

WOODSIDE RETAIL CENTER

RETAIL FOR LEASE

1021-1023 COLUMBUS AVENUE, MARYSVILLE, OHIO 43040



Conceptual image—not final approved design



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PROPERTY HIGHLIGHTS

WOODSIDE RETAIL CENTER

RETAIL FOR LEASE

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- Two buildings of +/- 10,115 SF each
- +/- 0.72 acre outparcel available for ground lease at \$70,000 per year
- Woodside Commerce District is a 100+ acre fully integrated, mixed-use community
- Over 1,200 new residential units just off Columbus Avenue (Industrial Parkway)
- Across from Colemans Crossing and near downtown Marysville
- New retail space for lease at \$40.00 NNN psf + \$8.00 est. op. exp.



MARYSVILLE AERIAL

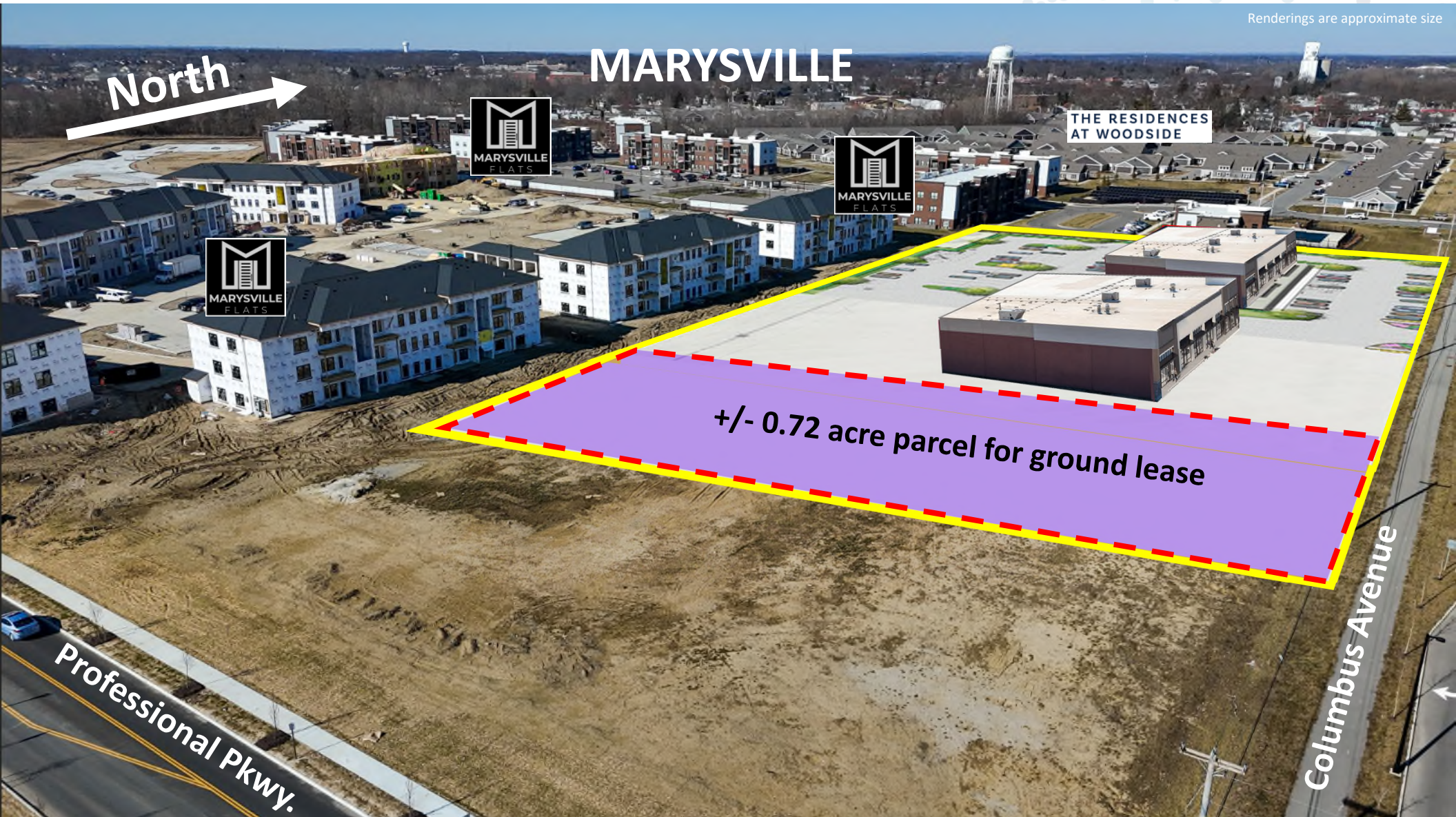


PARCEL AERIAL

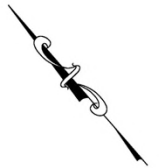
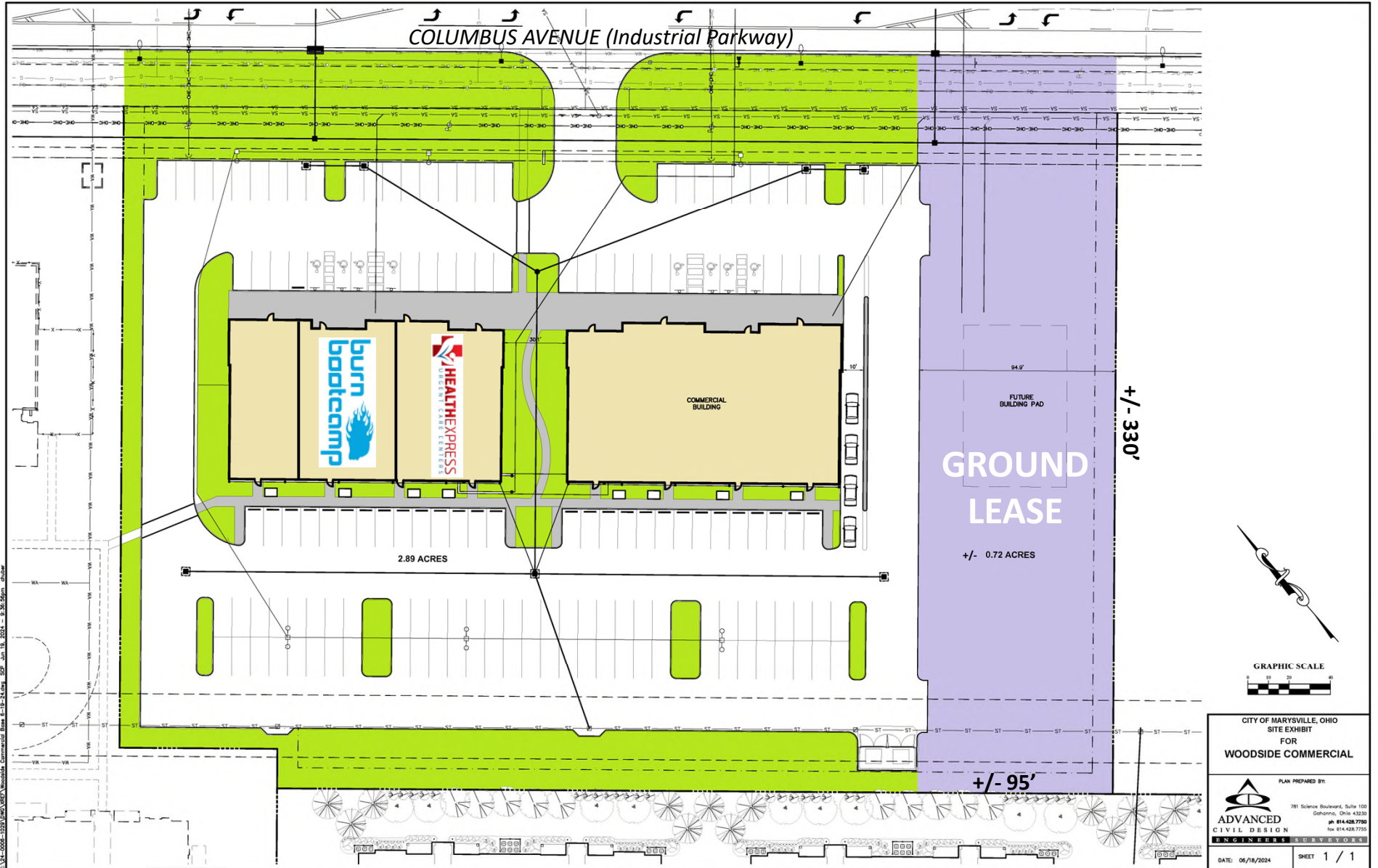


