

5.00 - 15.03 AC
+/-16,000 SF over 3
buildings



Site improvements underway!

760 STELZER ROAD

COLUMBUS, OH

FOR SALE/LEASE

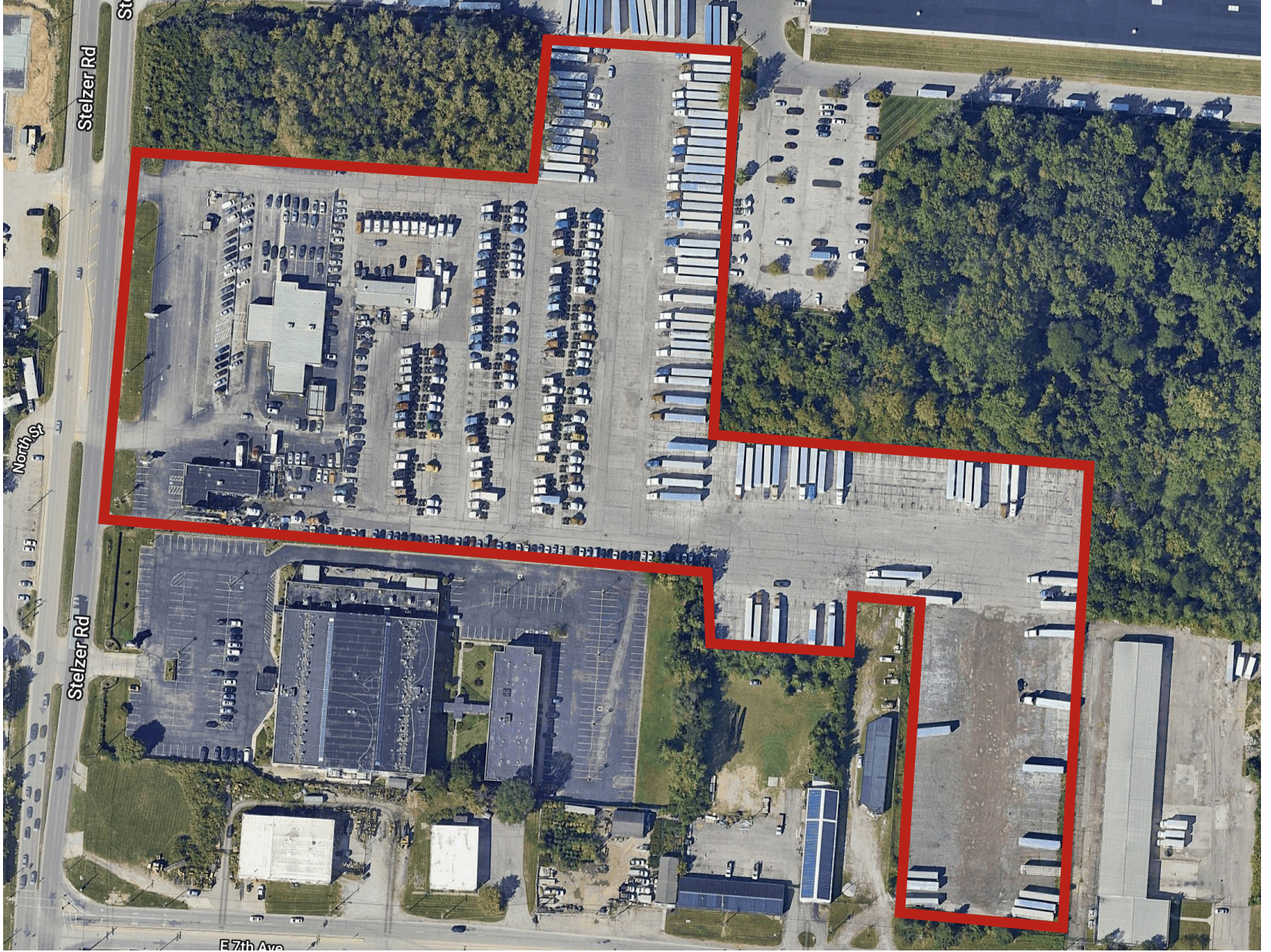


PROPERTY **HIGHLIGHTS**

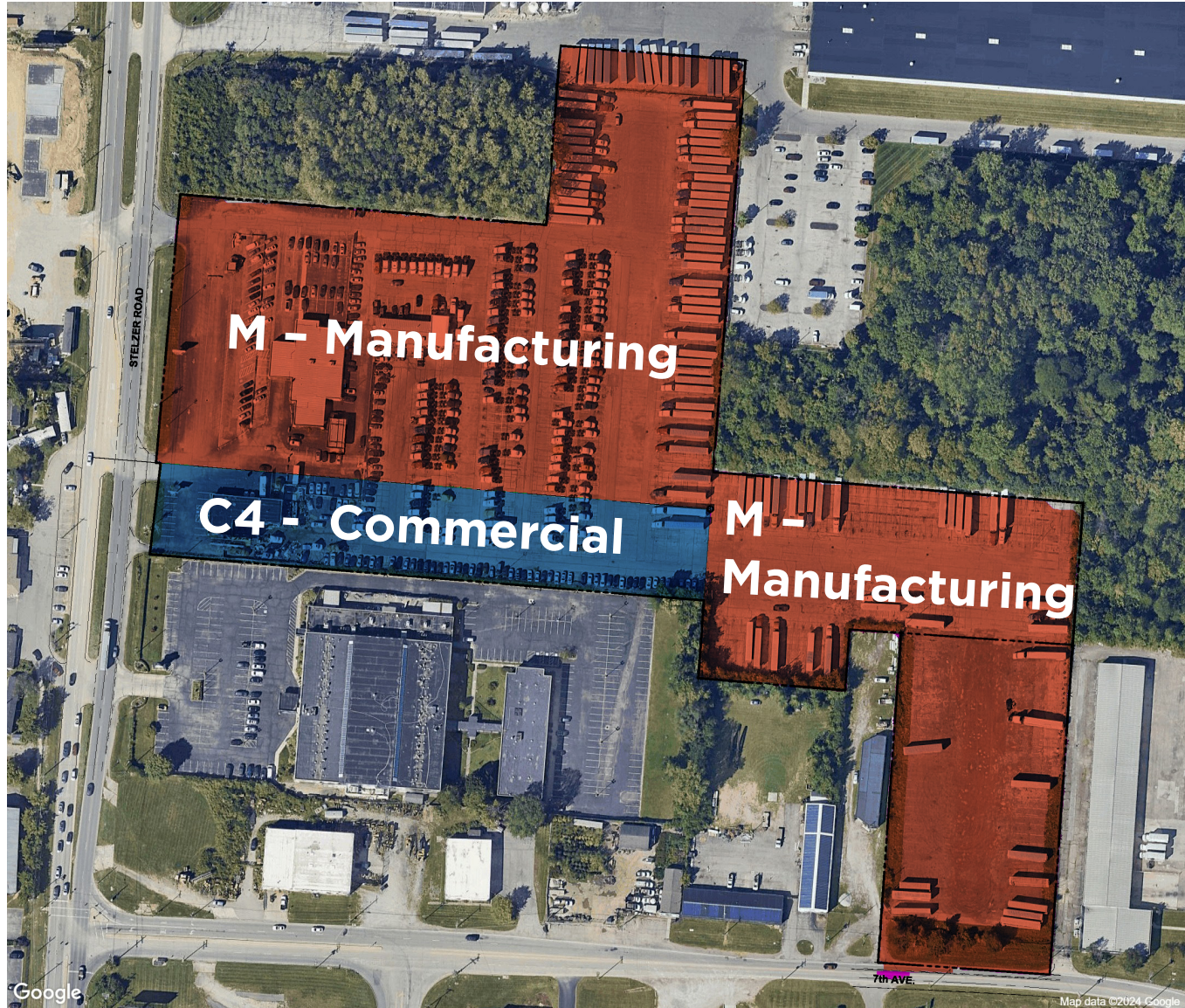
- **Lease rate and sale price are negotiable**
- Total site size: 15.03 Acres
- Three (3) buildings on site:
 - +/- 12,000 SF Office/Maintenance facility with two (2) car pull through bays and one (1) truck pull through bays
 - Car drive through doors expandable
 - +/- 4,000 SF Office / maintenance building
- Current zoning is M – Manufacturing and C4 Commercial
- RE Taxes: \$63,175.62
- Divisible to 5.00 acres
- Multiple points of entry
- Site is fully paved, fenced, and lit

Located in a strong infill Airport East submarket with quick access to I-670 and I-270 perfect for truck maintenance, trailer parking, industrial outdoor storage, utility and building material storage, truck terminal ect

