



Green Pointe South I

5885 Green Pointe Drive S, Groveport, Ohio 43125

Property Features

- 20,000 SF Office/Warehouse
- 1,629± SF Office Space
- 2 Docks (9' x 10')
- 1 Drive-In Door (10' x 12')
- Power: 400 Amps, 3 Phase
- 25' x 50' Column Spacing
- 22' - 25' clear height
- Wet Sprinkler System
- Professionally Managed by Meritex
- Close proximity to US-33 & I-270
- OPEX: \$2.39 SF/Yr

Lease Rate: \$8.50 SF/Yr (NNN)



A family-owned company serving businesses for over a century. Proudly offering tailored solutions to tenants' needs and building relationships one transaction at a time.

For more information:

Matthew Osowski, SIOR

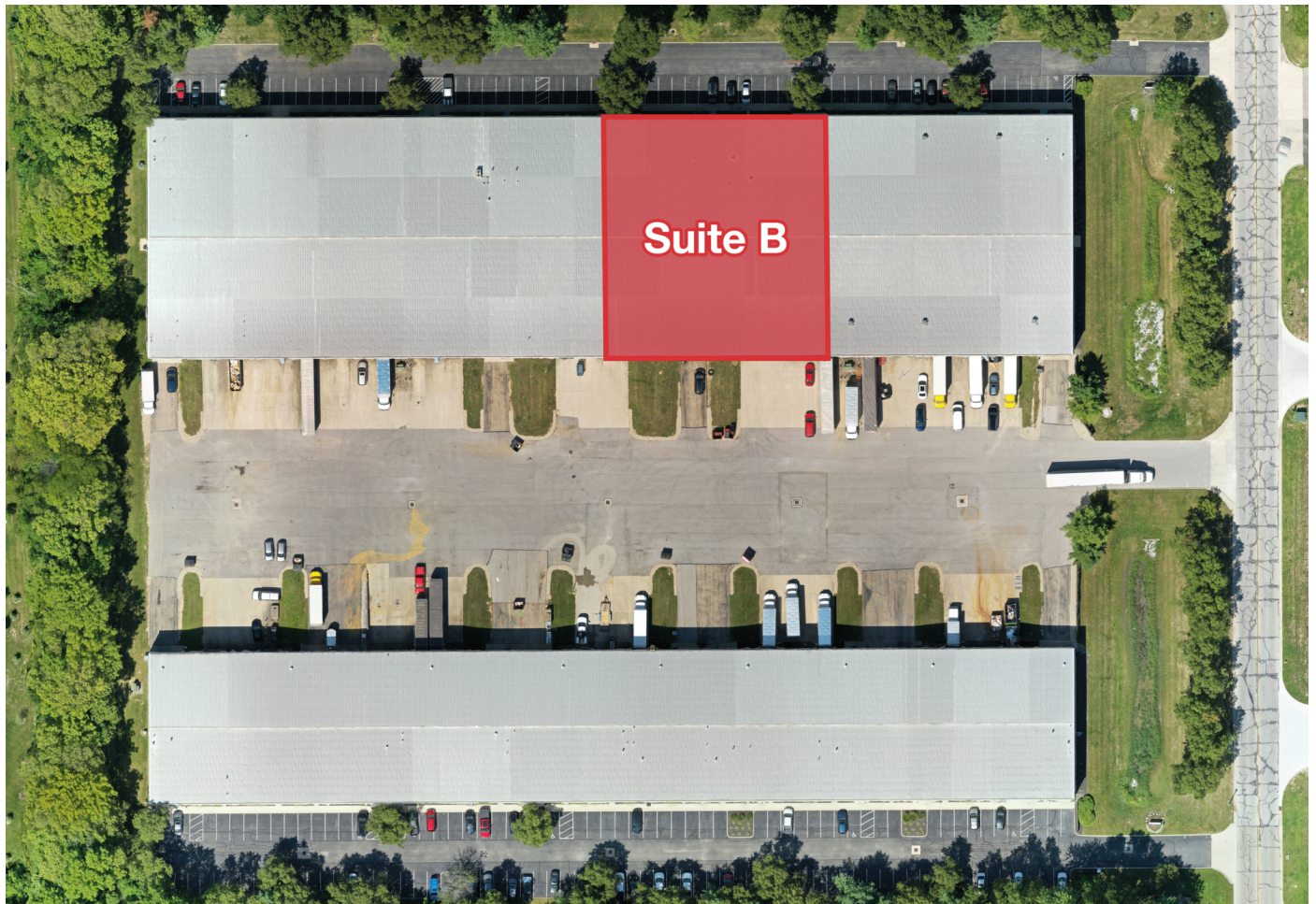
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Blake DeCrane