OBLIQUE AERIAL

Renderings are approximate size



SITE PLAN



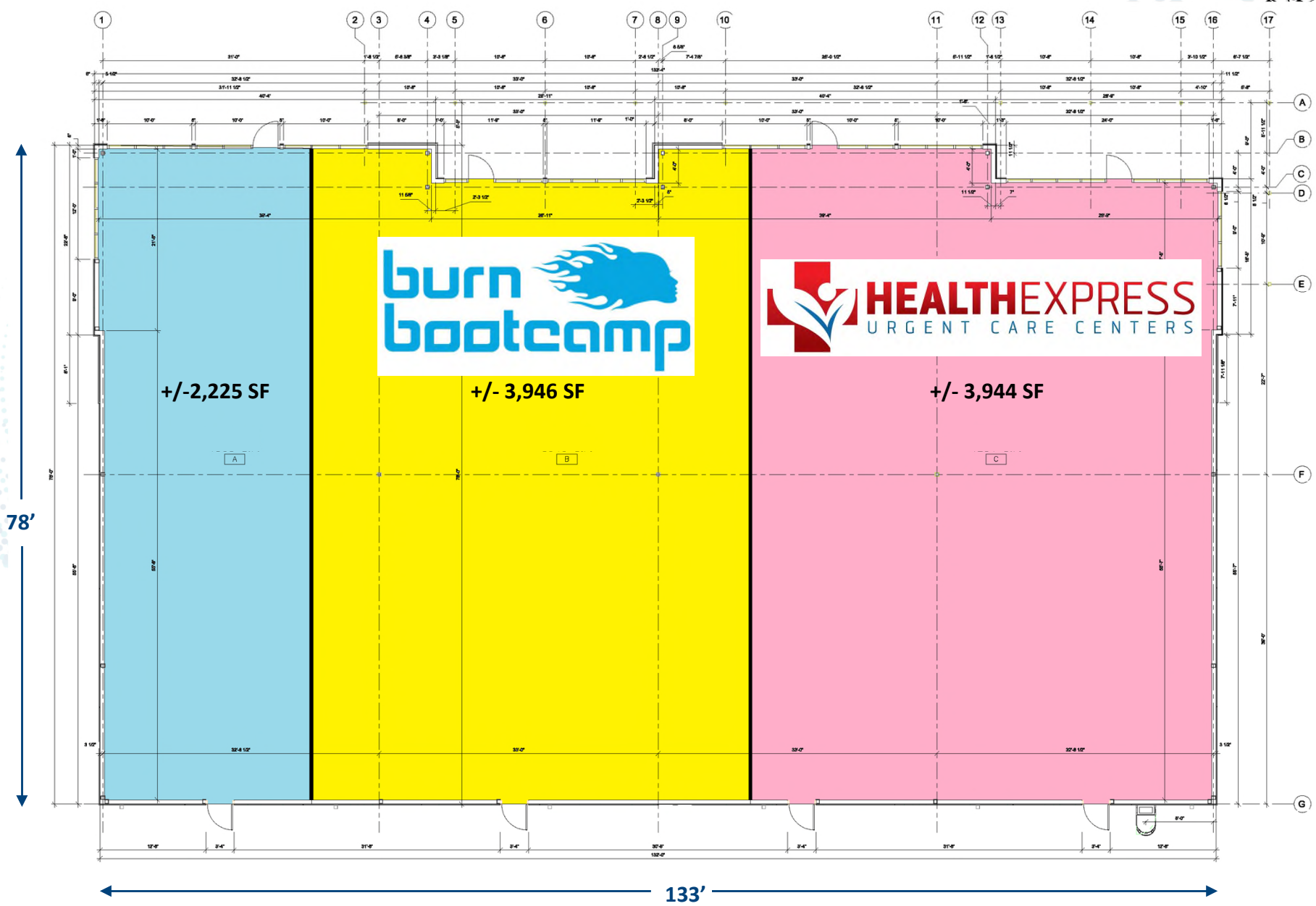
CITY OF MARYSVILLE, OHIO
SITE EXHIBIT
FOR
WOODSIDE COMMERCIAL

