



CAPITOL  
EQUITIES

FOR LEASE

*Providing creative commercial real estate solutions since 1997*



OFFICE/RETAIL | 1,866 SF

CLINTONVILLE

10 OAKLAND PARK AVE, COLUMBUS, OH 43214

**ED FELLOWS**

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**J.R. KERN**

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## Property Highlights

- Located on the first floor of the building, this space is divided into two wide-open areas with a small kitchenette
- Currently used as an art gallery and art studio class space
- High-profile location next to local restaurants, retailers and local service providers, including the weekly Clintonville Farmer's Market
- Easily accessible location at the signalized intersection of High Street and Oakland Park Avenue
- Includes a rare, on-site parking lot

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	7,593	27,293	67,368
Total Population	15,986	62,386	163,253
Average HH Income	\$125,613	\$95,529	\$85,669

## Property Description

Affordable office or retail space in the heart of Clintonville. Located at the intersection of High Street and Oakland Park Avenue, this multi-tenant property is currently tenanted by a mix of service and office related users.

### OFFERING SUMMARY

Available SF:	1,866 SF
Lease Rate:	\$1,900.00 per month
Op. Exp.:	Included in Rents
Utilities:	Paid by Tenant

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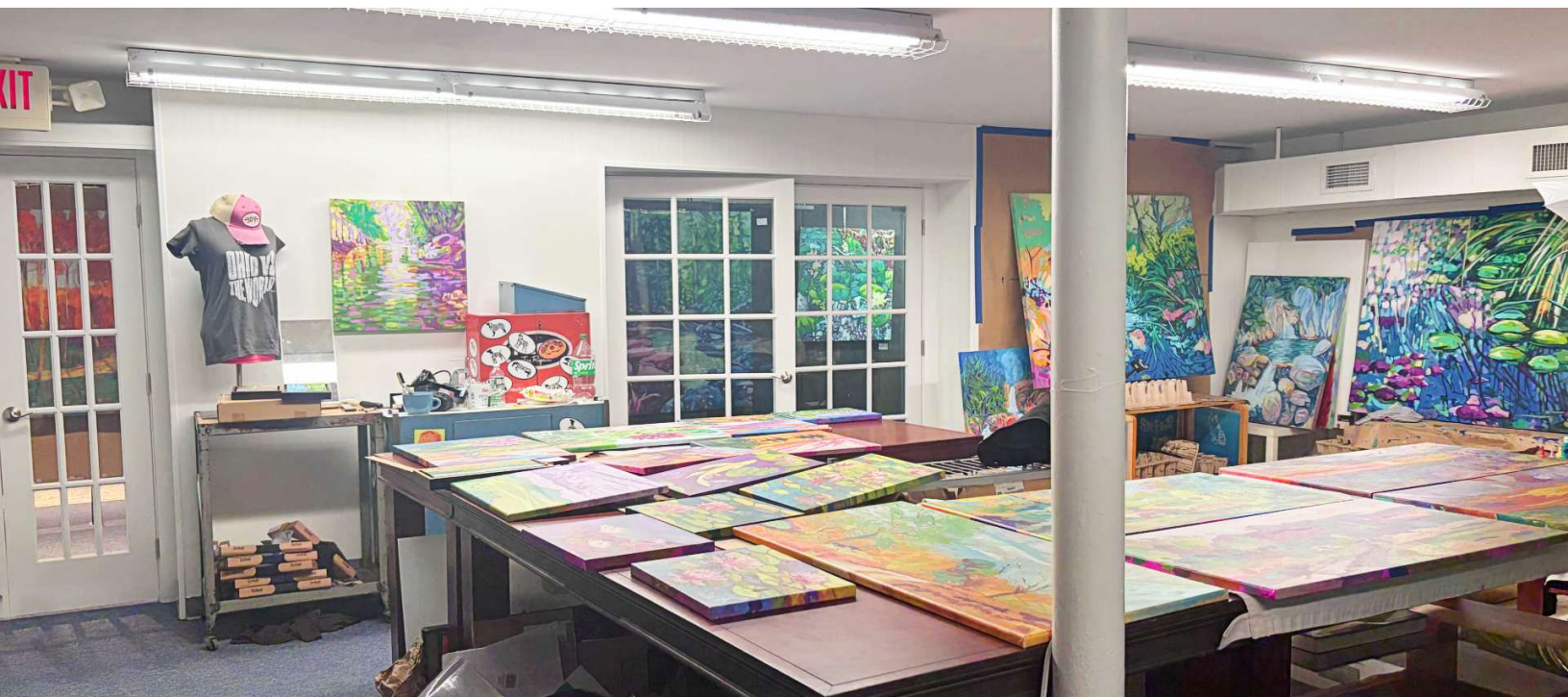
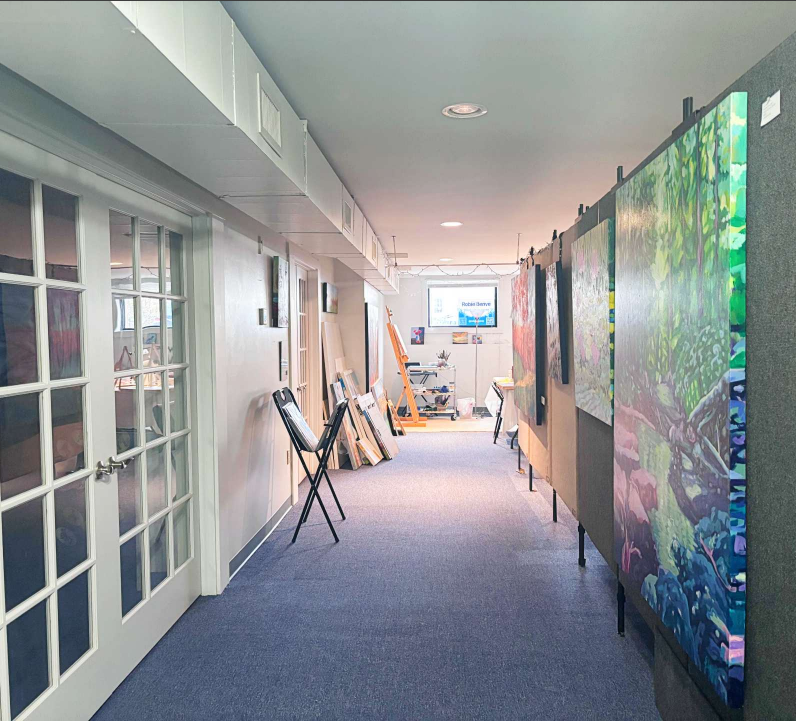




