

GROVE CITY

RETAIL REDEVELOPMENT FOR LEASE

1947 STRINGTOWN ROAD, GROVE CITY, OHIO 43123



MATT COOPER SENIOR VICE PRESIDENT

MOBILE 614.403.4732 | DIRECT 614.334.7831
MCOOPER@EQUITY.NET



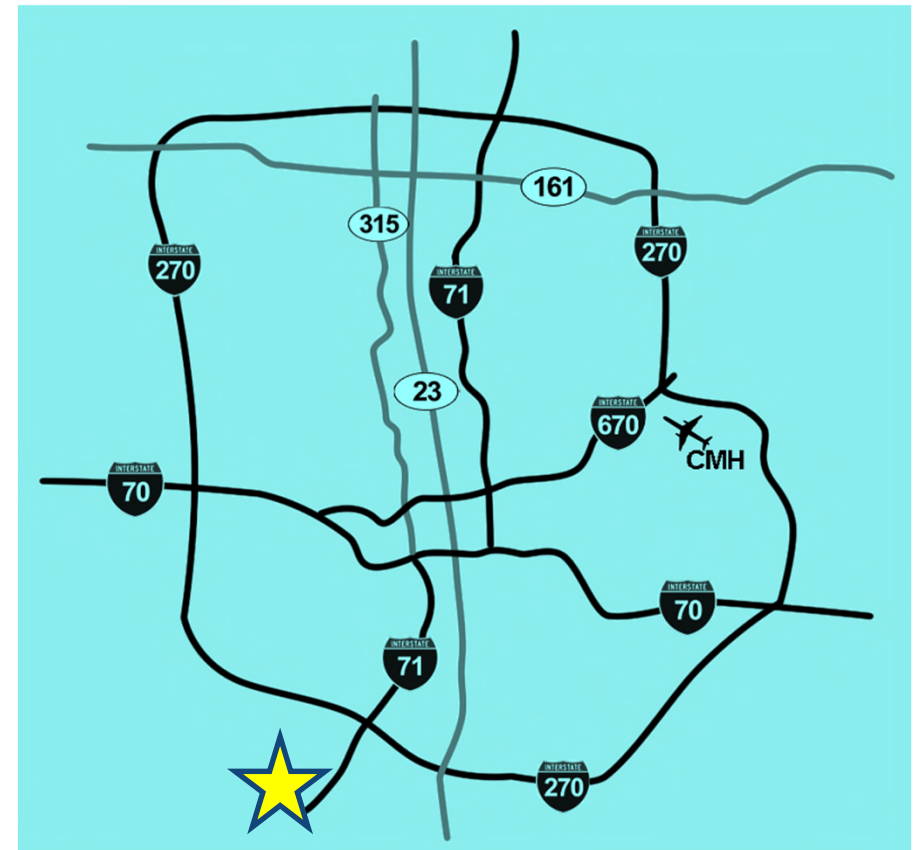
The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as is". The submission may be modified or withdrawn at any time by the property owner.

PROPERTY HIGHLIGHTS

- Redeveloped +/- 10,800 SF multi-tenant retail opportunity
- Available space divisible to 1,600 SF
- Signalized intersection with high traffic counts (32,612 VPD)
- Easy access to I-71
- 111 parking spaces (10.3 per 1,000 SF)
- High visibility location
- Drive-thru and patio opportunities