PLAN PREPARED BY:

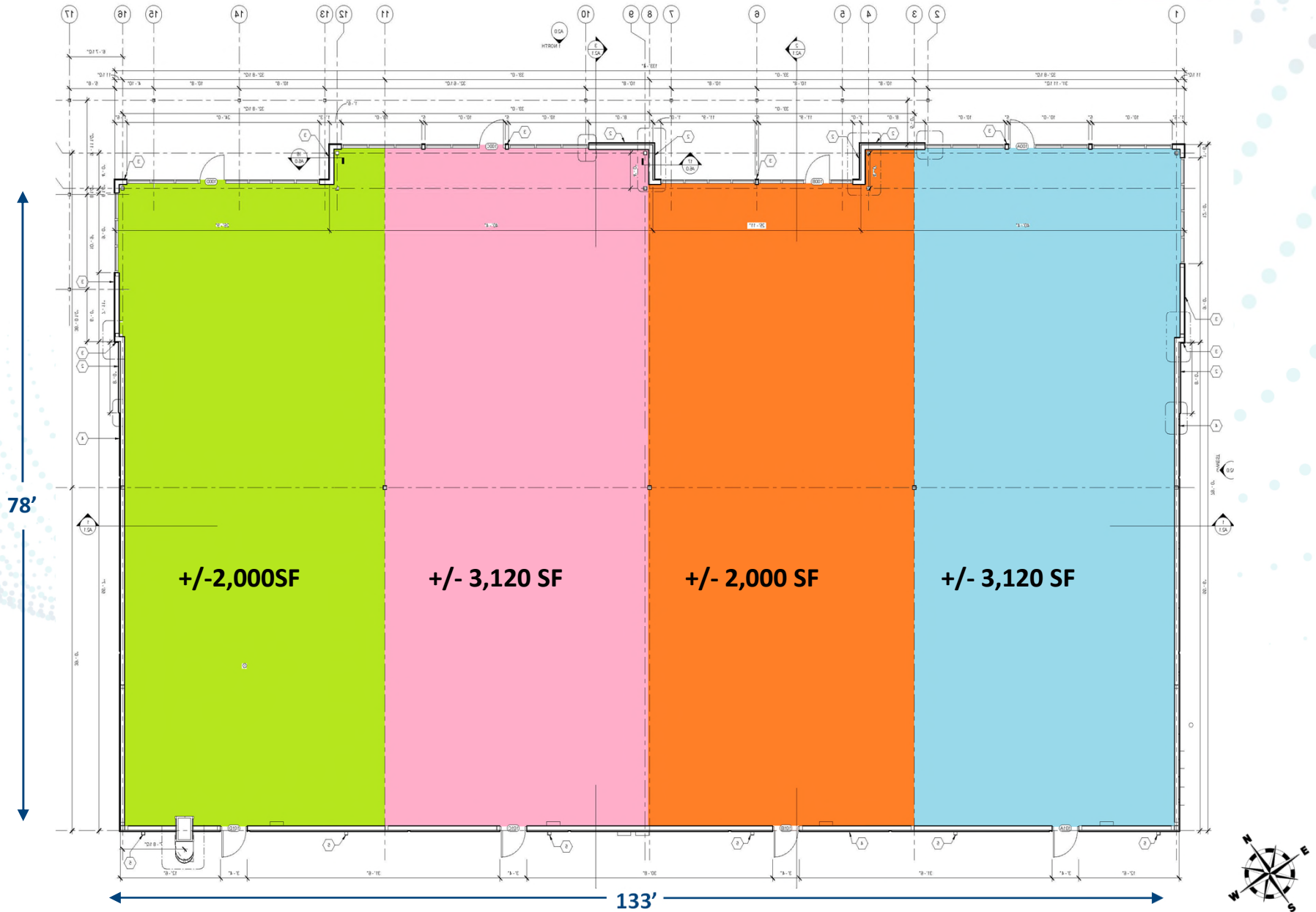
781 Science Boulevard, Suite 1100
Columbus, Ohio 43235
ph 614.428.7750
fax 614.428.7755

