




For lease

6209 Riverside Drive, Dublin, Ohio 43017

 **JLL** SEE A BRIGHTER WAY

Offering

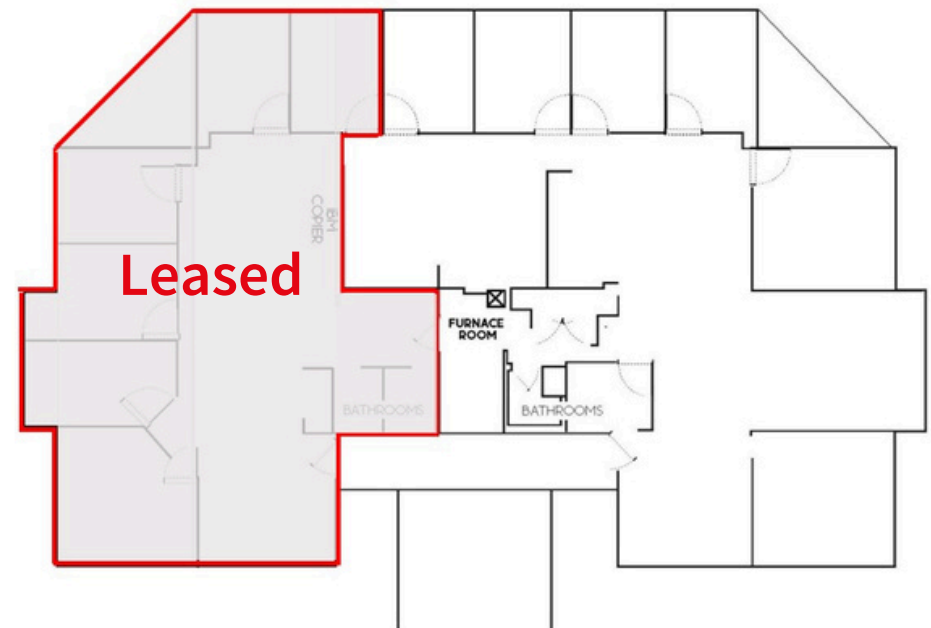
Two story, multi-tenant office building with first floor suite consisting of 2,167 SF available for lease. Building backs to the Scioto River and wooded area with walking paths to Bridge Park

- Building SF: 7,490 SF
- Available SF: 2,167 SF
- Rental Rate: \$ 20.00/SF MG



Details

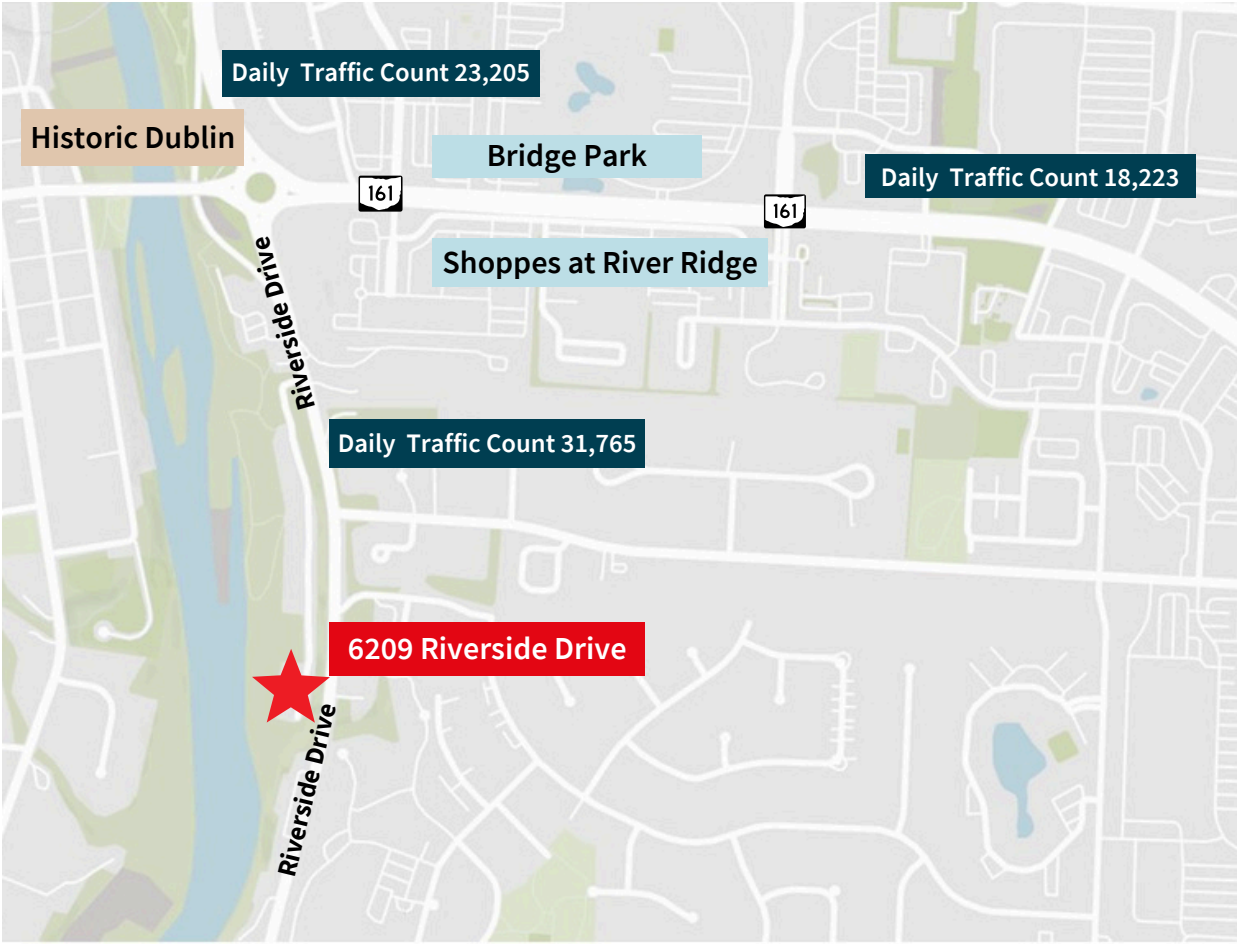
- High-end finishes
- New flooring
- New cabinetry
- Hard surface countertops
- 1 deck overlooking the Scioto River
- Conference room
- 5 offices
- 2 restrooms
- Kitchenette



