



## PRIME HILLIARD RETAIL LOCATION

### Property:

- ±1,750 Sq. Ft. available
- Exterior monument signage
- Join Levi's 4 Floors & Steak Escape anchored retail
- High exposure retail corridor

### Location:

- Located at Hilliard Rome Rd. & Roberts Rd. intersection



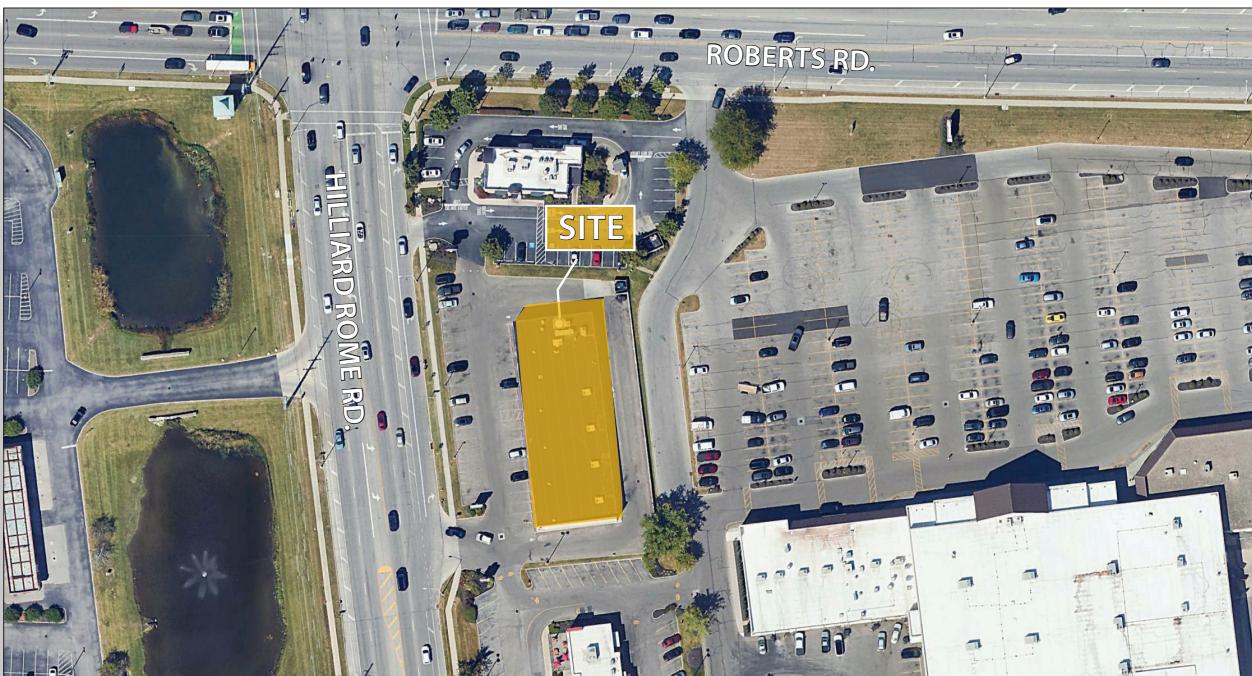
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**Property Specifications:**

- ±1,750 Sq. Ft. available
- Exterior monument signage
- Join Levi's 4 Floors & Steak Escape anchored retail
- High exposure retail corridor
- ±19,000 vehicles daily
- ±20 minutes to downtown Columbus

**Rental Rate:**

- \$21.95/Sq. Ft. NNN
- 2026 Estimated Operating Expenses: \$3.81/Sq. Ft. (taxes, insurance, CAM)
- Tenant to pay own utilities, trash removal and janitorial

**Available Suites:**

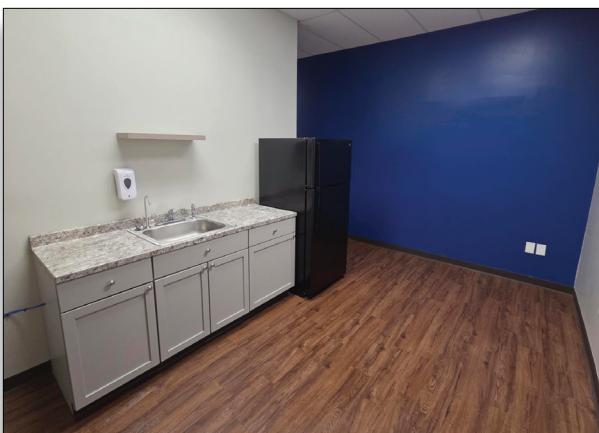
Unit	Size SF	Rate
2358	1,750	\$21.95 NNN

