




*Build-to-Suit Sites Available!*



# Scannell Campus at Rickenbacker Exchange



# Site Overview



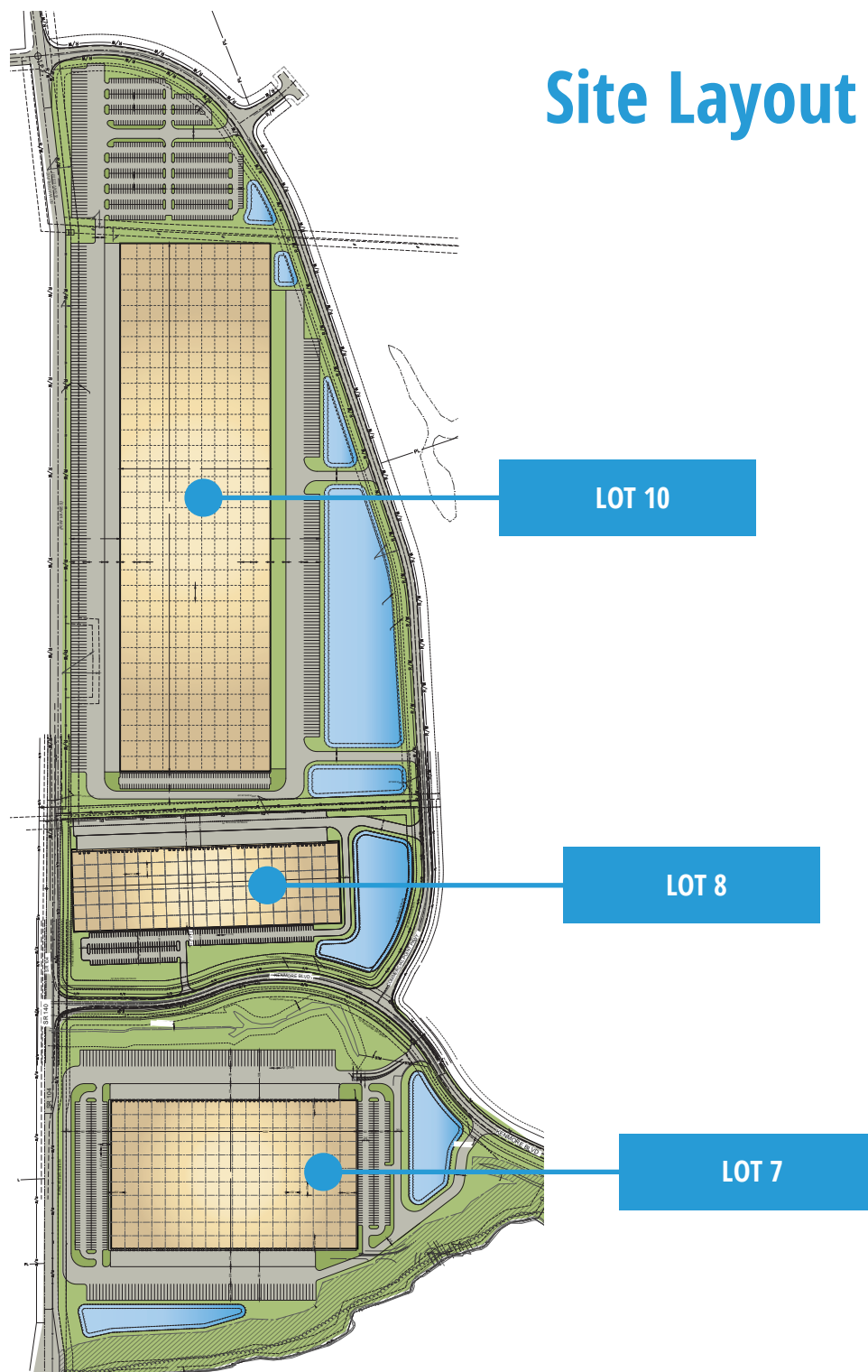


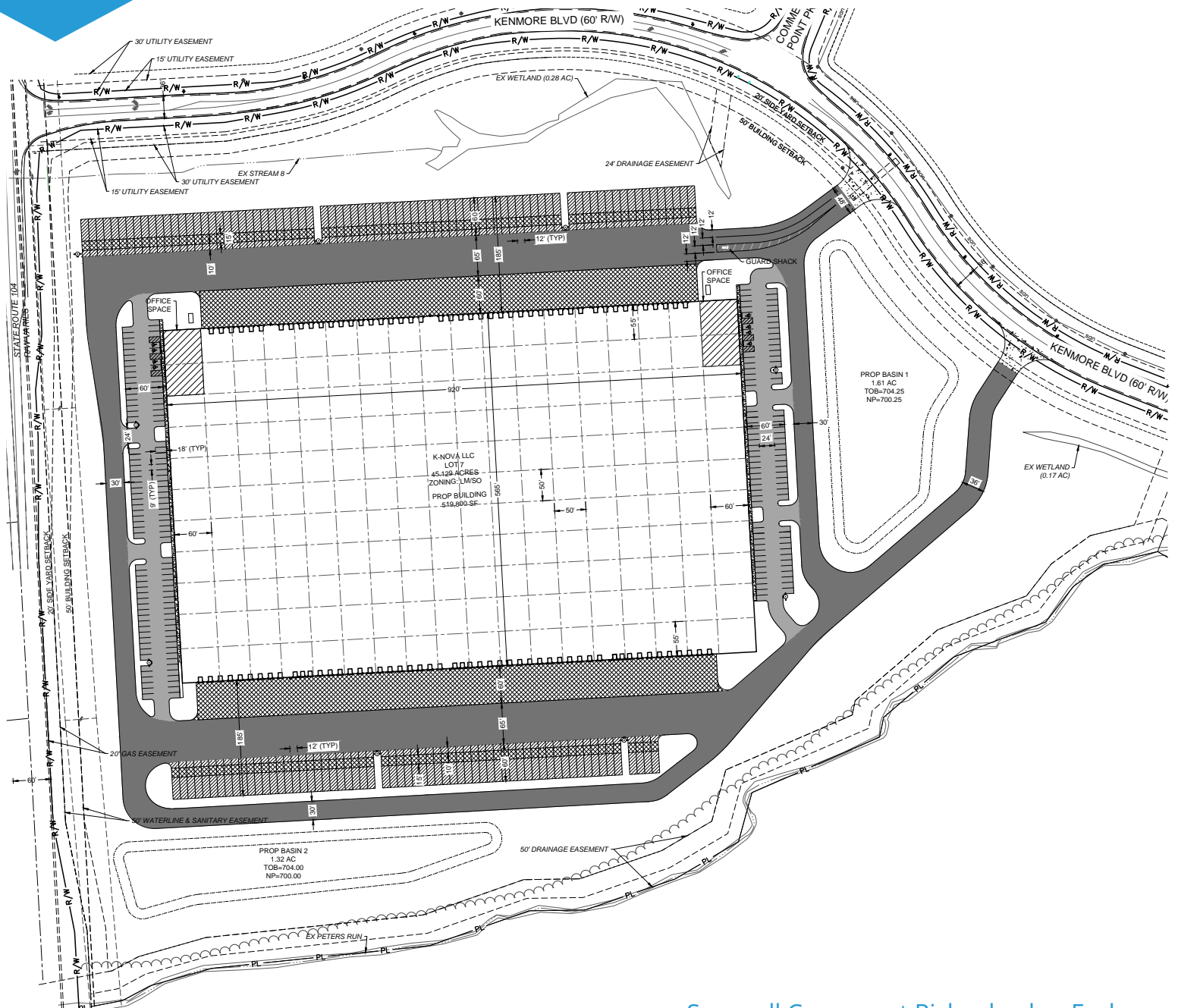
