



# 4300 Tuller Road

office/flex building for lease

---

**Address**

4300 Tuller Rd,  
Dublin, OH 43017



Square Feet

32,800

Land Area

3.89 AC

Floors

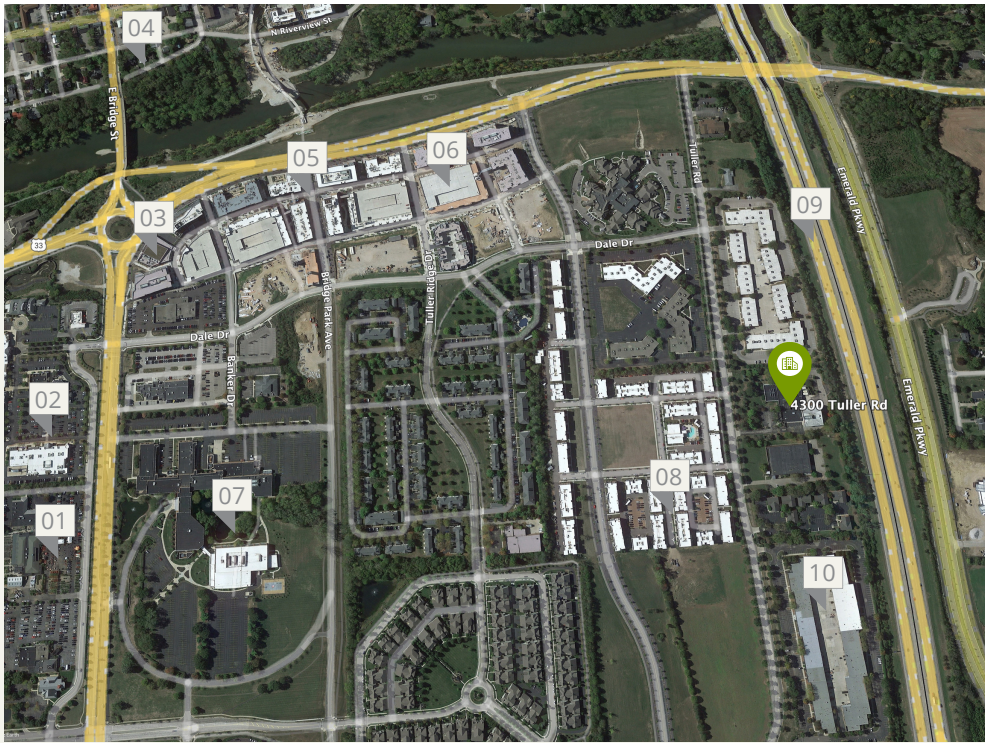
3

**Don Brokaw**

Vice President of Commercial Real Estate

c: 614.335.2077 e: [dbrokaw@crawfordhoying.com](mailto:dbrokaw@crawfordhoying.com)





## 4300 Tuller Road

### Office/Flex Building Available For Lease

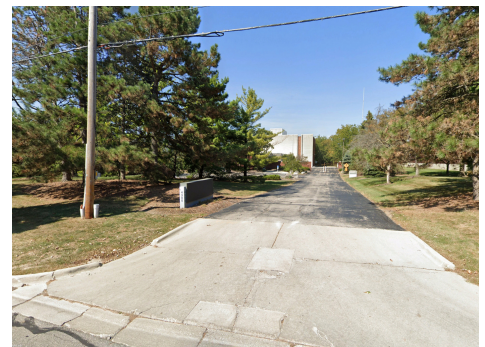
This three-story building is located in Dublin, Ohio within minutes of all that Bridge Park and Sawmill Road have to offer. This listing also backs up to I-270 and has potential for freeway-facing signage.