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SITE PLAN



SUITE 100
~3,120 USF

SUITE 200
~2,495 USF

SUITE 300
~4,130 USF

COVERED PATIO
~680 USF

COVERED PATIO
~680 USF

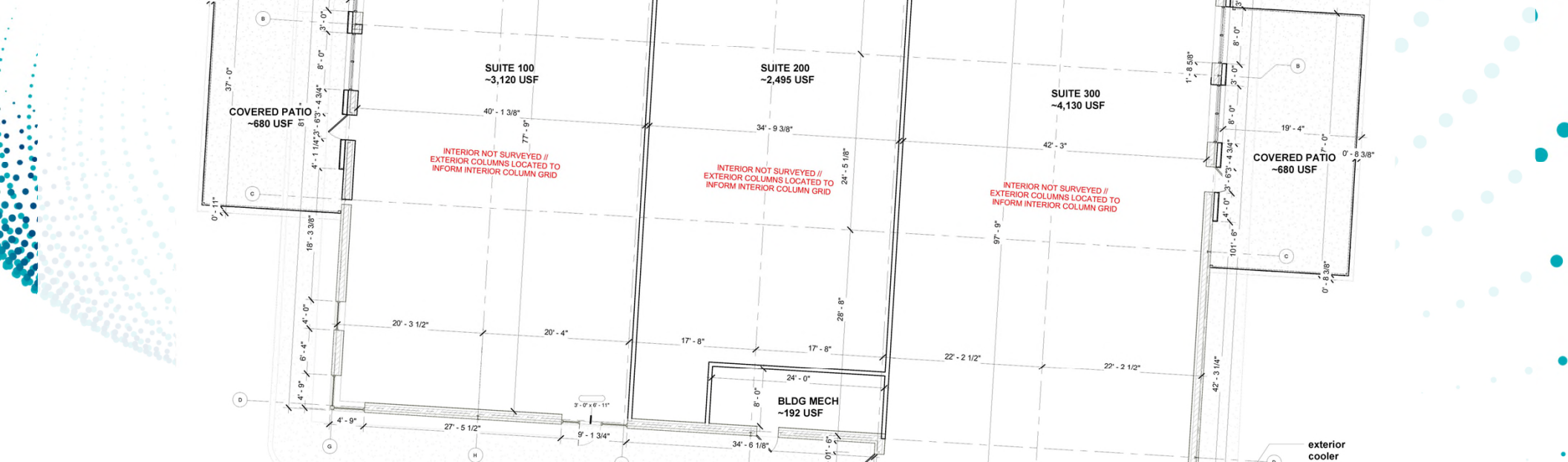
