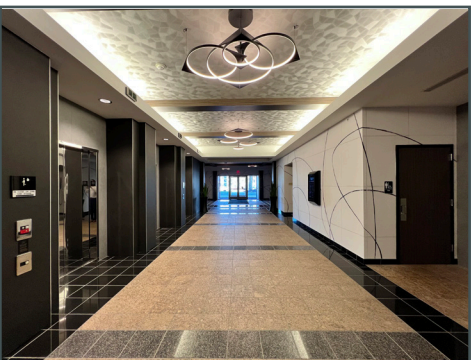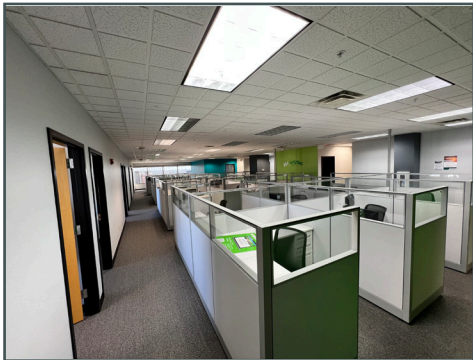# 8800 Lyra Drive

7,935 SF and 14,510 SF Available

8800 Lyra Drive
Columbus, OH 43240

Plug & Play Sublease

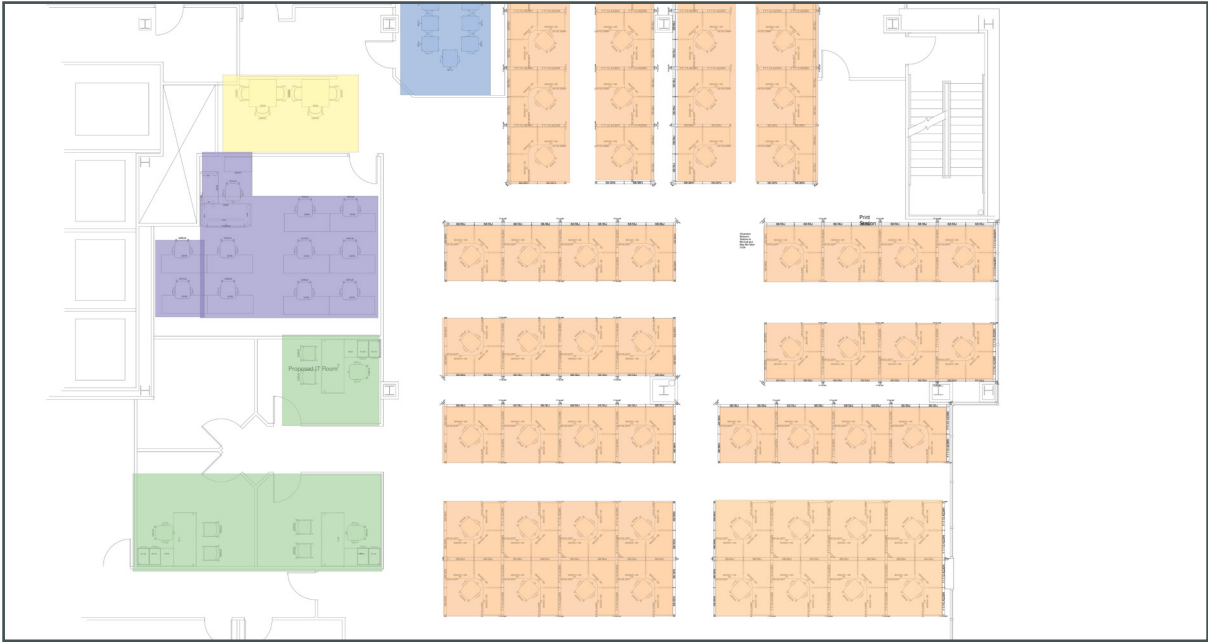# Space Highlights

- Plug in play opportunity in highly desirable Polaris submarket

- Sublease Rate: $14.00 / SF Gross - Suite 230
  $18.00 / SF Gross - Suite 500

- Spaces offer a mix of offices, open work space and conference/huddle space

- FF&E can be conveyed free of charge to subtenant

- Walking distance to The Pointe at Polaris area amenities and ideally located near countless Polaris area amenities

