



## 6600 Kilgour Place

6600 Kilgour Place, Dublin, Ohio 43017

### Property Features

- 86,473 SF Available
- Space is Divisible to  $\pm 20,000$  SF
- 6.0:1,000 SF Parking Ratio
- Loading Dock Access
- Near the New Bridge Park Development
- Accessible to Rt-33 and I-270
- Numerous Amenities Nearby
- Signage Possibilities
- Dual Power Feeds
- Building Amenities: Fitness Center with Locker Rooms, Cafeteria, Conference Center, & Walking Trail

**Lease Rate: \$16.95 SF/Yr (Full Service)**

**[www.DublinOfficeLease.Com](http://www.DublinOfficeLease.Com)**



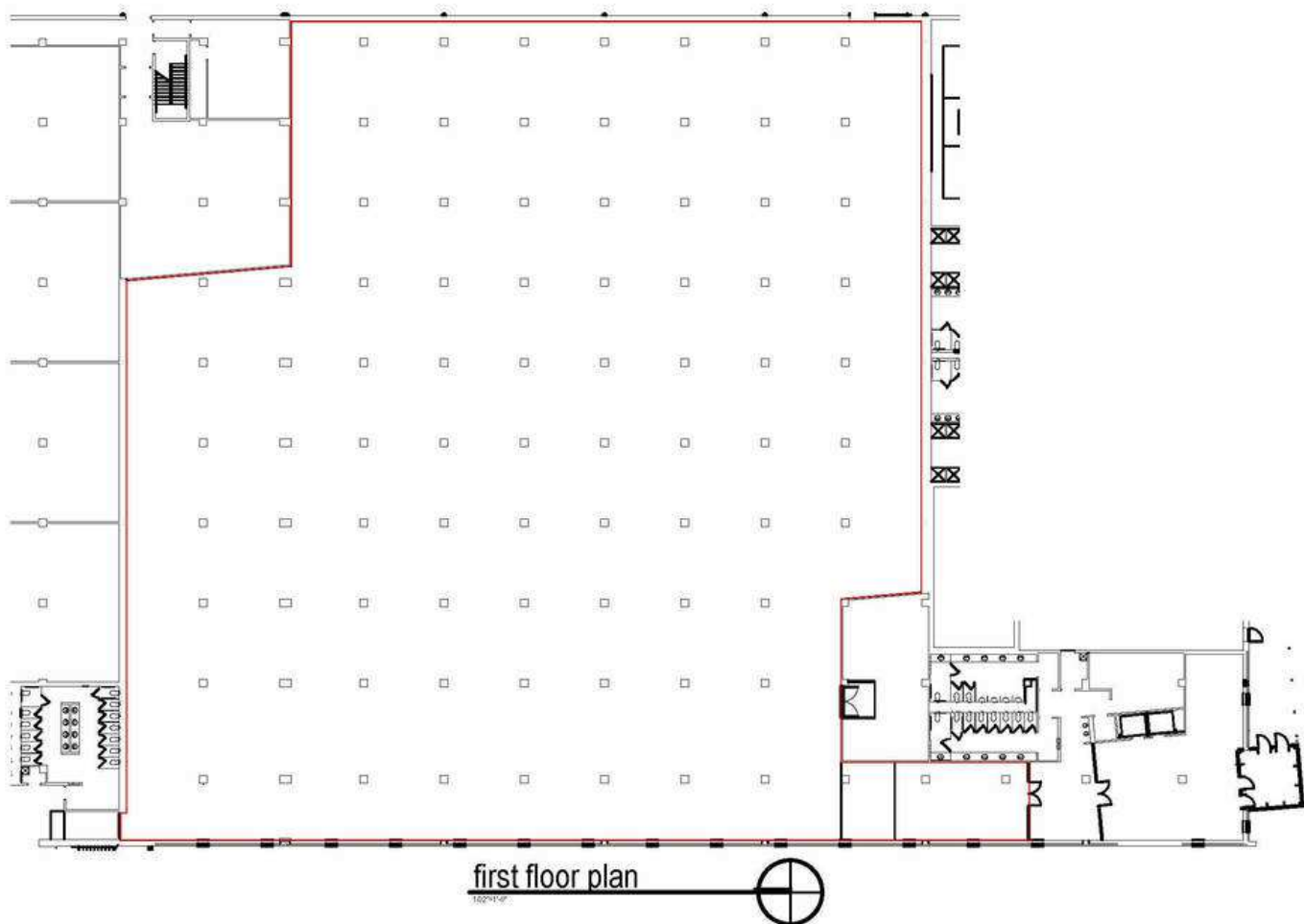
For more information:

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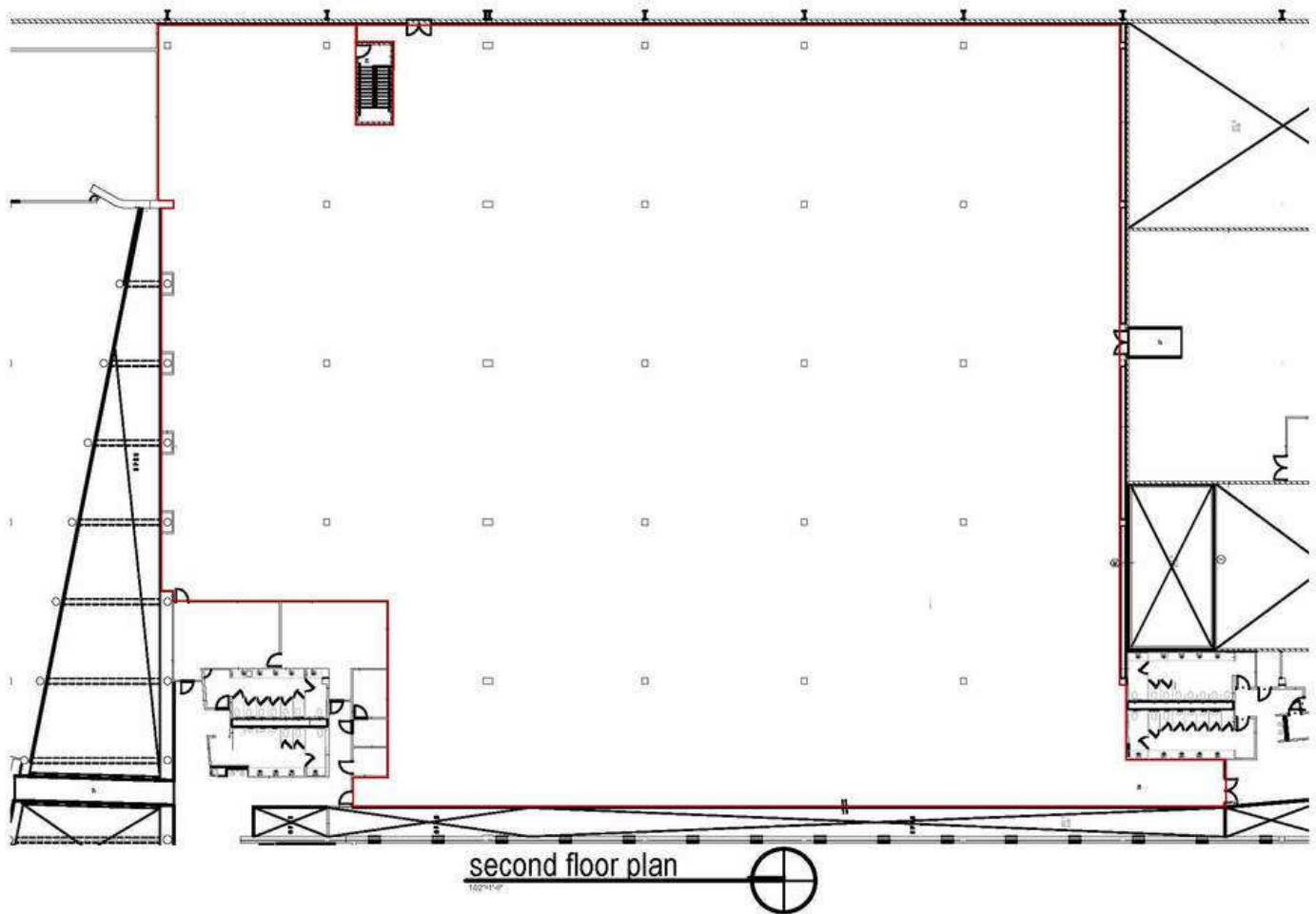