BLDG MECH
~192 USF

INTERIOR NOT SURVEYED // EXTERIOR COLUMNS LOCATED TO INFORM INTERIOR COLUMN GRID

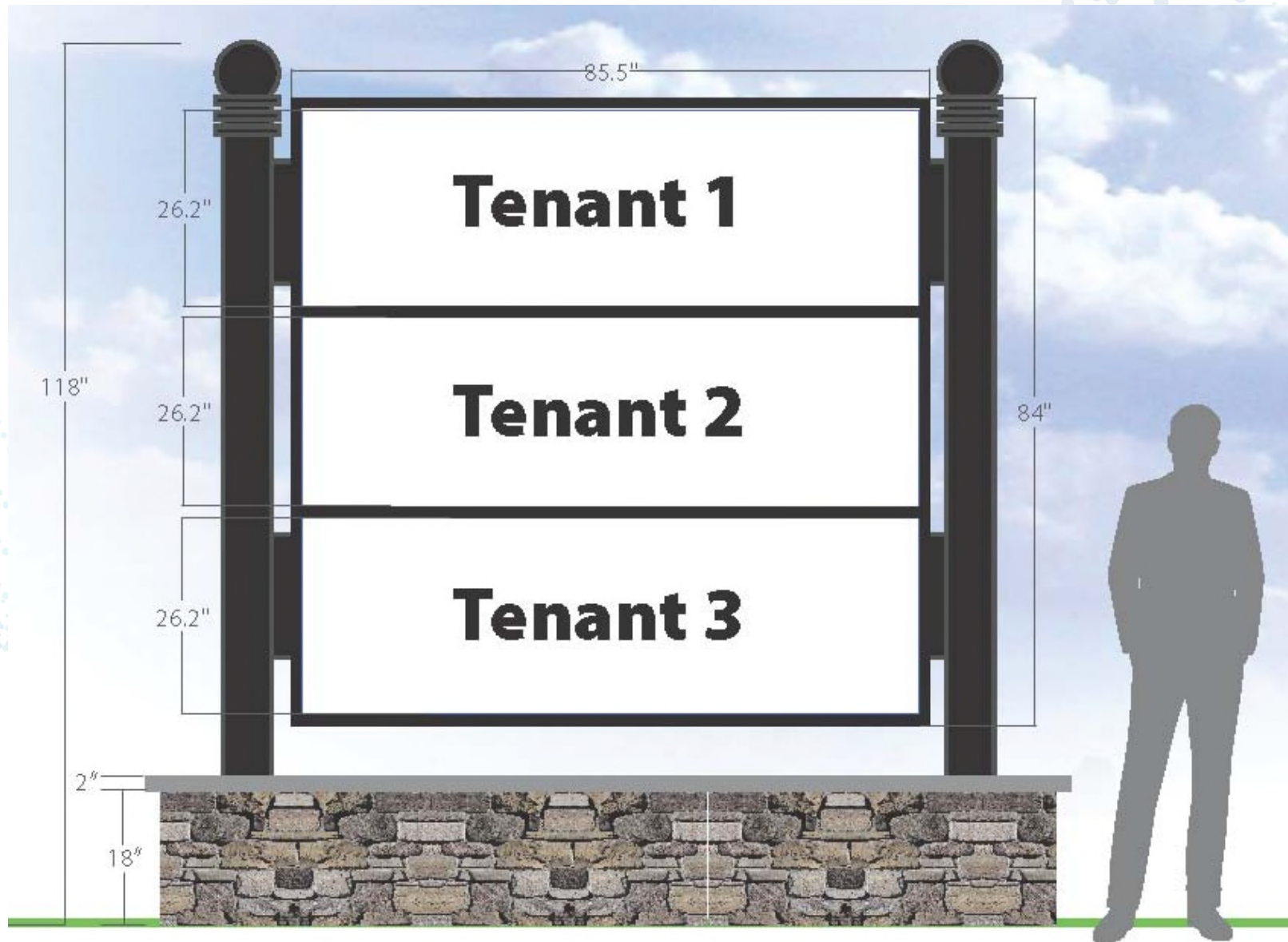
INTERIOR NOT SURVEYED // EXTERIOR COLUMNS LOCATED TO INFORM INTERIOR COLUMN GRID