# Site Layout

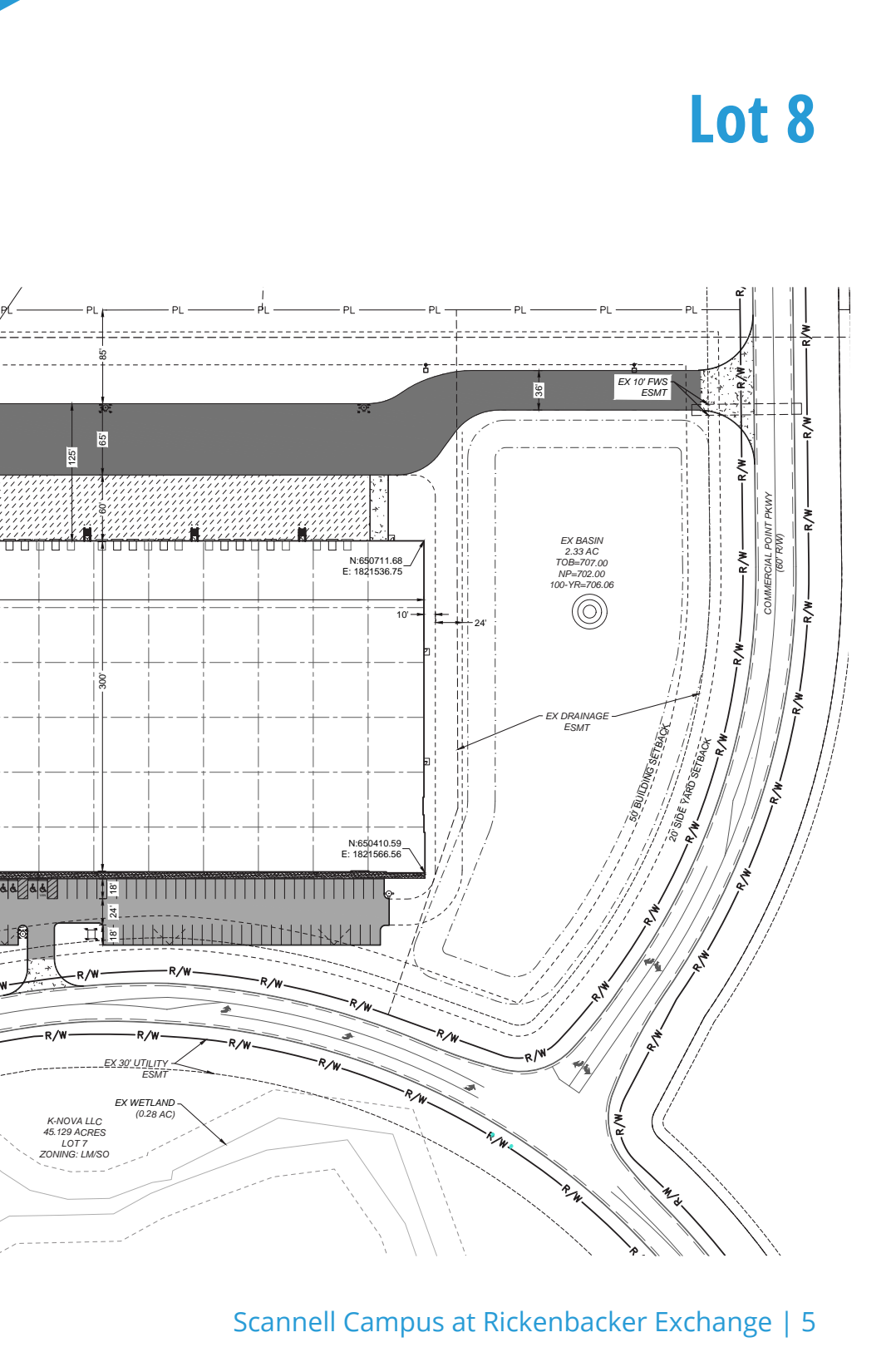
## Unmatched Speed to Market!