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**DEMOGRAPHICS**

## Location Facts & Demographics

Demographics are determined by a 10 minute drive from 5419 Roberts Rd, Hilliard, OH 43026

### CITY, STATE

**Hilliard, OH**

### POPULATION

**91,751**

### AVG. HH SIZE

**2.55**

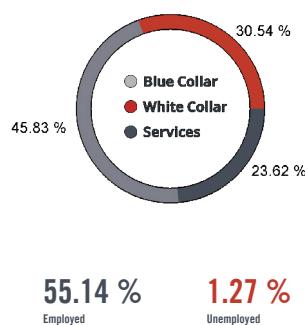
### MEDIAN HH INCOME

**\$65,245**

### HOME OWNERSHIP



### EMPLOYMENT

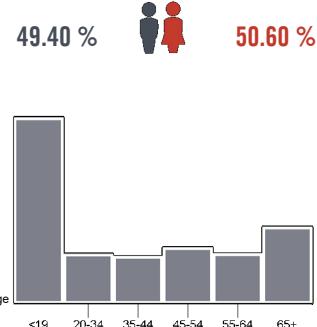


**55.14 %**  
Employed      **1.27 %**  
Unemployed

### EDUCATION

High School Grad:	<b>22.36 %</b>
Some College:	<b>22.58 %</b>
Associates:	<b>7.32 %</b>
Bachelors:	<b>43.40 %</b>

### GENDER & AGE

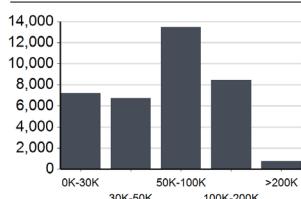


### RACE & ETHNICITY

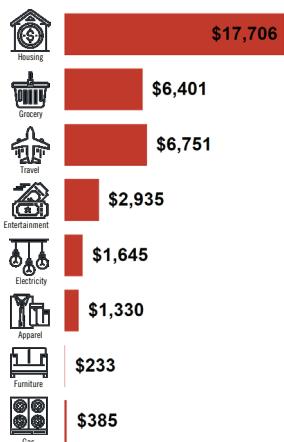
White:	<b>79.22 %</b>
Asian:	<b>4.79 %</b>
Native American:	<b>0.01 %</b>
Pacific Islanders:	<b>0.06 %</b>
African-American:	<b>5.28 %</b>
Hispanic:	<b>5.70 %</b>
Two or More Races:	<b>4.95 %</b>