INTERIOR NOT SURVEYED // EXTERIOR COLUMNS LOCATED TO INFORM INTERIOR COLUMN GRID

exterior cooler



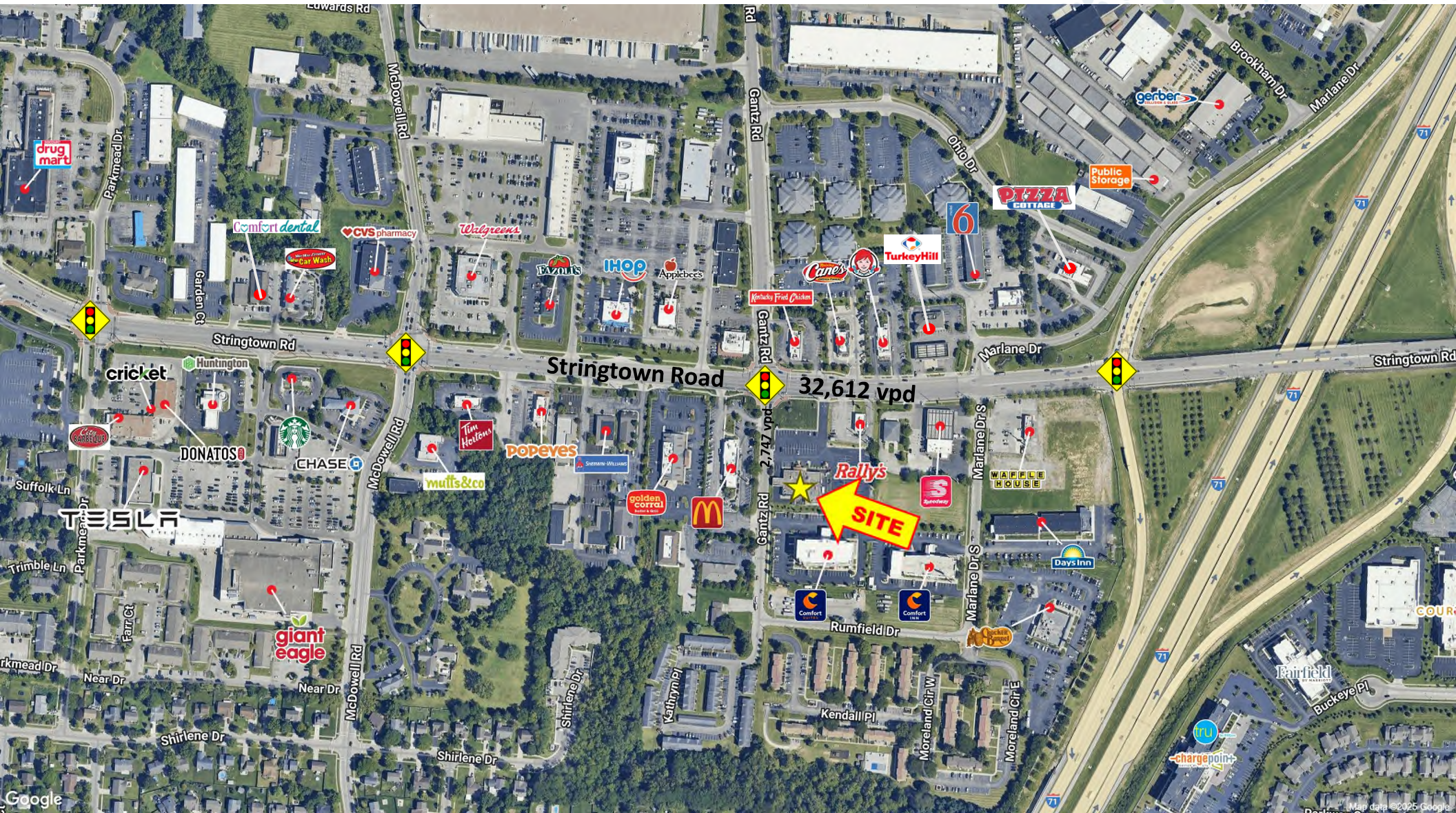
MONUMENT SIGN



LOW AERIAL



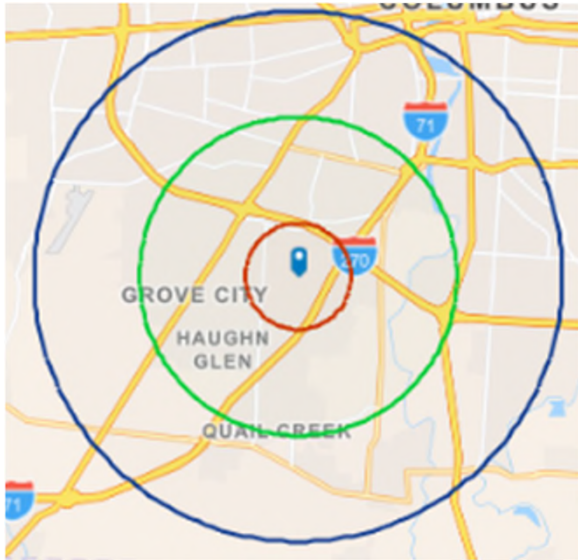
MEDIUM AERIAL



HIGH AERIAL



1-MILE RADIUS DEMOS



KEY FACTS

6,971
Population

2.2
Average
Household Size

43.7
Median Age

\$69,314
Median Household Income

BUSINESS

521

Total Businesses

9,537

Total Employees

EDUCATION

8%

No High School
Diploma

37%

High School
Graduate

27%

Some
College

28%

Bachelor's/Grad/Prof
Degree

INCOME



\$40,956
Per Capita
Income



\$69,314
Median
Household
Income



\$92,579
Average
Household
Income

EMPLOYMENT



56.6
White
Collar %



25.8
Blue
Collar %

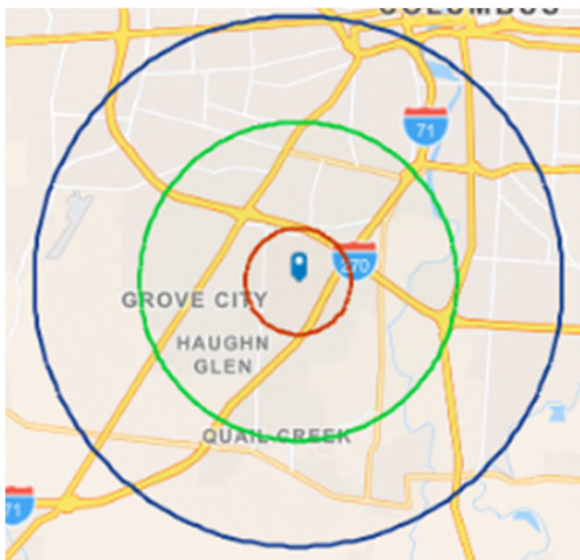


17.5
Services
%

equity | brokerage

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3-MILE RADIUS DEMOS



equity | brokerage

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KEY FACTS

60,142

Population



Average
Household Size



Median Age

\$78,428