DATE: 06/18/2024 SHEET 1 / 1

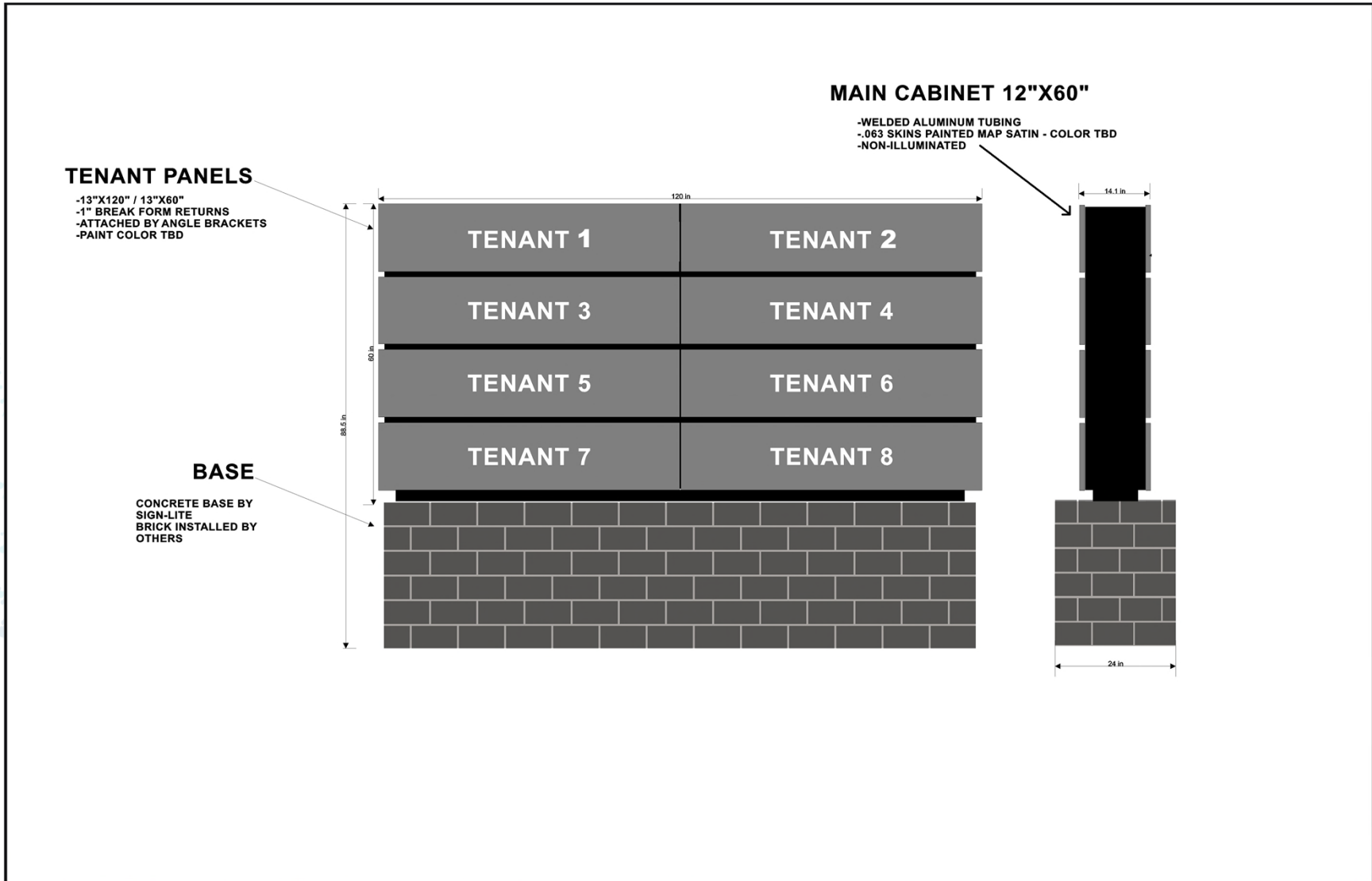
SPACE PLAN: BUILDING ONE



SPACE PLAN: BUILDING TWO



MONUMENT SIGNAGE



Sign-Lite
 MANUFACTURER • INSTALL • MAINTENANCE
 937.910.5981 SignLiteSales.com

CLIENT: Equity Real Estate - Sarah Freiheit
 SITE LOCATION: Columbus Ave , Marysville, OH
 APPROVAL: _____
 DATE: 9/4/2024

Job Notes:

9/4/24-
 PUD development
 QUOTE DRAWING - SIZING IS APPROXIMATE

FABRICATION AND INSTALLATION PER SPECIFICATION.
 INSTALL IN ACCORDANCE WITH THE NEC. ALL SIGNAGE
 EQUIP WITH DISCONNECT SWITCHES.

