

FOR LEASE - Available 1,725 SF

7685 Corporate Blvd. Plain City, OH 43064

Contact Davis Gillie, Jacob Thomas for Details



Industrial / Warehouse Use

Property Summary

Located at 7685 Corporate Blvd in Plain City, Ohio, this 1,725 SF industrial/flex space offers an efficient layout featuring a private office, restroom, and a large warehouse area. Built in 2020, the property provides modern construction and a practical design well-suited for a variety of industrial, contractor, service, and storage users.

The warehouse is serviced by an overhead drive-in door, allowing for convenient loading, unloading, and equipment access. Dedicated on-site parking and a professional business park setting further enhance the property's appeal.

Situated in one of Central Ohio's fastest-growing commercial corridors, the property offers convenient access to the Columbus region, major transportation routes, and surrounding commercial development. This is an excellent opportunity for businesses seeking a clean, functional, and wellmaintained space in a growing market.

Lease Details

Available Space	1,725 SF
Lease Type	NNN
Lease Rate	\$14.50/SF
OPEX	\$3.60/SF
Year Built	2020
Zoning	Industrial



Front / Side Building View

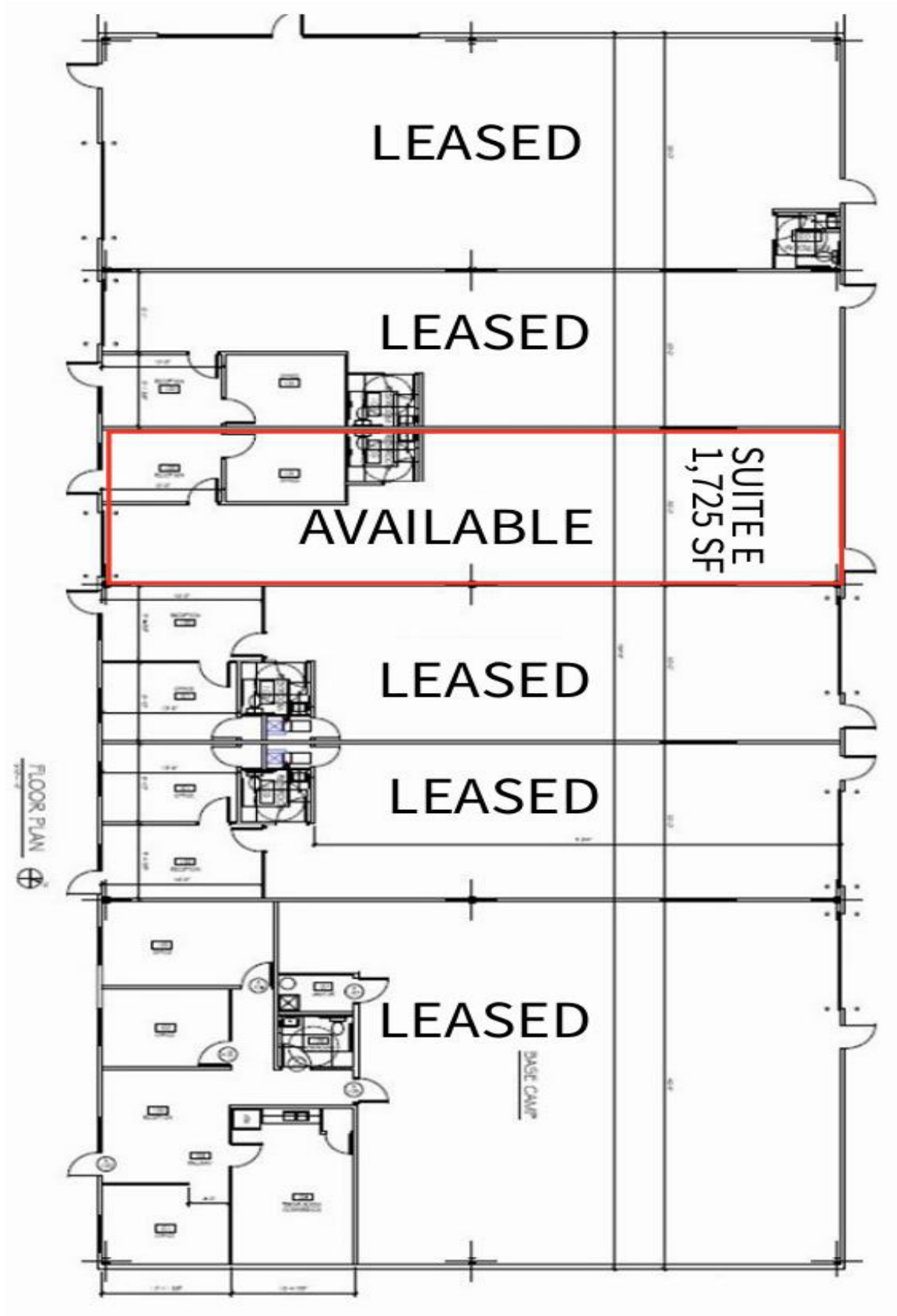
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Floor Plan