Median Household Income

BUSINESS



1,688

Total Businesses



30,519

Total Employees

EDUCATION



8%

No High School
Diploma



35%

High School
Graduate



29%

Some
College



28%

Bachelor's/Grad/Prof
Degree

INCOME



\$38,709

Per Capita
Income



\$78,428

Median
Household
Income



\$100,540

Average
Household
Income

EMPLOYMENT



60.5

White
Collar %



22.2

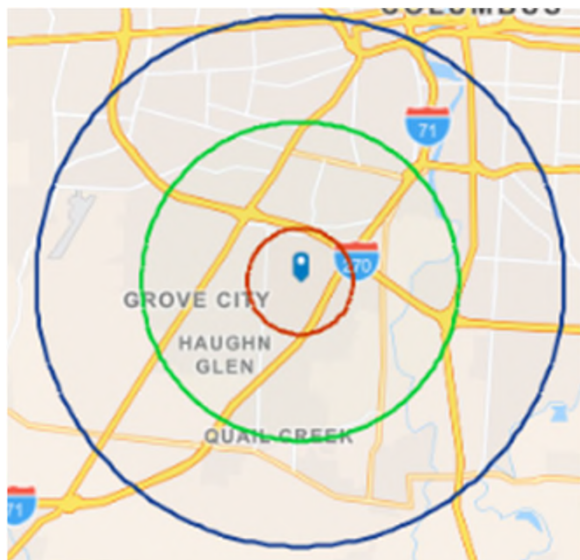
Blue
Collar %



17.2

Services
%

5-MILE RADIUS DEMOS



KEY FACTS

164,503

Population



2.6

Average
Household Size



37.8

Median Age

\$63,327

Median Household Income

BUSINESS



3,678

Total Businesses



58,433

Total Employees

EDUCATION



12%

No High School
Diploma



38%

High School
Graduate



27%

Some
College



23%

Bachelor's/Grad/Prof
Degree

INCOME



\$32,470

Per Capita
Income



\$63,327

Median
Household
Income



\$84,517

Average
Household
Income

EMPLOYMENT



56.0

White
Collar %



26.2

Blue
Collar %



17.8

Services
%

equity | brokerage

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