## SMITH BUILDING

FIRST FLOOR PLAN  
40,163 SF

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### SMITH BUILDING

SECOND FLOOR PLAN

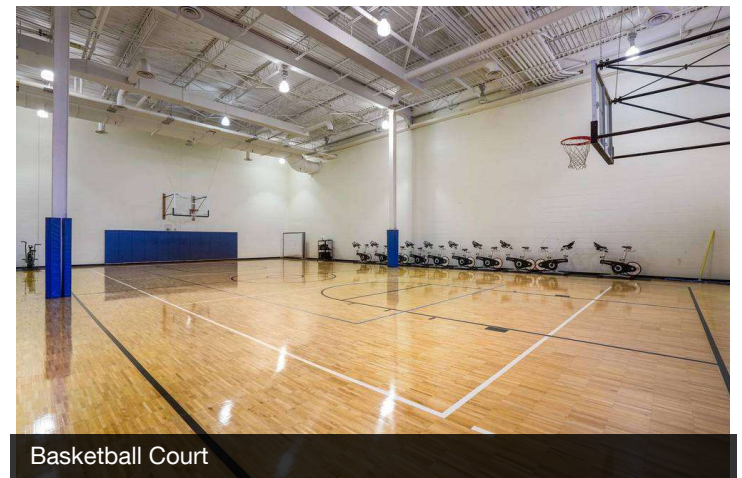
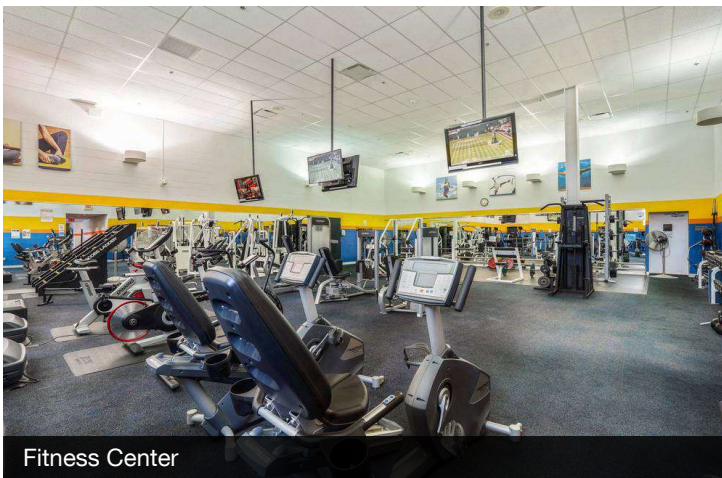
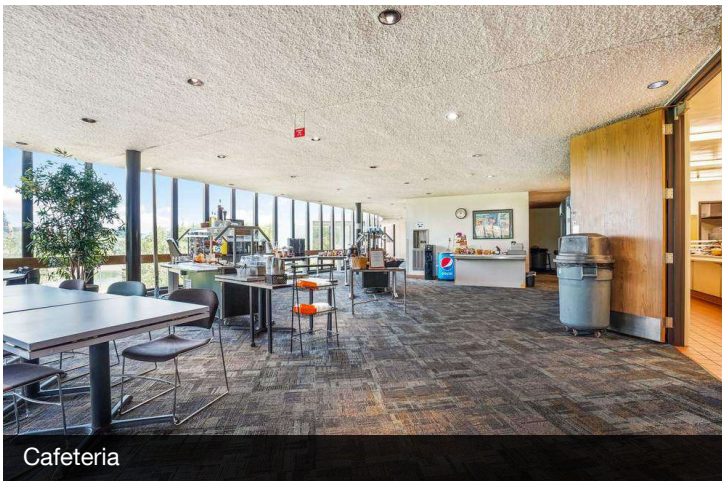
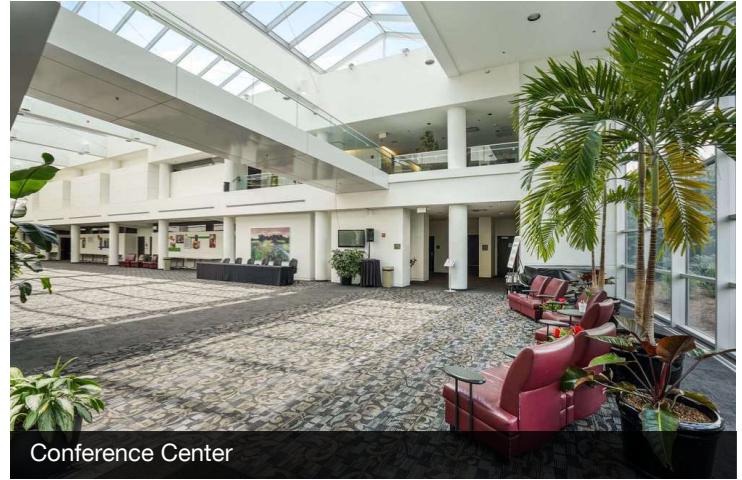
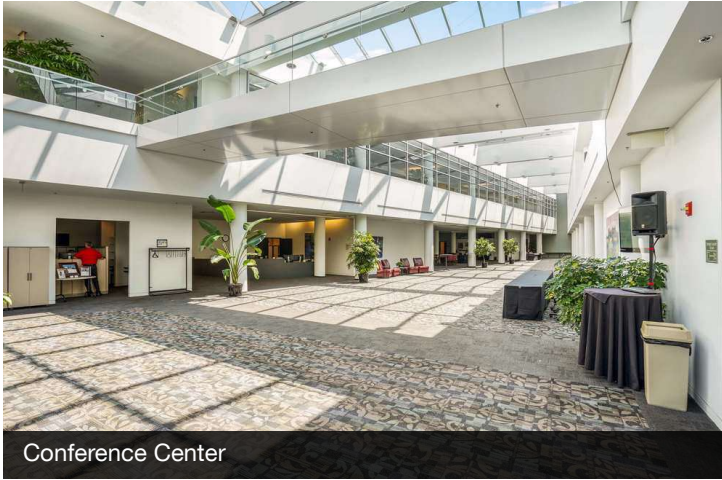
46,310 SF