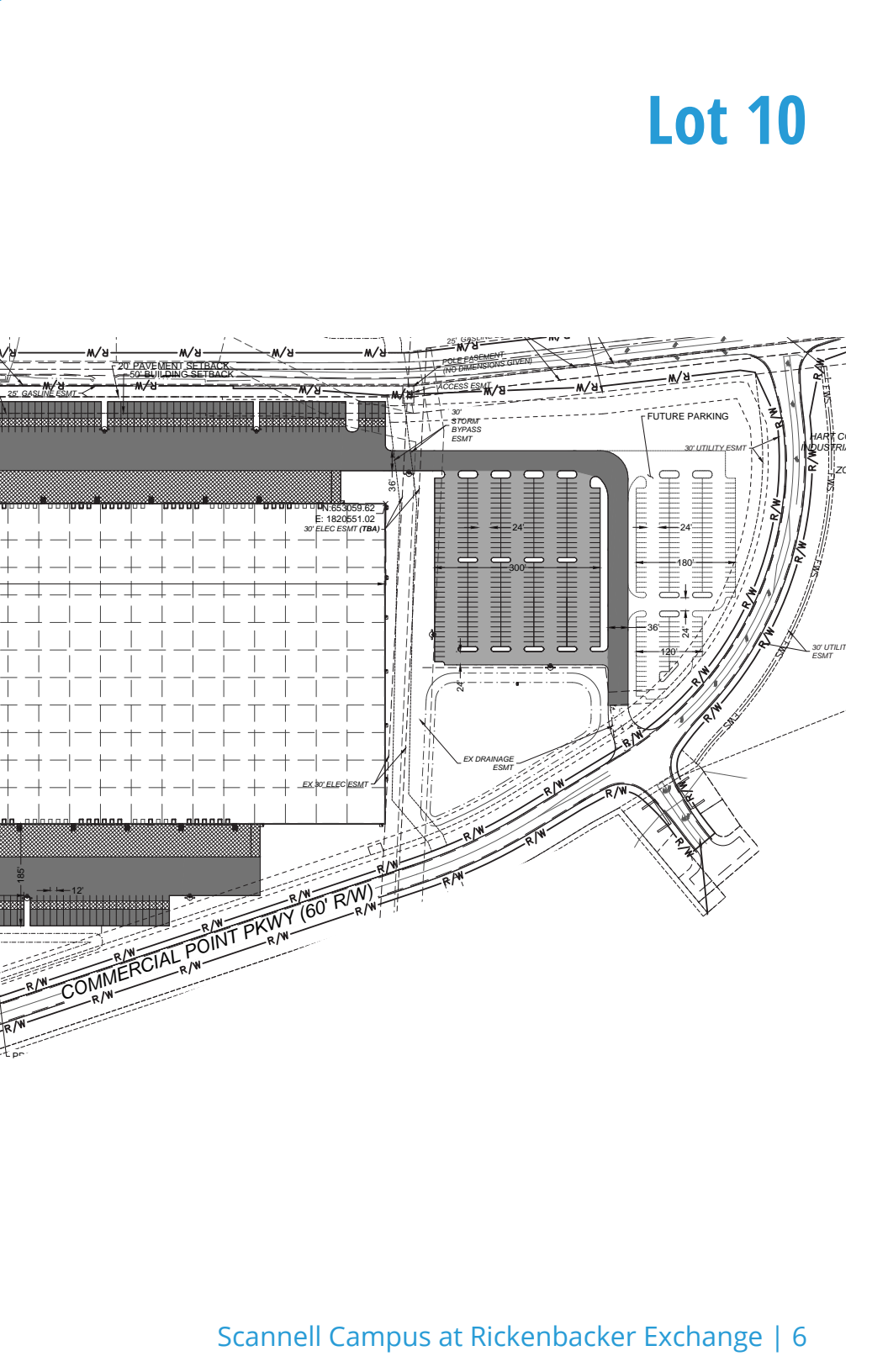
All site work is complete. Full delivery in 10 months!

	LOT 7	LOT 8	LOT 10
<b>Total Building Size</b>	519,800 SF	300,000 SF	1,200,000 SF
<b>Total Acres</b>	45.52 AC	19.94 AC	71.92 AC
<b>Office Space</b>	6,300 SF	Built-to-suit	Built-to-suit
<b>Docks</b>	52 with 52 future doors	30 with 22 future doors	120 with 130 future doors
<b>Drive-in Doors</b>	4	2	4
<b>Car Parking Spaces</b>	383	393	796
<b>Trailer/Truck Parking</b>	143	0	334
<b>Ceiling Height</b>	36'	36'	40'
<b>Lighting</b>	LED	LED	LED
<b>Heating and Cooling</b>	Direct gas fired / make-up air handling units	Direct gas fired / make-up air handling units	Direct gas fired / make-up air handling units
<b>Cross Docked</b>	Yes	No	Yes
<b>Column Spacing</b>	50' x 50' with 55' speed bay	50' x 50'	56' x 50' with 60' speed bay
<b>Utilities</b>	All available	All available	All available
<b>Power</b>	One (1) 2,000 amp service expandable for tenant needs	One (1) 1,200 amp service expandable for tenant needs	Two (2) 1,200 amp services, expandable for tenant needs