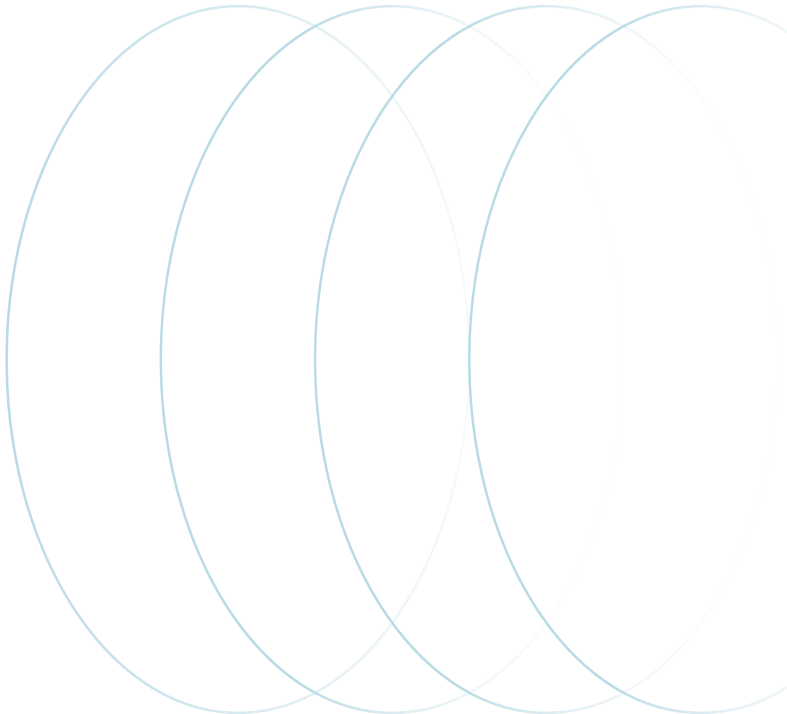
Property Overview



Aerial Overview



	1 mile	3 miles	5 miles
Estimated population	12,031	93,994	223,841
Estimated households	5,358	40,537	92,876
Est. Average HH income	\$127,902	\$128,065	\$149,004



Area Amentity Overview



Historic Dublin & Bridge Park

Property located off Riverside Drive, nestled on the banks of the Scioto River, surrounded by lush green space and steps from the Kiwanis Riverway Park with great access to the Scioto River. Located less than .50 miles from historic Dublin and Bridge Park. Stroll the walkable, mixed-use communities with quaint shops, unique dining, entertainment, health and wellness.

Restaurants & Entertainment

16-Bit Bar + Arcade
Cap City Fine Diner
Condado
Fado Pub & Kitchen
Frank & Carl's
Fukuryu Ramen
Kitchen Social
Local Cantina
North Market Bridge Park
No Soliciting

Pins Mechanical Co.
SandboxVR
Sweetwaters Coffee & Tea
The Avenue Steak Tavern
The Pearl
The Roosevelt Room
The Getaway Brewing Co.
Urban Meyer's Pint House
VASO Rooftop Lounge
Z Cucina

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