#### Proximity

- 01. Oakland Nursery - Dublin
- 02. The Shoppes At River Ridge
- 03. AC Hotel by Marriott - Dublin
- 04. Historic Downtown Dublin
- 05. Bridge Park
- 06. North Market - Bridge Park
- 07. Wendy's Innovation Center
- 08. Tuller Flats
- 09. Interstate 270
- 10. Spectrum Commerce Center II of Dublin

#### Property Highlights

- One dock
- 32,800 SF available
- Total SF by floor:
  - 1st floor - 32,170 SF
  - 2nd floor - 3,347 SF
  - 3rd floor - 8,520 SF
- 86 parking spaces

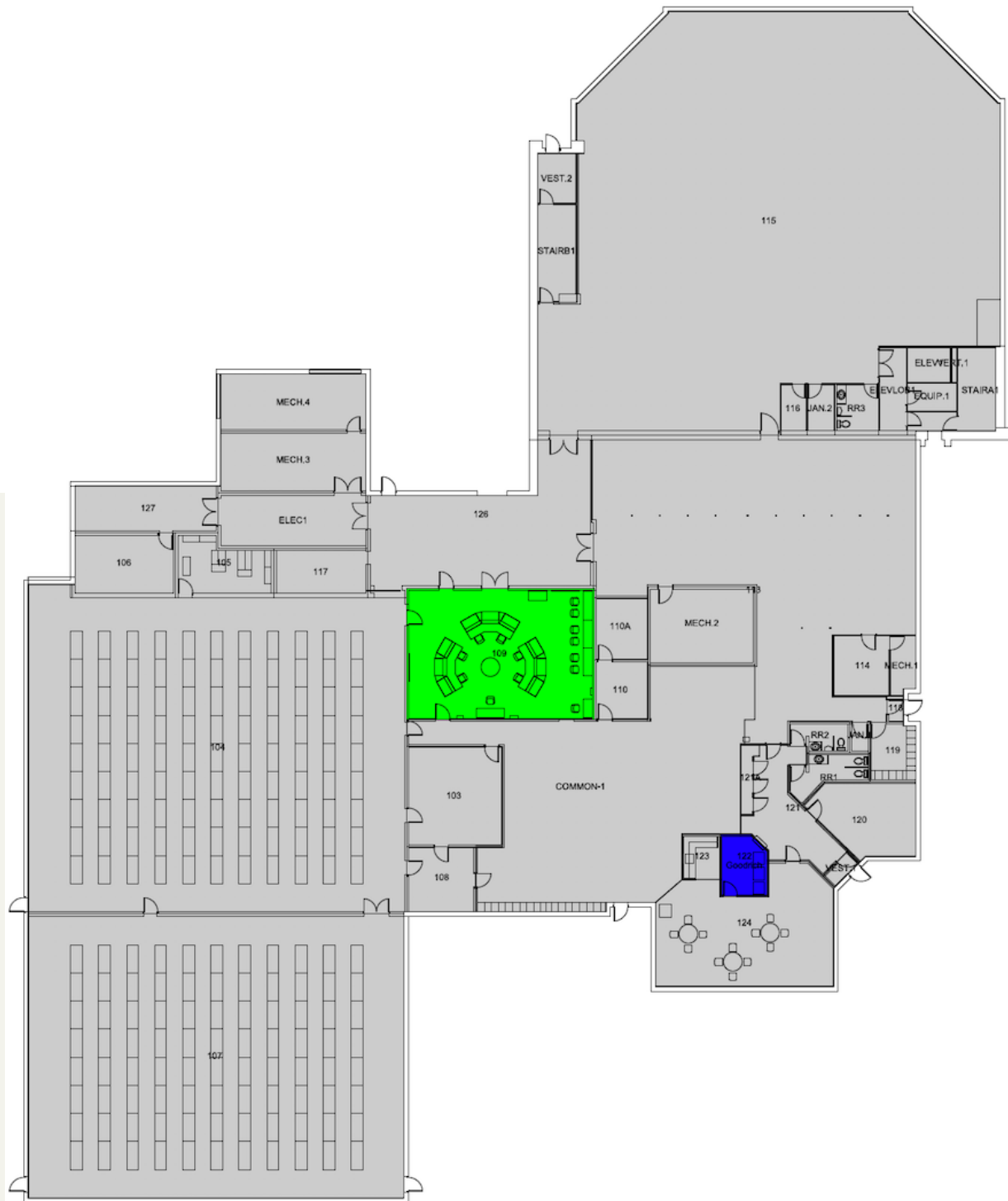


## Don Brokaw

Vice President of Commercial Real Estate

c: 614.335.2077 e: [dbrokaw@crawfordhoying.com](mailto:dbrokaw@crawfordhoying.com)

[crawfordhoying.com](http://crawfordhoying.com)