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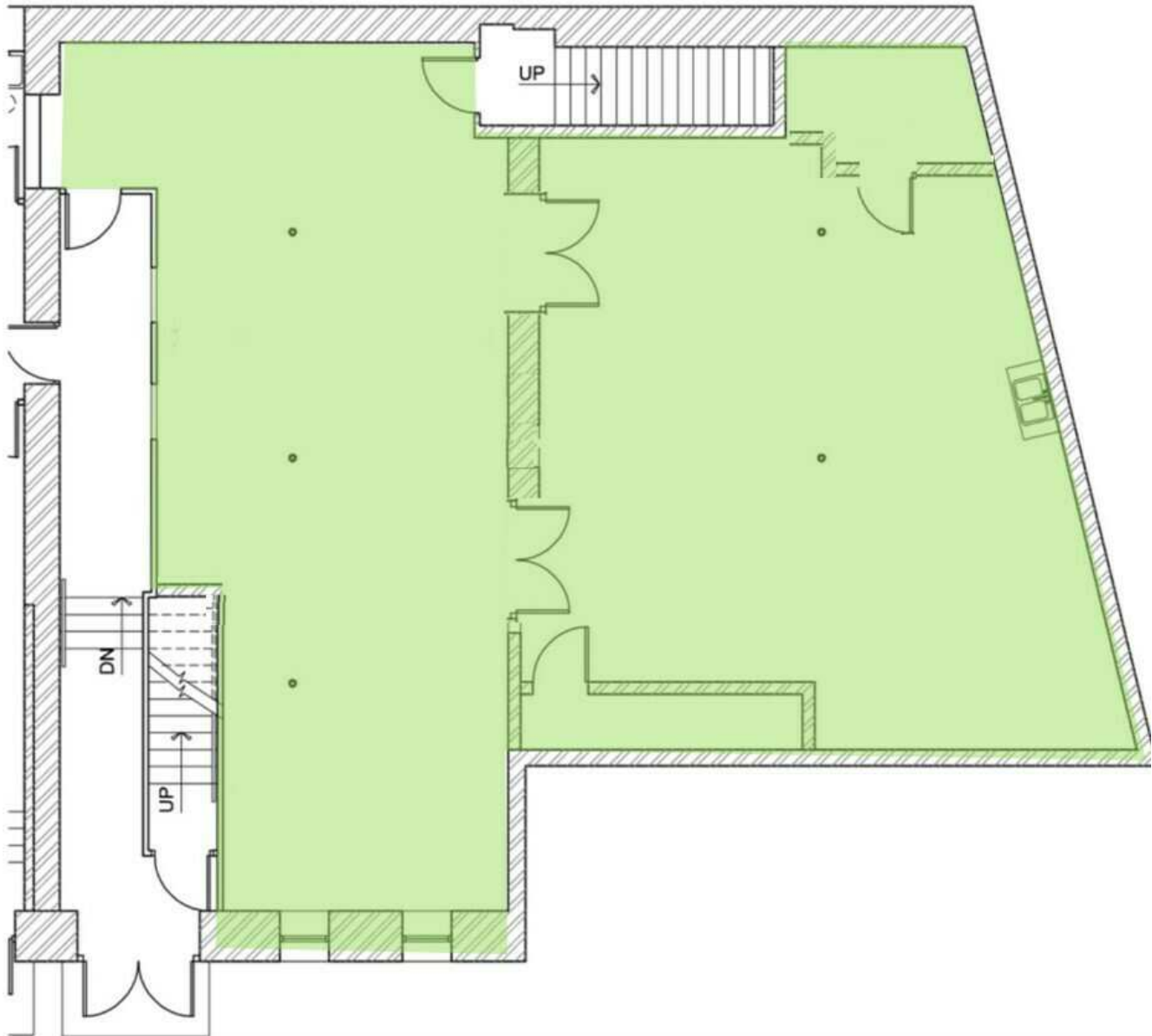
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Suite is accessed by a common lobby, where the shared restroom is located.

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## LOCATION OVERVIEW

Located in the vibrant Clintonville community, the area offers a blend of urban convenience and local community. Enjoy quick access to a variety of local dining options including well-known local spots like Katalina's Too!, Seitan's Realm, Global Gallery Coffee Shop, Smithy's Deli. Prime local retailers including Wild Cat Gift & Party, Tigertree, and yoga studios like GIVE Yoga, and more, are in easy walking distance.

The property is in a high-profile location, at the signalized intersection of High Street and Oakland Park Avenue. One block north of North Broadway. And adjacent to the wildly popular, weekly Clintonville Farmer's Market.

Map data ©2025 Google Imagery ©2025 Airbus, CNES / Airbus, Maxar Technologies, USDA/FPAC/GEO

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