



REYNOLDSBURG CENTER

6962-7106 E Main St, Reynoldsburg, OH 43068

LEASE



LEASE RATE	NEGOTIABLE
OFFERING SUMMARY	
Available SF:	800 - 39,292 SF
Lease Rate:	Negotiable
Lot Size:	12.77 Acres
Year Built:	1960
Building Size:	132,643 SF
Renovated:	2009
Zoning:	CC - Community Commerce District
Market:	Columbus, Ohio
Submarket:	Reynoldsburg

LOCATION OVERVIEW

Reynoldsburg is located 12 miles east of Columbus and is accessible from I-70. Reynoldsburg is a city committed to economic development. The City invested over \$10 million dollars in streetscape improvements that were completed along E. Main St. in 2006. Since the completion of the streetscape project, there have been over \$7 million in new commercial investment along E. Main St. The City of Reynoldsburg continues to be an attractive and prosperous place for new businesses and residents alike.

PROPERTY HIGHLIGHTS

- Former Kroger box 40,000± SF
- Smaller in-line suites available
- Outparcel opportunities
- Signalized entrance on both ends of the center
- Full curb cuts with right and left turn in and out
- Monument and building signage available
- Located in close proximity to the City of Reynoldsburg municipal offices and several recreation areas.

PROPERTY WEBSITE

bit.ly/ReynoldsburgCenter

CBC-ASPIRE.COM

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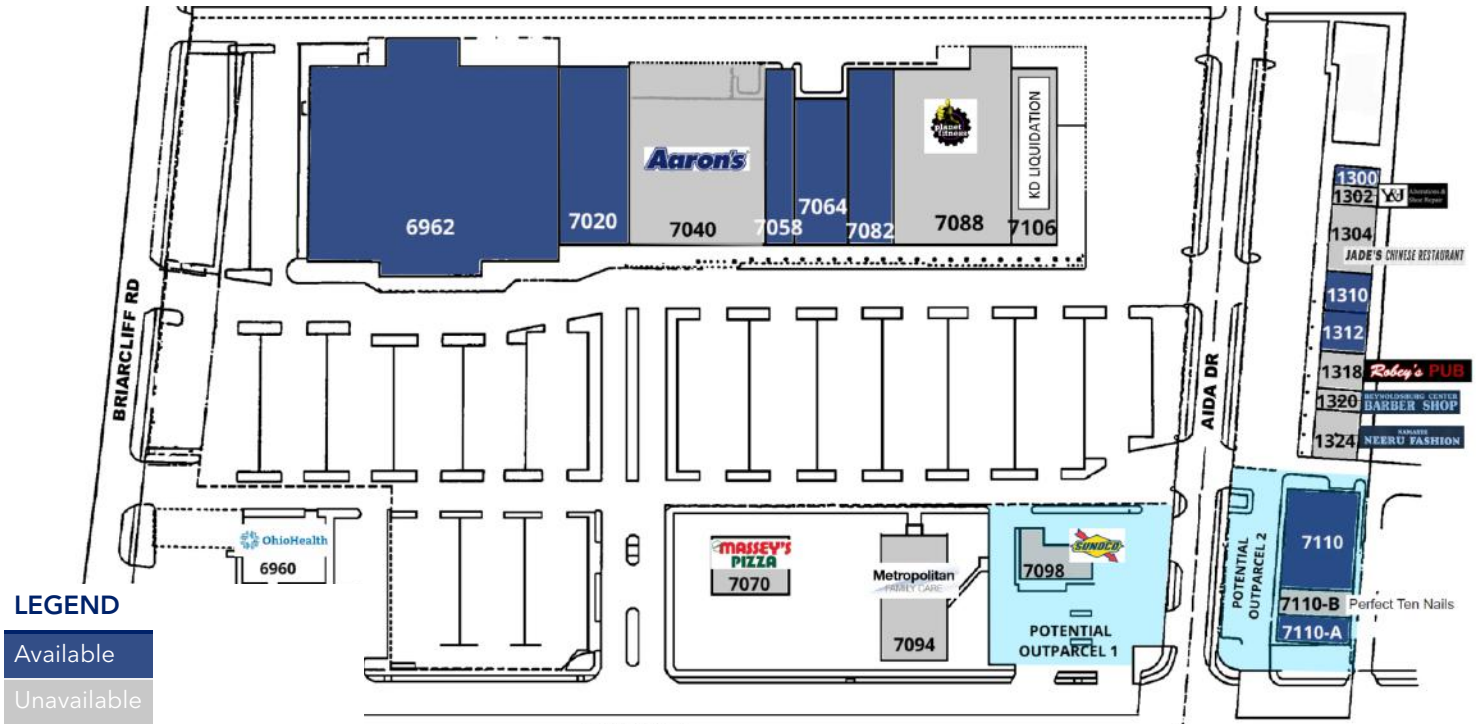
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AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE	DESCRIPTION
6962 E Main St	39,292 SF	NNN	Negotiable	Anchor
7020 E Main St	10,000 SF	NNN	Negotiable	In-Line
7058 E Main St	3,750 SF	NNN	Negotiable	In-line
7064 E Main St	6,250 SF	NNN	Negotiable	In-line
7082 E Main St	6,000 SF	NNN	Negotiable	In-line
1300 Aida Dr	800 SF	NNN	Negotiable	End Cap
1310 Aida Dr	1,200 SF	NNN	Negotiable	In-Line
1312 Aida Dr	1,200 SF	NNN	Negotiable	In-Line
7110 E Main St	5,000 SF	NNN	Negotiable	End Cap
7110-A E Main St	1,100 SF	NNN	Negotiable	End Cap