# Drive Times



I-70 & I-270 interchange  
*25 minutes*  
*22 miles*



SR 665 & I-71 interchange  
*10 minutes*  
*7.5 miles*



US 23 & I-270 interchange  
*11 minutes*  
*8.5 miles*



I-70 & I-270 interchange  
*20 minutes*  
*18.3 miles*



Norfolk & Southern Intermodal  
*7 minutes*  
*3.4 miles*



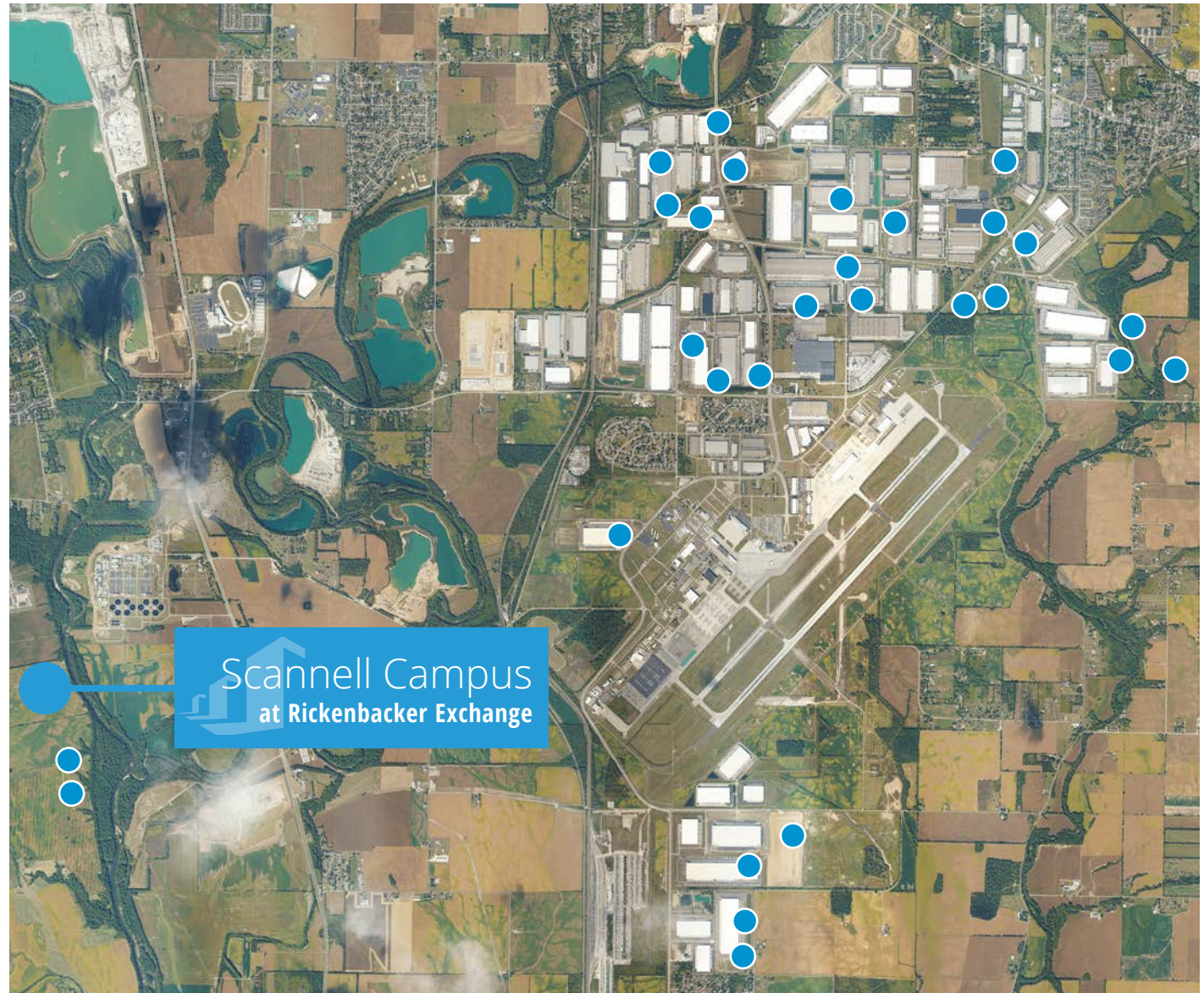


# Corporate Neighbors

Rickenbacker is home to many Fortune 500 tenants. A sampling of corporate neighbors are below:



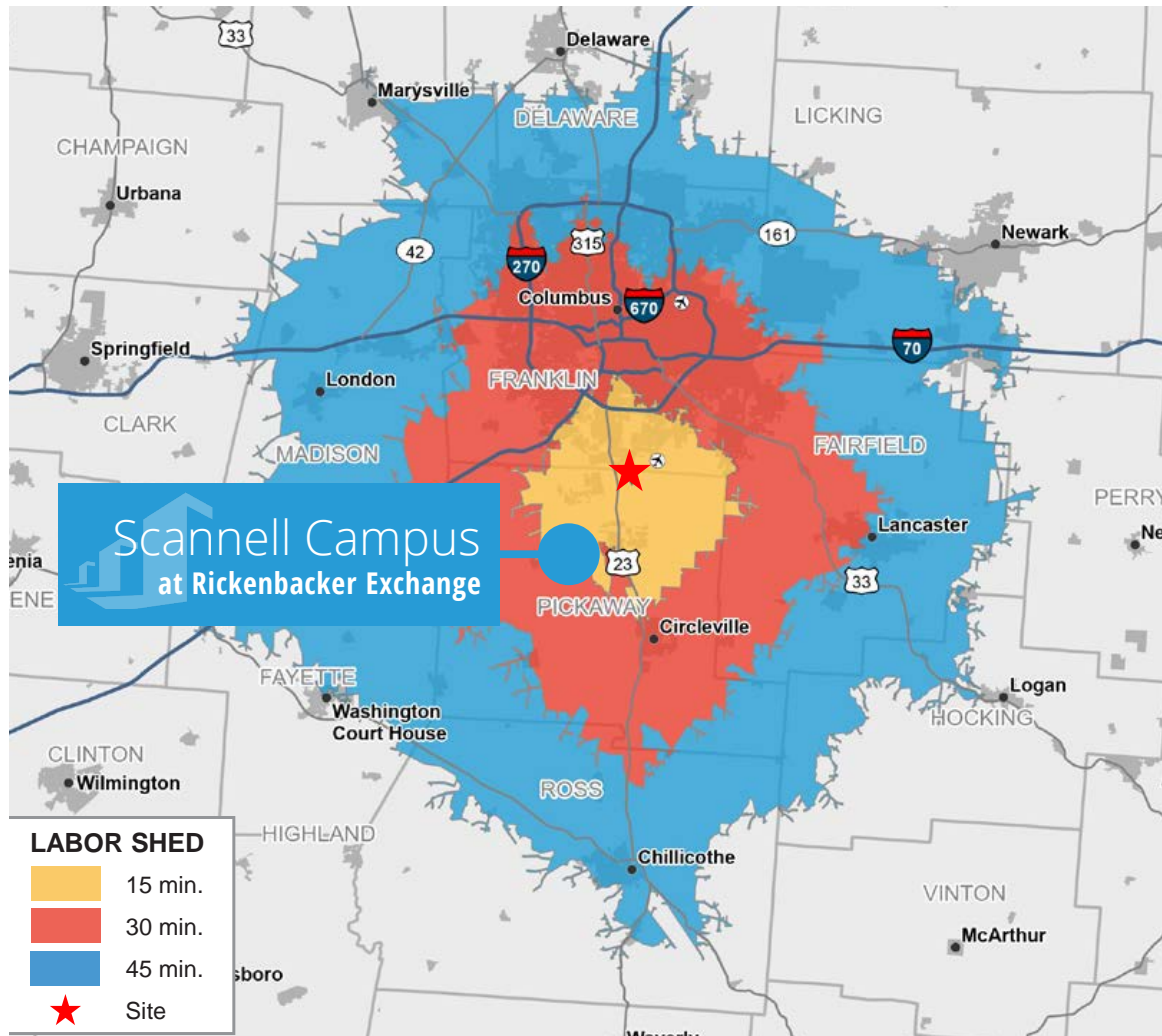
Bath & Body Works®





# Labor Force

## Commute Shed: Rickenbacker Area



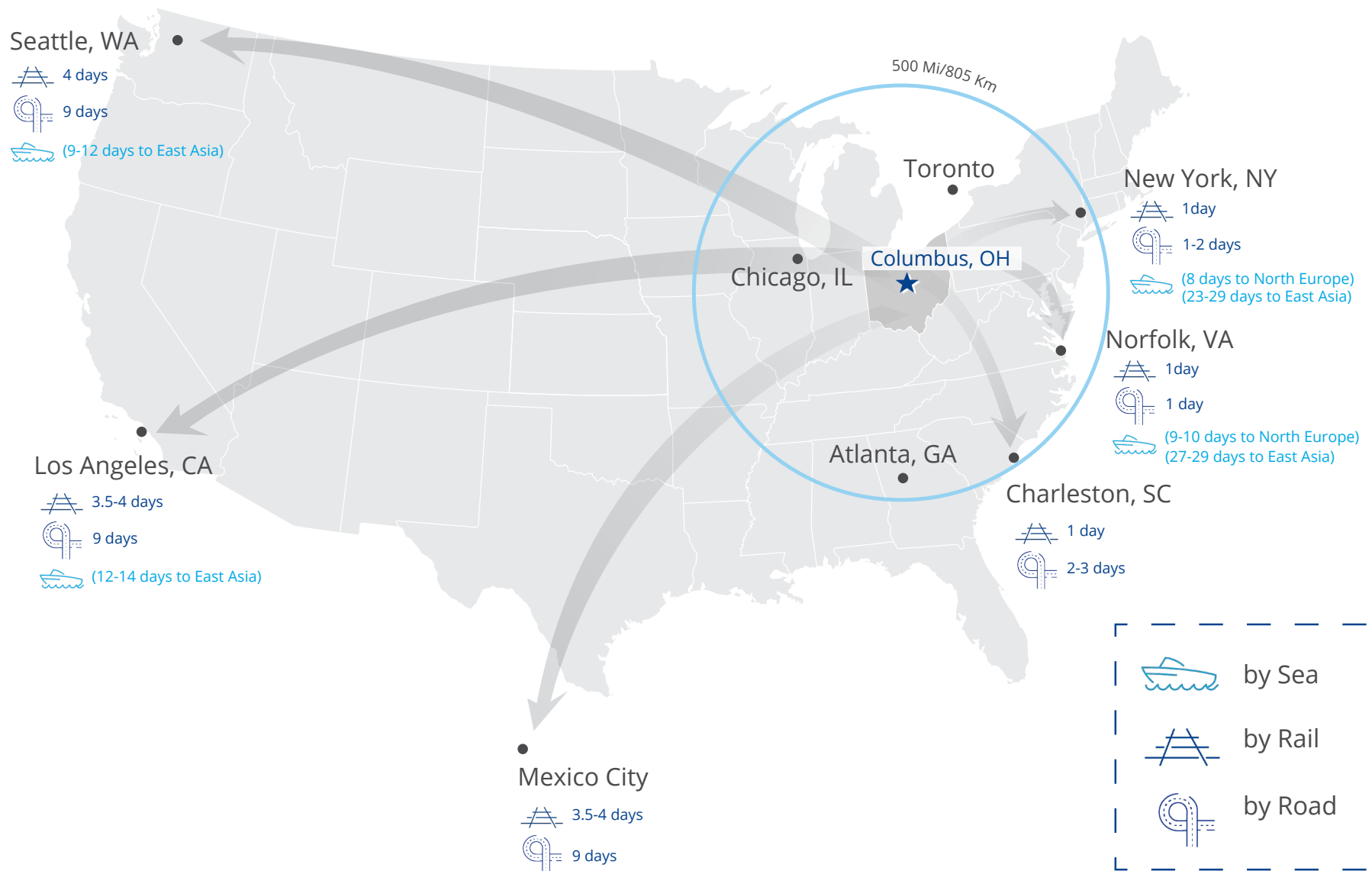
columbusregion.com

THE COLUMBUS  
REGION

15	30	45
<b>71,556</b> Population	<b>1,098,543</b> Population	<b>1,927,371</b> Population
<b>36,261</b> Employed	<b>577,629</b> Employed	<b>1,006,588</b> Employed
<b>37,144</b> Total Labor Force	<b>594,618</b> Total Labor Force	<b>1,033,551</b> Total Labor Force
<b>1,783</b> Production Workers	<b>27,947</b> Production Workers	<b>46,510</b> Production Workers
<b>3,900</b> Transportation/ Material Moving Workers	<b>55,299</b> Transportation/ Material Moving Workers	<b>84,751</b> Transportation/ Material Moving Workers