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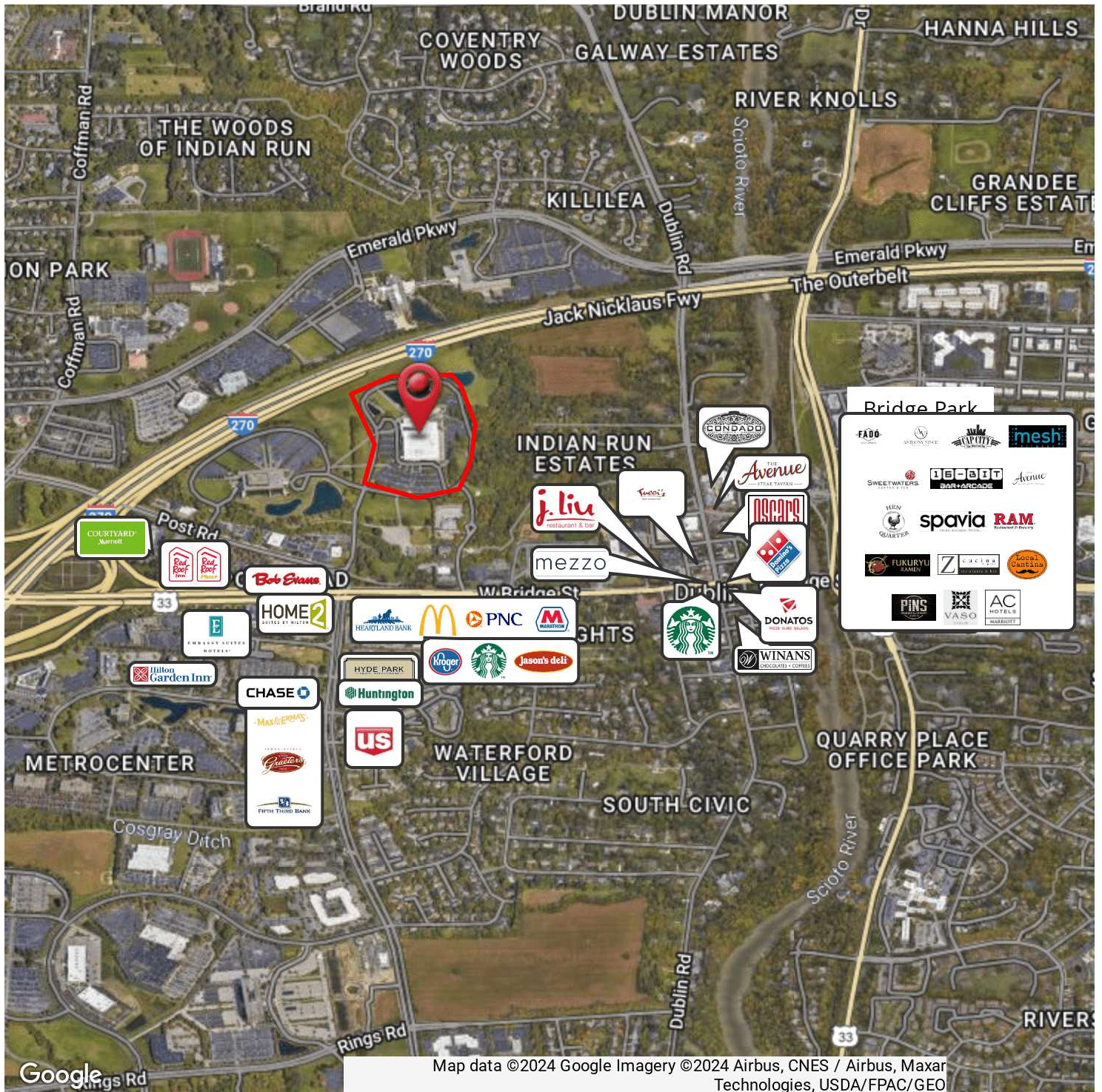