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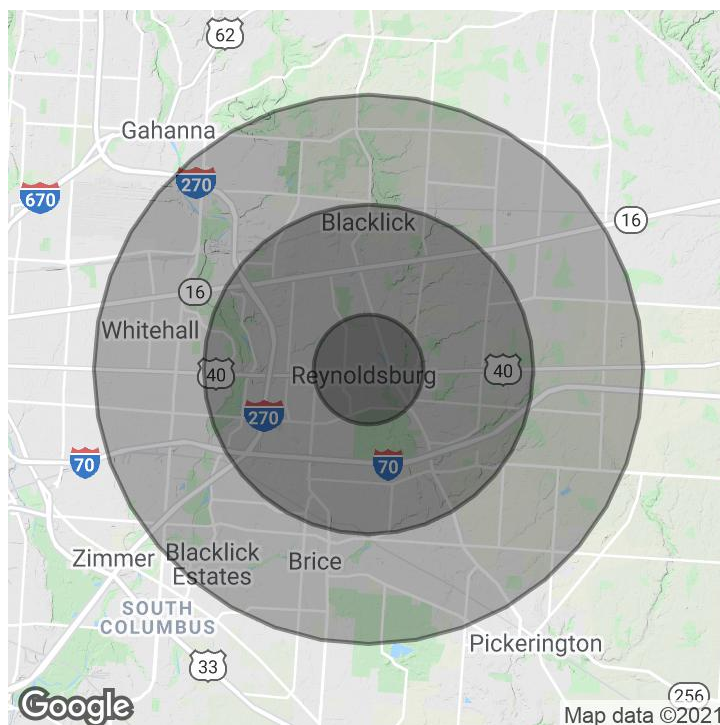


POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,250	89,462	194,838
Average age	36.1	34.4	34.4
Average age (Male)	33.0	32.5	33.2
Average age (Female)	38.7	36.1	35.5

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	5,479	36,179	76,987
# of persons per HH	2.4	2.5	2.5
Average HH income	\$53,637	\$61,650	\$64,017
Average house value	\$122,964	\$155,045	\$164,323

* Demographic data derived from 2010 US Census

STREET	DIRECTION	YEAR	AADT
Main St East of Briarcliff Rd	2-Way	2016	26,390



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