### INCOME BY HOUSEHOLD



### HH SPENDING



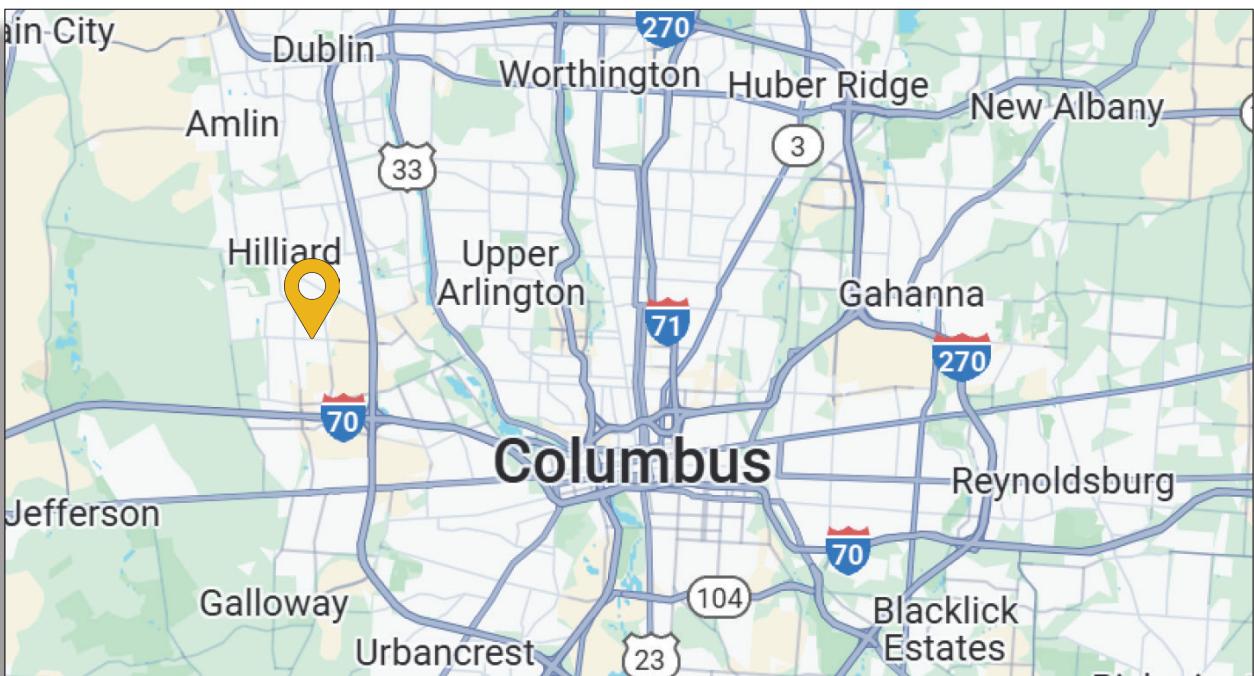
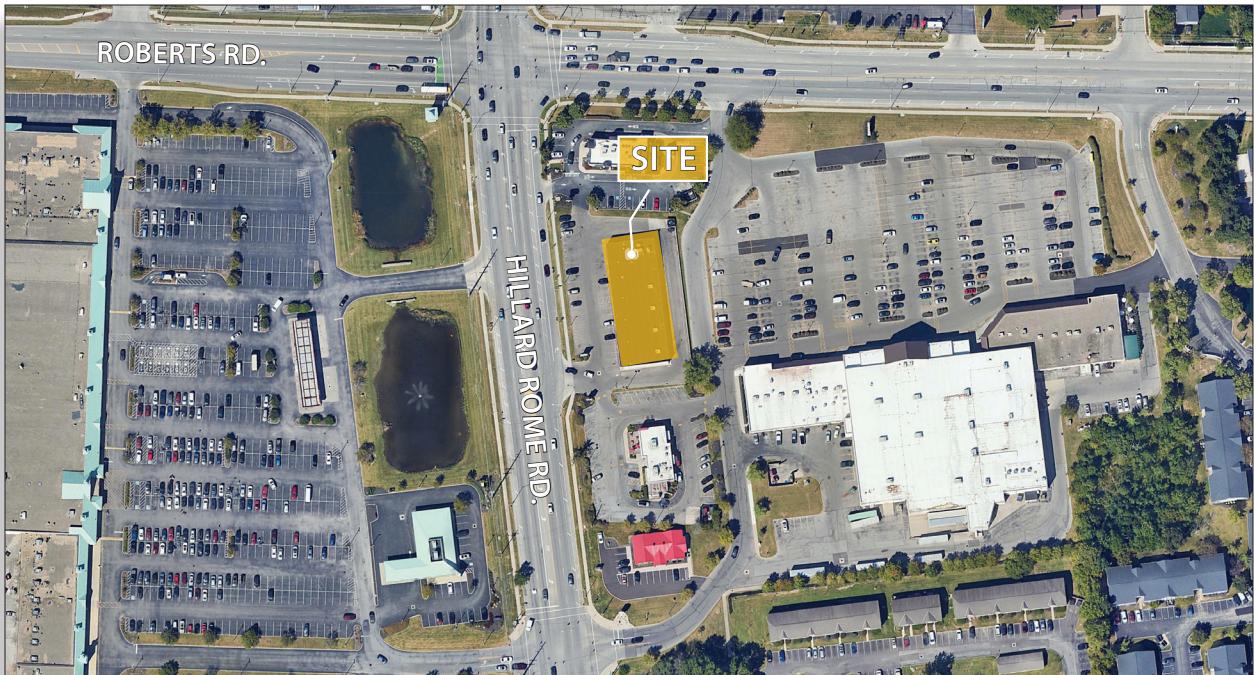
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