- Full-building backup generator

- Convenient Access to I-71

- Sublease expires on October 31, 2026

Floorplan- Suite 230

- Private Offices in Green (3)
- Conference Room in Blue (1)
- Kitchen in Yellow (1)
- Open Office Cubes in Orange (64)
- Meeting/Training room in Purple (1)
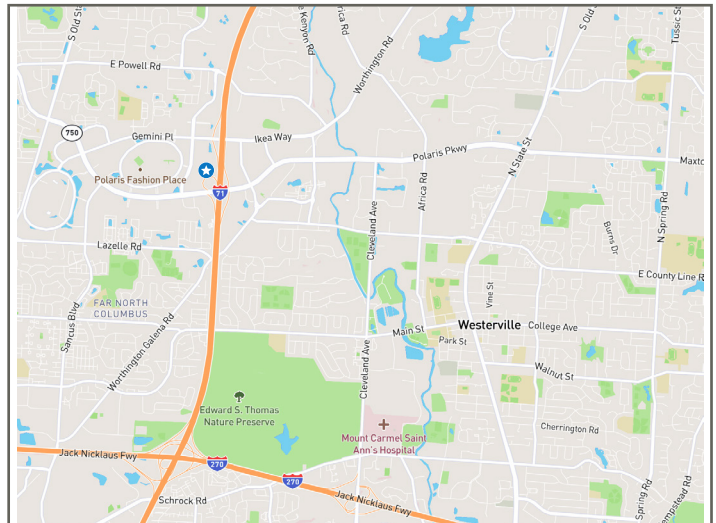
Floorplan- Suite 500

- Private Offices in Green (40)
- Conference Rooms in Blue (3)
- Storage in Pink (2)
- Open Office Cubes in Orange (45)
- Breakroom in Yellow (2)

POLARIS FASHION PLACE & SURROUDNDING AREA

Apple Store · BANANA REPUBLIC · BARNES & NOBLE · BRIO · california PIZZA KITCHEN · The Cheesecake Factory

COACH · DICK'S SPORTING GOODS · DSW DESIGNER SHOE WAREHOUSE · FIELD & STREAM · FOSSIL · GAP

H&M · JCPenney · JoS. A. BANK · lululemon athletica · macy's · MITCHELL'S STEAKHOUSE

MOD · Molly Woo's · NEW YORK & COMPANY · OAKLEY · Olive Garden · Saks Fifth Avenue

SEPHORA · VON MAUR · WHBM

NORTHGATE PLAZA (MAXTOWN ROAD)

Kroger · meijer · Bob Evans · THE HOME DEPOT

CHIPOTLE MEXICAN GRILL · McDonald's · PANDA EXPRESS CHINESE KITCHEN · Panera BREAD

UNITED STATES POSTAL SERVICE · DONATOS Every piece is important. · Cheryl's cookies

8800 Lyra Drive

Cabela's · TOPGOLF · IKEA · FIVE GUYS · Mellow Mushroom · Duck Donuts · Zoup! Eatery · JIMMY JOHN'S · Rusty Bucket · BUFFALO WILD WINGS

Chick-fil-A · Starbucks Coffee · FIREBIRDS WOOD FIRED GRILL · BIBIBOP asian grill · MARCELLA'S · Chuy's · CARRABBA'S ITALIAN GRILL · BONEFISH GRILL · Carfagna's RESTAURANT · POLARIS Grill

Kroger · T·J·maxx · QUAKER STEEL & LUBE · TEXAS ROADHOUSE · Hampton by Hilton · Fairfield by Marriott

LOWE'S · TARGET

POLARIS

S Old Rd · S State Rd · Gemini Pl · Lazelle Rd · Ikea Way · Polaris Pkwy · County Line Rd W · Worthington · Bale Kenyon Rd · N Cleveland Ave · Africa Rd · 71

POLARIS FASHION PLACE · 8800 Lyra Dr · IKEA · TOPGOLF · LA FITNESS · Holiday Inn Express · Bonefish Grill · Starbucks Coffee · Homewood Suites · Orion Pl · Ikea Way · Polaris Pkwy · 71

- Polaris Fashion Place: 0.1 mile / 1 minute
- Top Golf: 1.0 mile / 4 minutes
- Ikea: 0.9 miles / 5 minutes
- I-71: .5 miles / 3 minutes
- I-270: 3.5 miles / 7 minutes

Contact Us

Collin Wheeler
First Vice President
+1 614 430 5050
collin.wheeler@cbre.com

David Morgan
Vice President
+1 614 430 5049
david.morgan@cbre.com

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