

Located in the heart of Columbus' vibrant Arena District, this office building offers an ideal setting for office tenants seeking a dynamic and accessible location. Surrounded by major entertainment venues, restaurants, and green space, the area provides a lively atmosphere and walkability. With convenient access to downtown, public transit, and nearby parking options, the district is a prime location.



## PROPERTY FEATURES



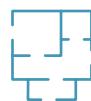
On-site parking available



Walkable to amenities



Restaurants and amenities in immediate proximity



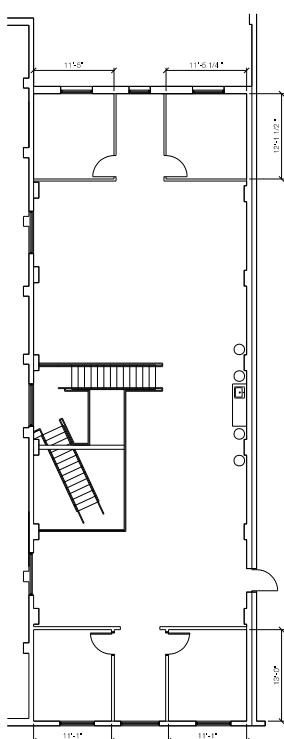
Flexible floorplan

**LEASE RATE: NEGOTIABLE  
16,760 SF AVAILABLE**

285 COZZINS STREET

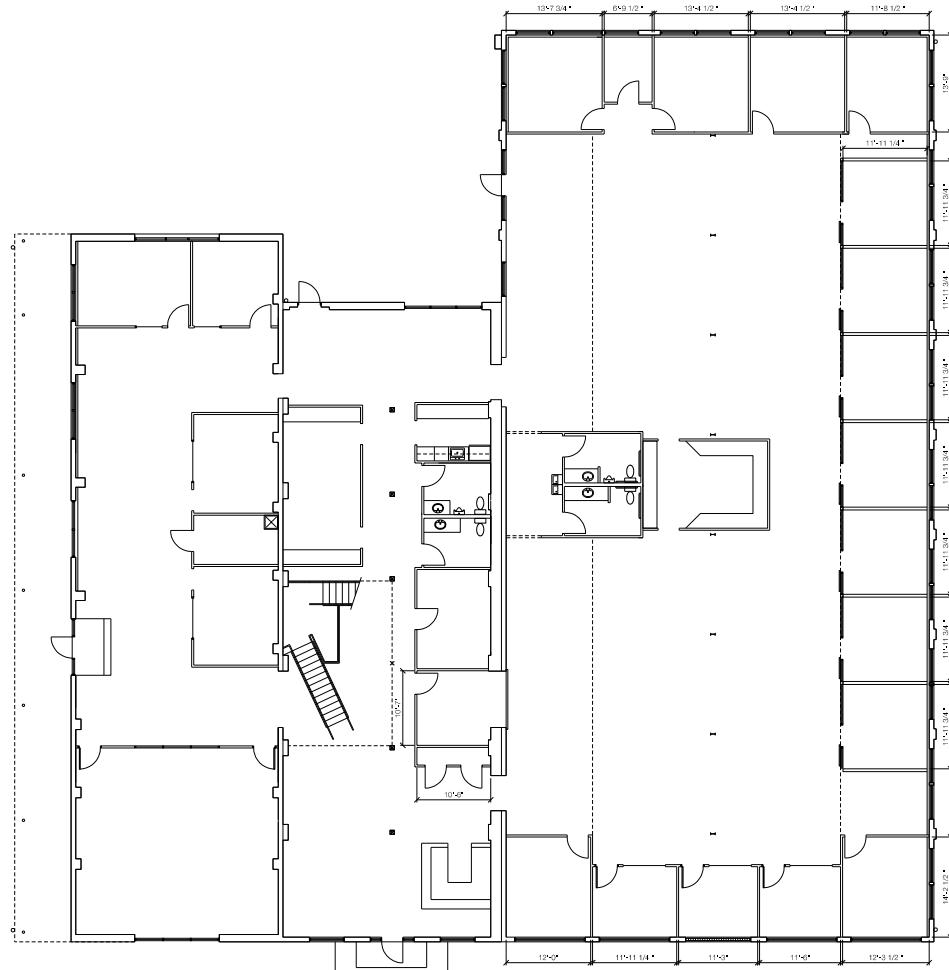
# FLOOR PLAN

16,760 SF Available



Second Floor

*\*Can be demised*



First Floor

*\*Can be demised*

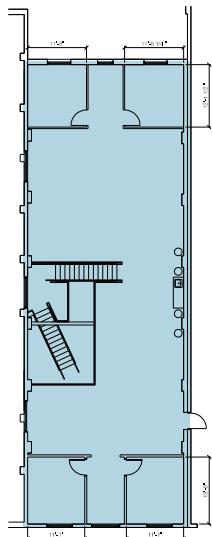
Scan or click the QR Code below or  
[click here](#) to experience a 360 Tour!