Within  
**30 MINUTES**  
there are over  
**577,629 RESIDENTS  
EMPLOYED**

# North American Market Access



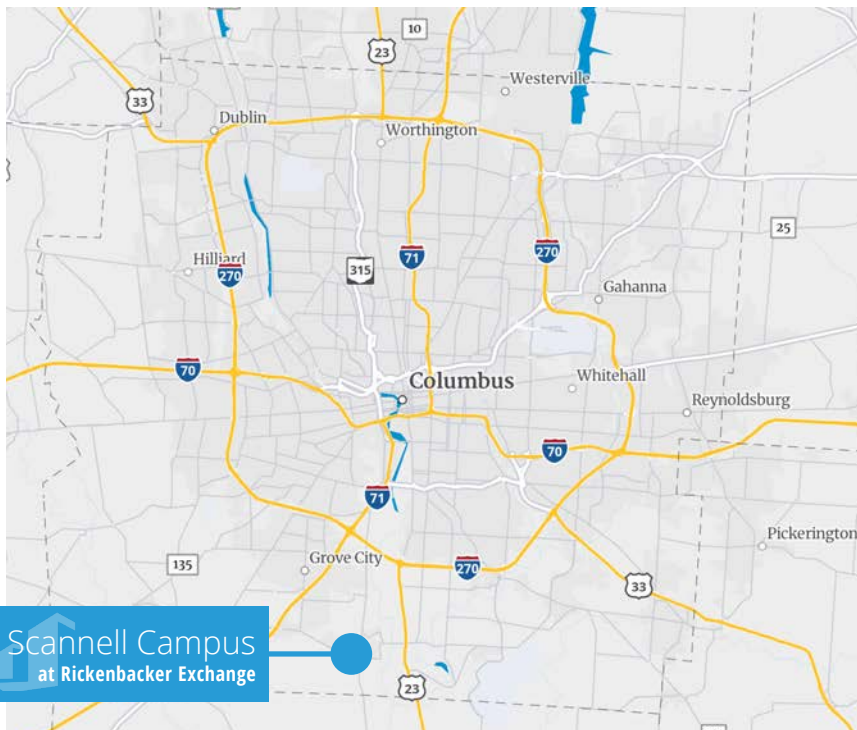


# Location Information

## About Columbus

Columbus is located within a 10-hour drive of 46 percent of the country's population, making it a point of access for businesses and consumers. With access to top transportation networks like John Glenn International Airport, Rickenbacker International Airport, numerous rail terminals and national interstates, Columbus is a certified logistics hub.

Located in the heart of the most densely populated area of the United States, the **Columbus Region is the No. 1 point of access to U.S. businesses, supply chains and customers.**





## Contact

**Joel R. Yakovac, SIOR**

614.410.5654

Columbus, OH

[joel.yakovac@colliers.com](mailto:joel.yakovac@colliers.com)

**Michael R. Linder, SIOR**

614.410.5628

Columbus, OH

[michael.linder@colliers.com](mailto:michael.linder@colliers.com)

**Shane E. Woloshan, SIOR**

614.410.5624

Columbus, OH

[shane.woloshan@colliers.com](mailto:shane.woloshan@colliers.com)

**Jonathan R. Schuen, SIOR**

614.437.4495

Columbus, OH

[jonathan.schuen@colliers.com](mailto:jonathan.schuen@colliers.com)

**Kyle M. Ghiloni**

614.437.4515

Columbus, OH

[kyle.ghiloni@colliers.com](mailto:kyle.ghiloni@colliers.com)

The information contained herein was obtained from sources believed reliable; however, Colliers International makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions prior to sale or lease, or withdrawal without notice.

**Colliers | Greater Columbus Region**  
 Two Miranova Place | Suite 900  
 Columbus, OH 43215  
 +1 614 436 9800