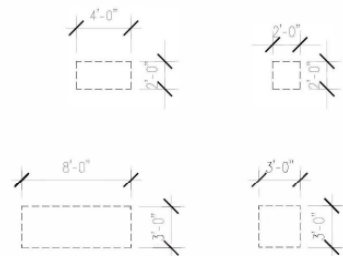


equity | brokerage

www.equity.net

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ELEVATIONS

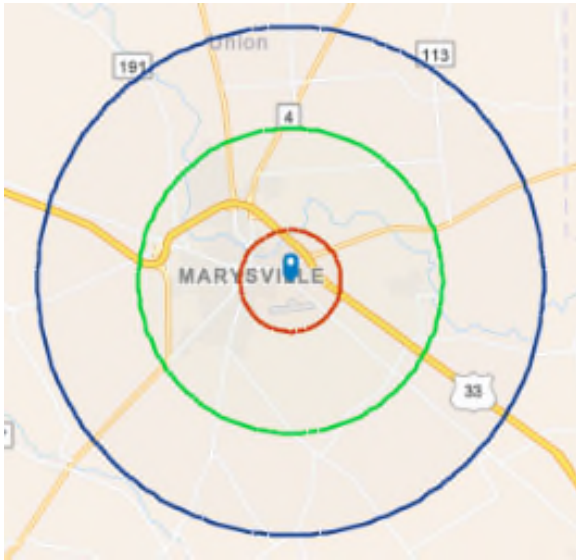


SIGNAGE MAXIMUM DIMENSIONS



EXHIBIT E-3

1-MILE RADIUS DEMOS



KEY FACTS

3,332
Population

2.3
Average
Household Size

37.2
Median Age

\$67,082
Median Household Income

BUSINESS

476

Total Businesses

6.250

Total Employees

EDUCATION

10%

No High School
Diploma

40%

High School
Graduate

27%

Some
College

23%

Bachelor's/Grad/Prof
Degree

INCOME



\$39,181
Per Capita
Income



\$67,082
Median
Household
Income



\$94,618
Average
Household
Income

EMPLOYMENT

50.5
White
Collar %

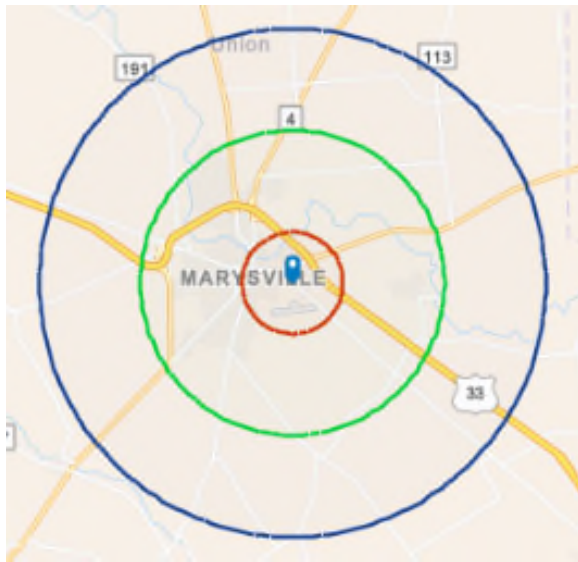
34.9
Blue
Collar %

14.6
Services
%

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3-MILE RADIUS DEMOS



KEY FACTS

27,138
Population

2.5
Average
Household Size

35.9
Median Age

\$84,882
Median Household Income

BUSINESS

868

Total Businesses

12,109