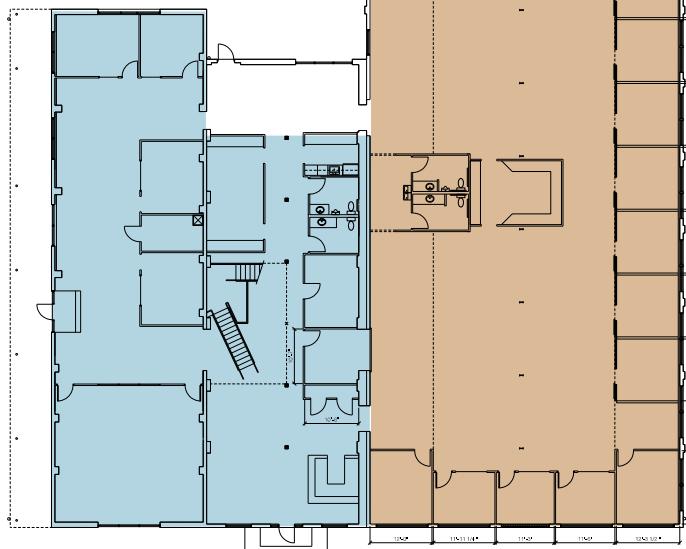
285 COZZINS STREET

# FLOOR PLAN

## Optional Demise Plans



Second Floor



First Floor

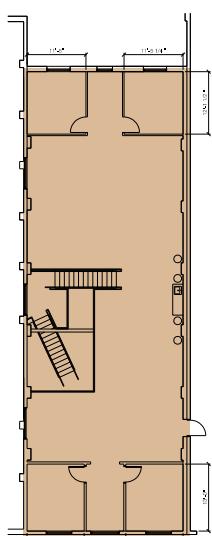
## OPTION 1



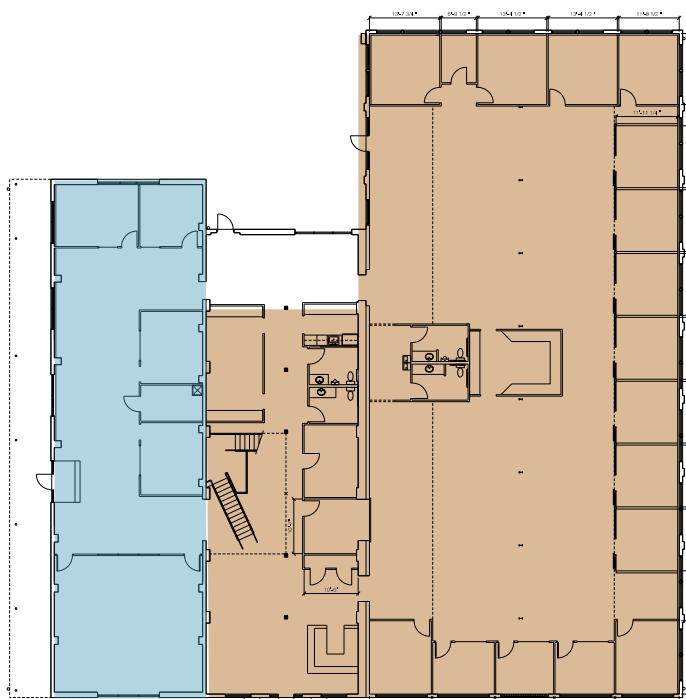
Tenant 1: 7,982 SF



Tenant 2: 8,101 SF



Second Floor



First Floor

## OPTION 2



Tenant 1: 13,050 SF



Tenant 2: 3,033 SF

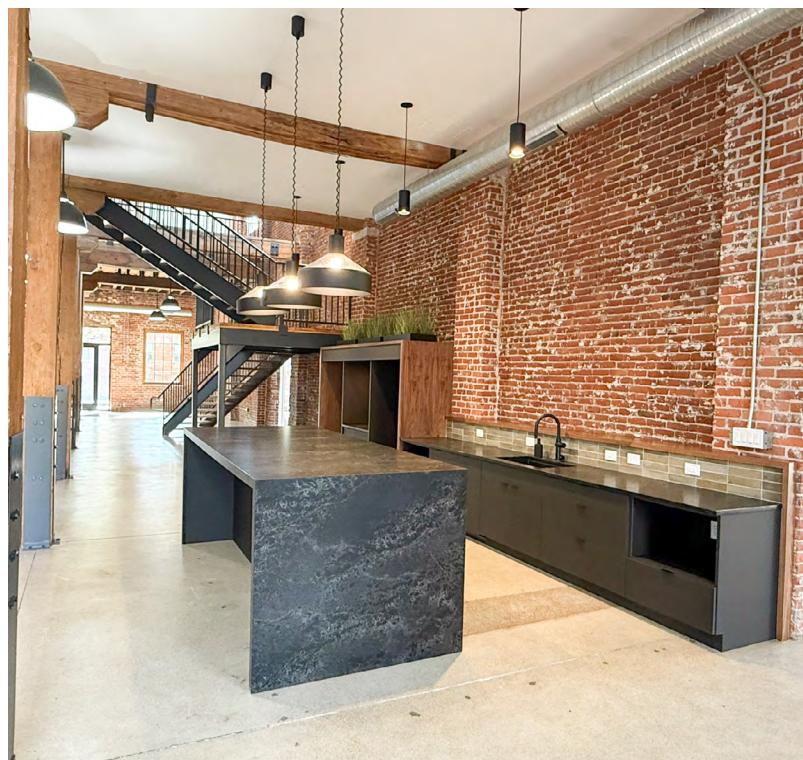
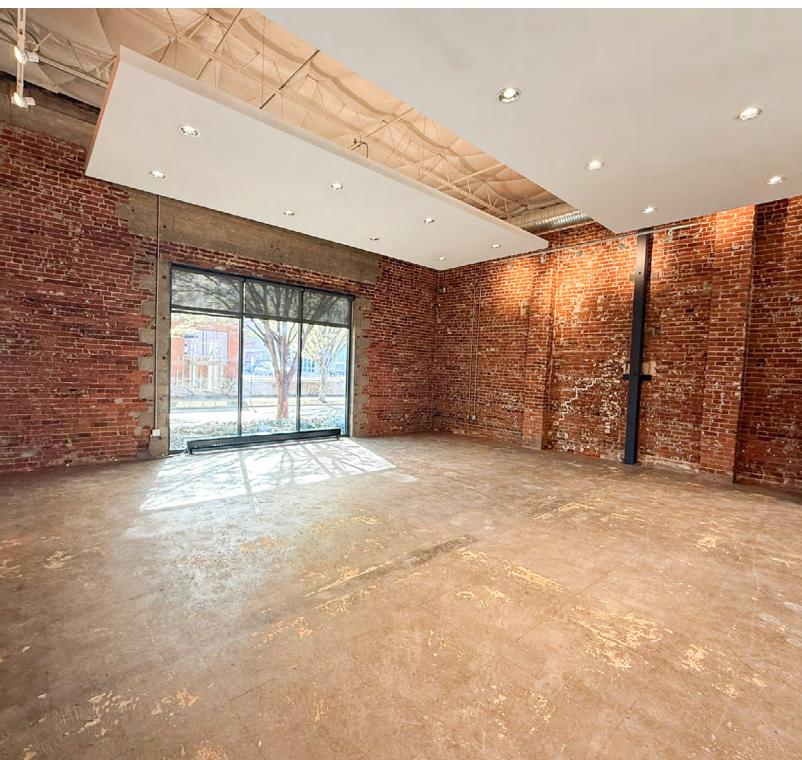
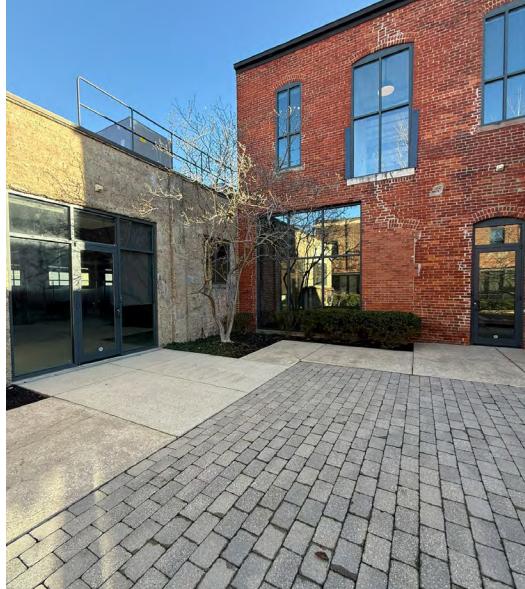
# NEARBY AMENITIES



**285 Cozzins Street** is located in the heart of the Arena District in downtown Columbus, OH. The property offers excellent walkability to countless nearby amenities, including sports fields, restaurants, and outdoor spaces. Some of these amenities include:

- Nationwide Arena
- Whistle + Keg
- Nada
- Arena District Athletic Club
- Boston's Restaurant & Sports Bar
- Huntington Park
- Kemba Live!
- Sunny Street Cafe
- Starbucks
- Wario's Beef & Pork
- The Belmont Deli
- Lower.com Field
- Ted's Montana Grill
- Rodizio Brazilian Steakhouse
- Chipotle
- The Scioto Mile





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