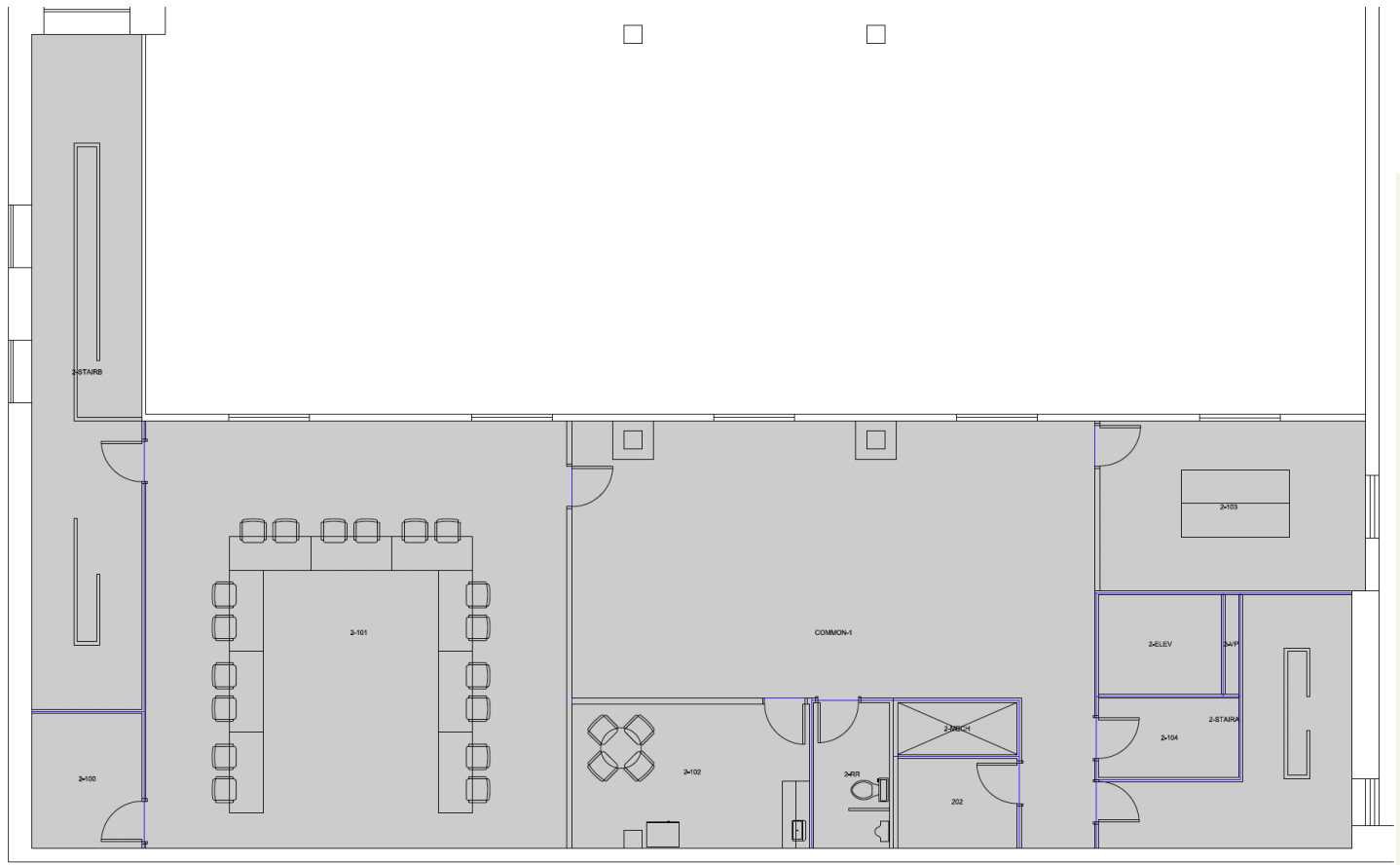
**Floor Plan** | First Floor - 32,170 SF

**Don Brokaw**

Vice President of Commercial Real Estate

c: 614.335.2077 e: dbrokaw@crawfordhoying.com

[crawfordhoying.com](http://crawfordhoying.com)