Monument Sign Pad Site Near I-270 for Full Building User

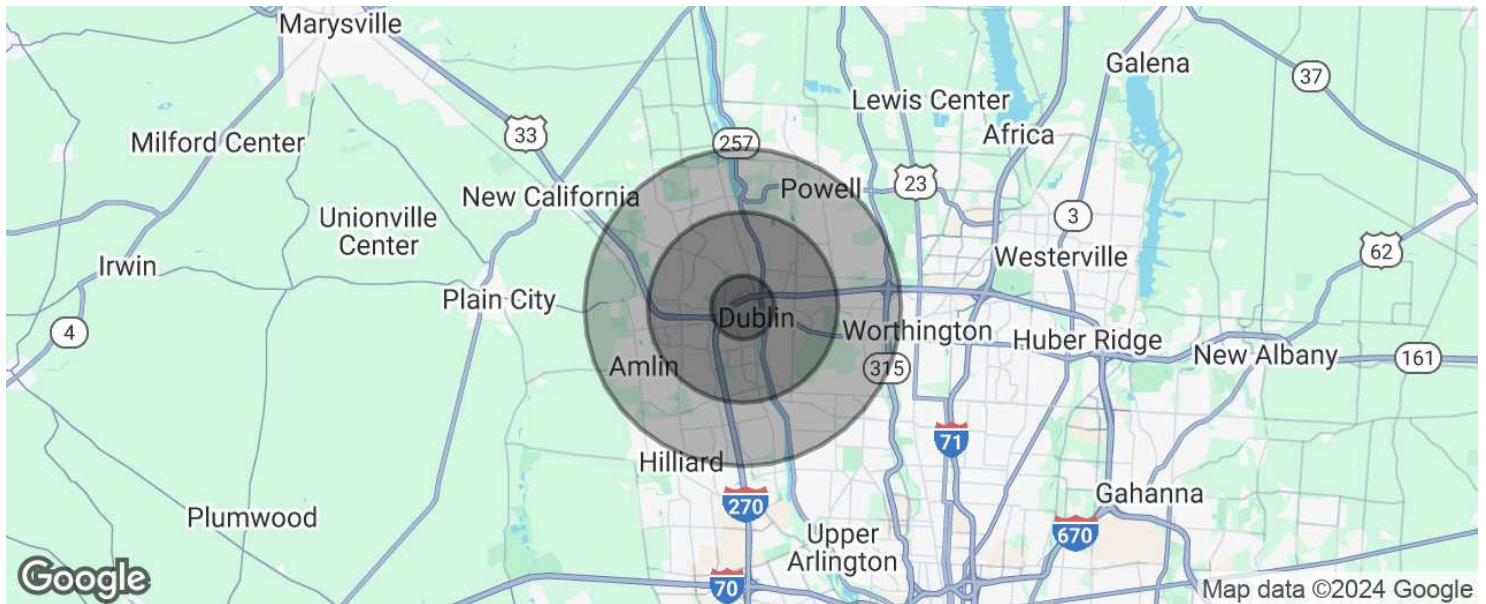


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### POPULATION

	1 MILE	3 MILES	5 MILES
Total population	6,387	66,568	166,754
Median age	35.9	35.0	35.6
Median age (Male)	35.1	34.2	34.9
Median age (Female)	36.2	35.7	36.4

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,698	26,952	67,157
# of persons per HH	2.4	2.5	2.5
Average HH income	\$101,293	\$99,655	\$101,165
Average house value	\$343,656	\$318,821	\$302,934

\* Demographic data derived from 2020 ACS - US Census