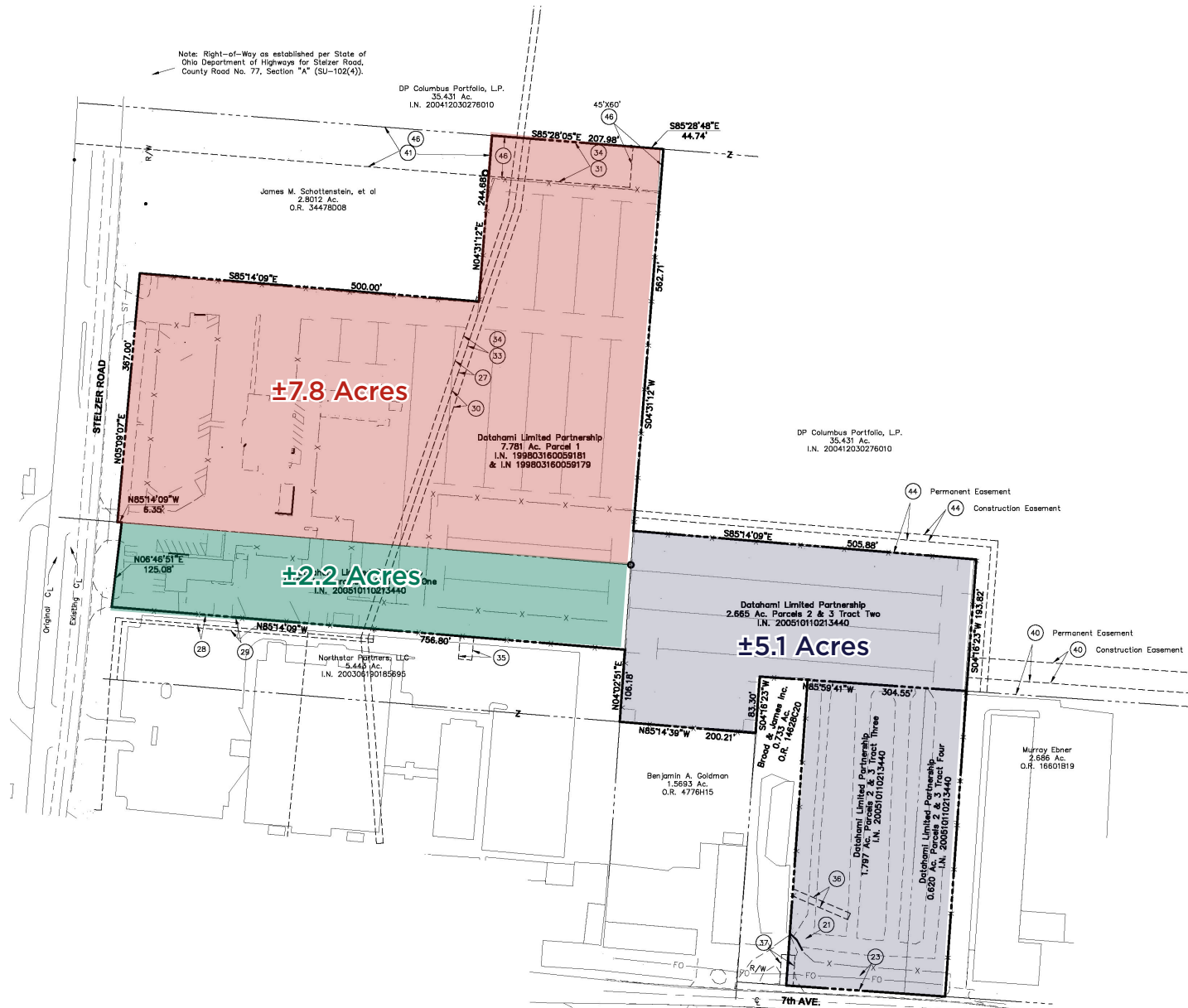
SITE OUTLINE



SITE ZONING



SITE BREAKDOWN



PROPERTY HIGHLIGHTS



LOCATION OVERVIEW

1.5 MILES

I-670

2.8 MILES

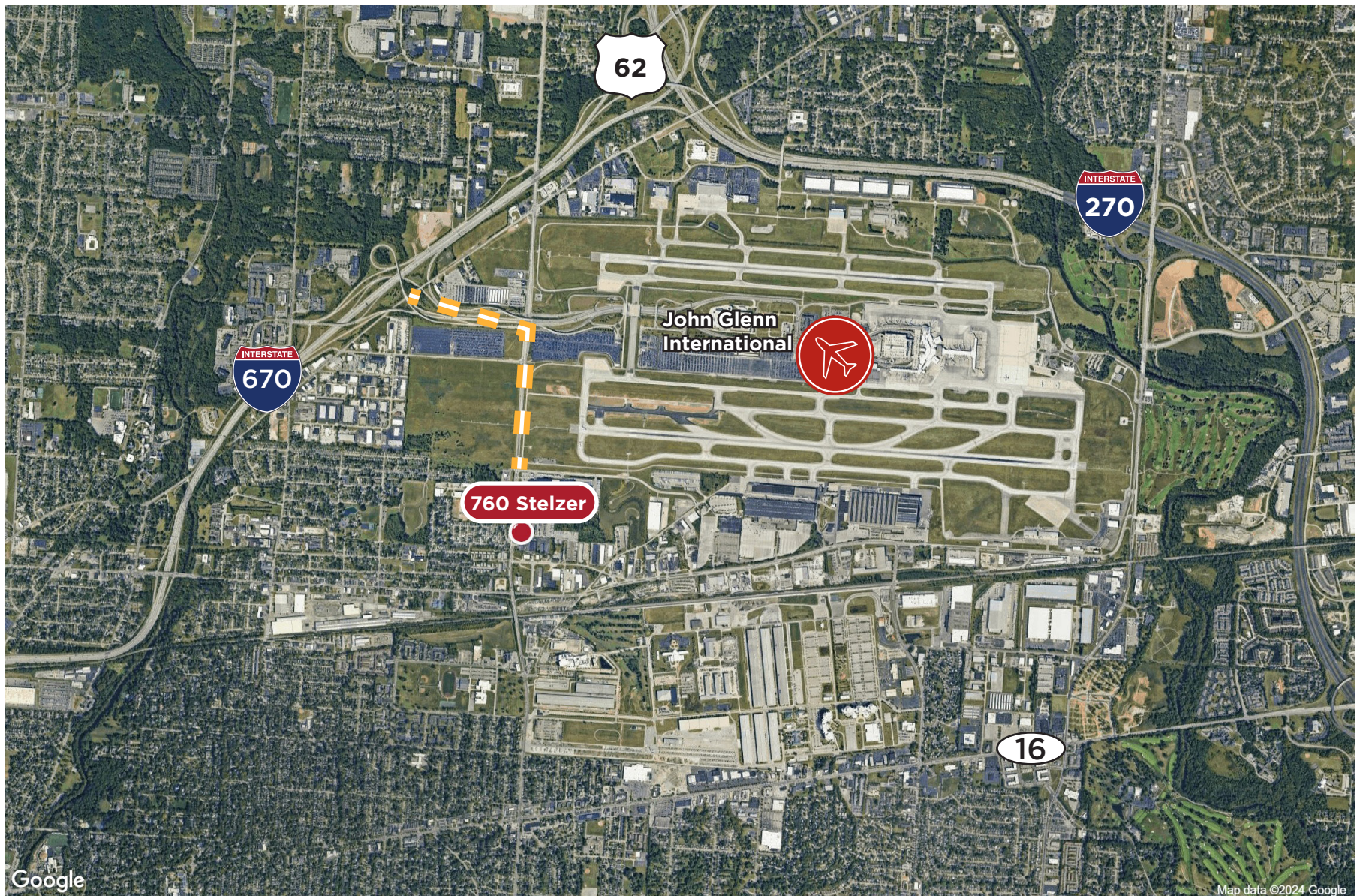
I-270

5.9 MILES

I-70

7.3 MILES

DOWNTOWN
COLUMBUS



TRANSPORTATION TO THE USA

Located in the heart of the Midwest, the Columbus Region provides easy access to major national and global markets. The Region's transportation infrastructure allows the cost-effective delivery of products and services anywhere at any time.

Central Ohio is located within a 10-hour drive of nearly half the population of the U.S. and one-third the population of Canada.

Crossed by eight major interstate highways, the Columbus Region has easy southbound access through the Mid-Atlantic states to the Southeast. The Region's east-west corridors traverse the country from coast to coast and into the Rockies.