## Floor Plan | Second Floor - 3,347 SF

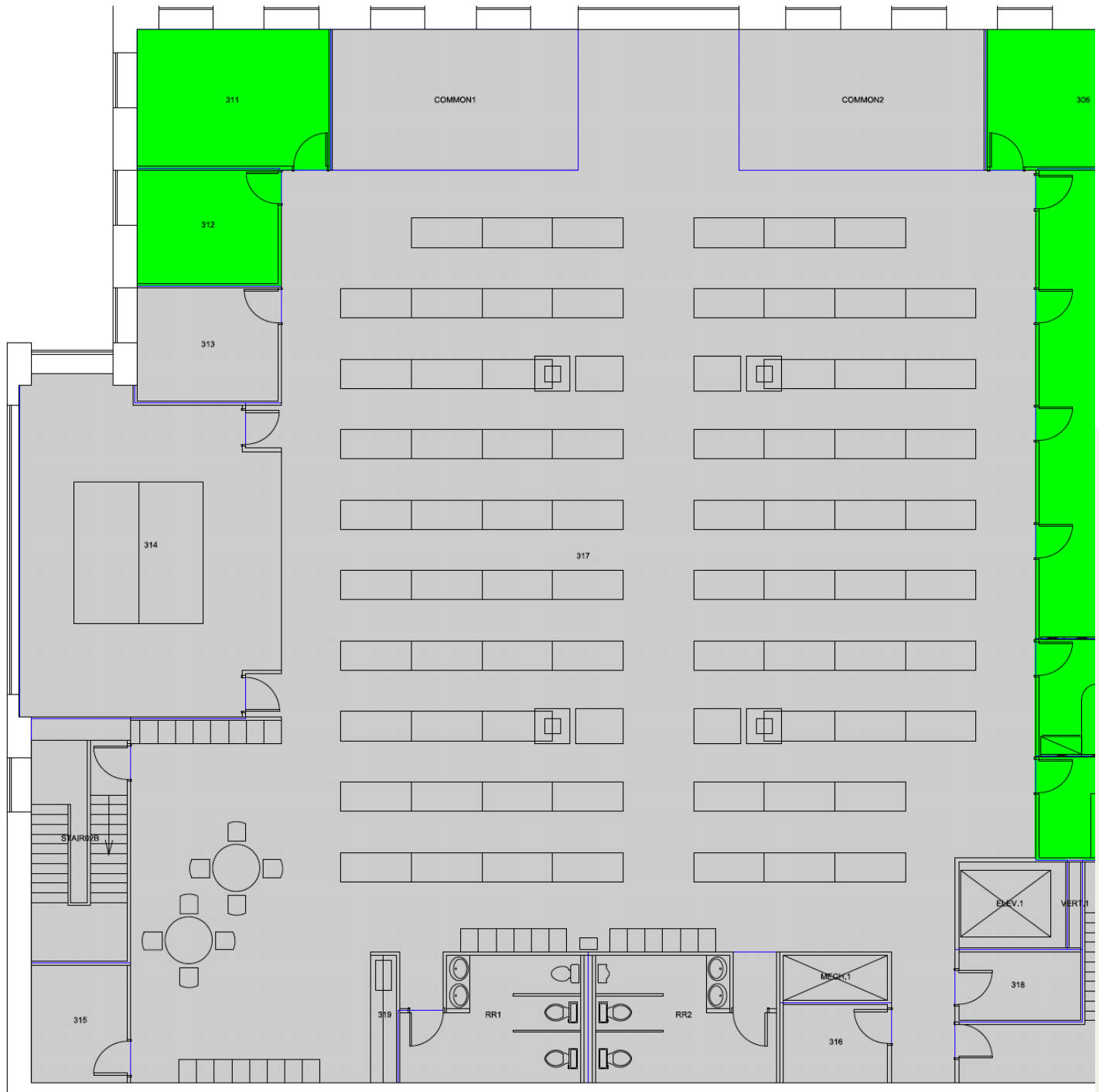
**Don Brokaw**

Vice President of Commercial Real Estate

c: 614.335.2077 e: [dbrokaw@crawfordhoying.com](mailto:dbrokaw@crawfordhoying.com)

[crawfordhoying.com](http://crawfordhoying.com)





**Floor Plan** | Third Floor - 8,520 SF

**Don Brokaw**

Vice President of Commercial Real Estate

c: 614.335.2077 e: [dbrokaw@crawfordhoying.com](mailto:dbrokaw@crawfordhoying.com)

[crawfordhoying.com](http://crawfordhoying.com)