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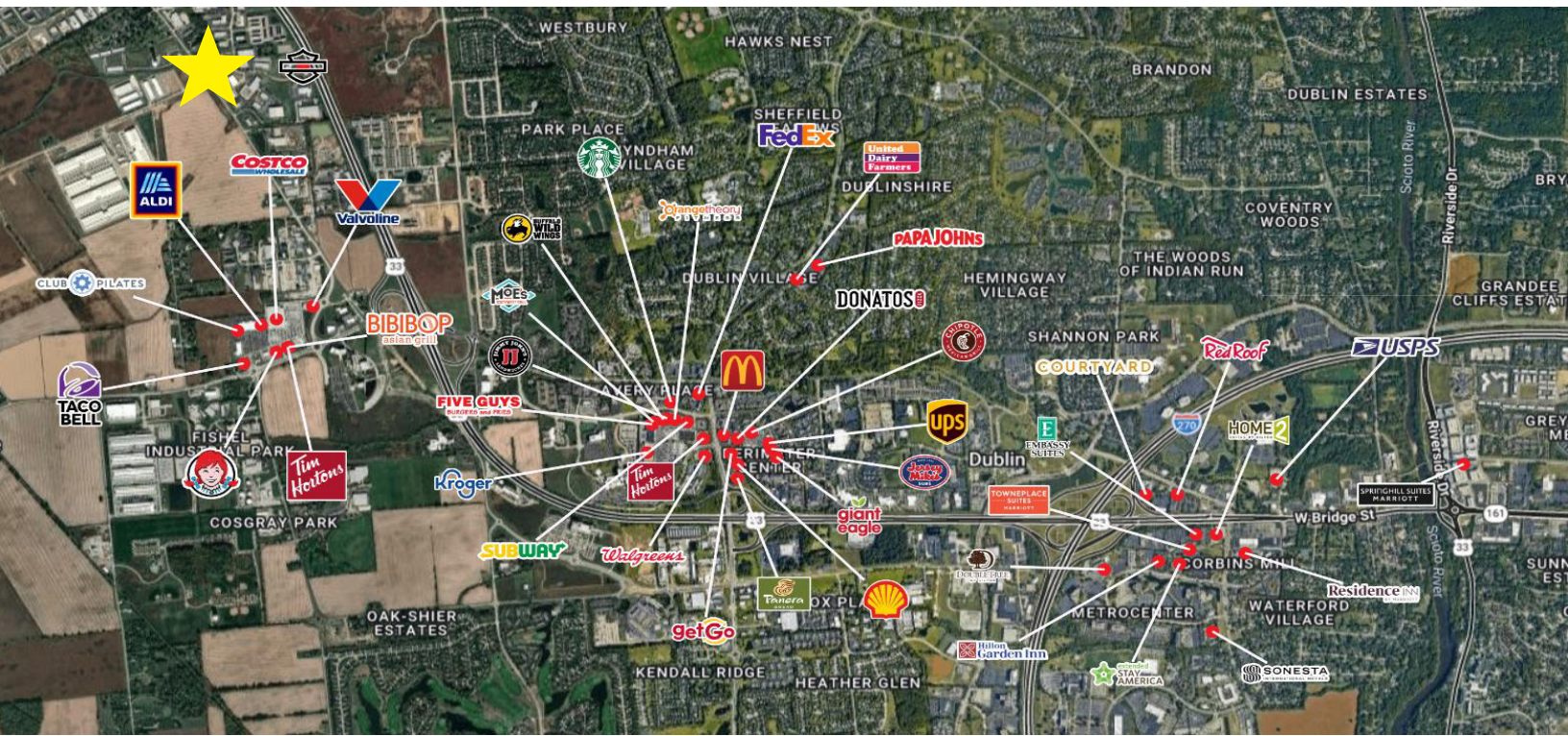
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Aerial / Location Overview



Plain City / Union County Industrial Corridor

Traffic Counts

Street / Intersection	VPD
Industrial Pkwy @ Corporate Blvd NW	10,416
Industrial Pkwy @ Corporate Blvd SE	7,296
Industrial Pkwy @ Daron Ct SE	10,494 10,518
Corporate Blvd @ Industrial Pkwy SW	1,590 2,847

Area Demographics

Radius / Metric	Total
1 Mile Population	1,825
3 Mile Population	28,994
1 Mile Median HH Income	\$209,184
3 Mile Median HH Income	\$171,058
1 Mile Daytime Employees	2,776
3 Mile Daytime Employees	16,554

Equity Broker Contact



Commercial Real Estate Solutions®

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