Total Employees

EDUCATION

7%

No High School
Diploma

36%

High School
Graduate

28%

Some
College

30%

Bachelor's/Grad/Prof
Degree

INCOME



\$39,848
Per Capita
Income



\$84,882
Median
Household
Income



\$110,113
Average
Household
Income

EMPLOYMENT

64.4
White
Collar %

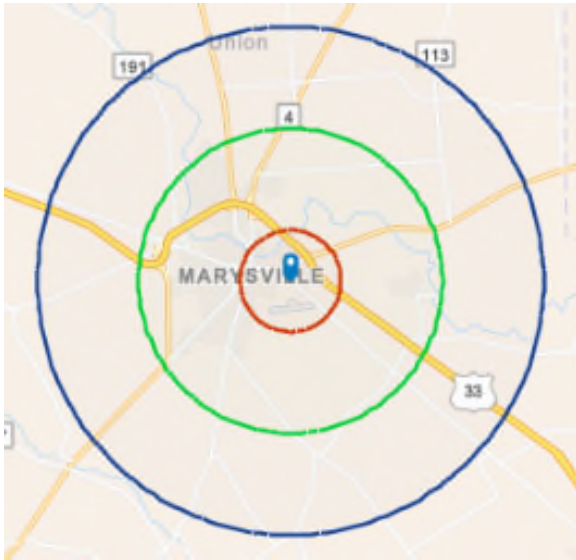
25.6
Blue
Collar %

10.0
Services
%

equity | brokerage

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5-MILE RADIUS DEMOS



KEY FACTS

32,442
Population



Average
Household Size



Median Age

\$89,609

Median Household Income

BUSINESS



Total Businesses

947



Total Employees

13,144

EDUCATION



6%

No High School
Diploma



35%

High School
Graduate



28%

Some
College



32%

Bachelor's/Grad/Prof
Degree

INCOME



\$41,420

Per Capita
Income



\$89,609

Median
Household
Income



\$115,852

Average
Household
Income

EMPLOYMENT



65.8

White
Collar %



24.2

Blue
Collar %



10.0

Services
%

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