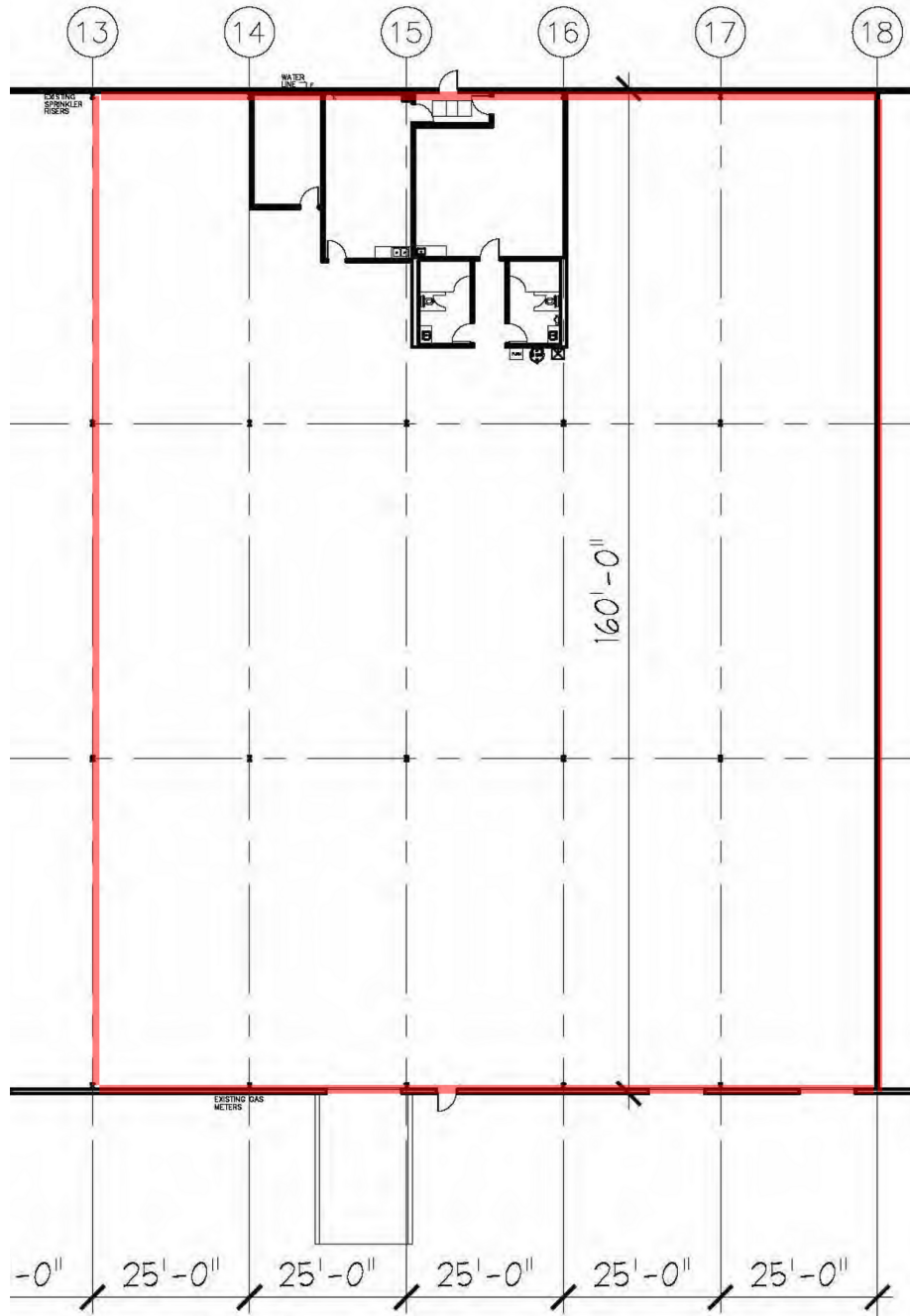
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Curt Berlin, SIOR

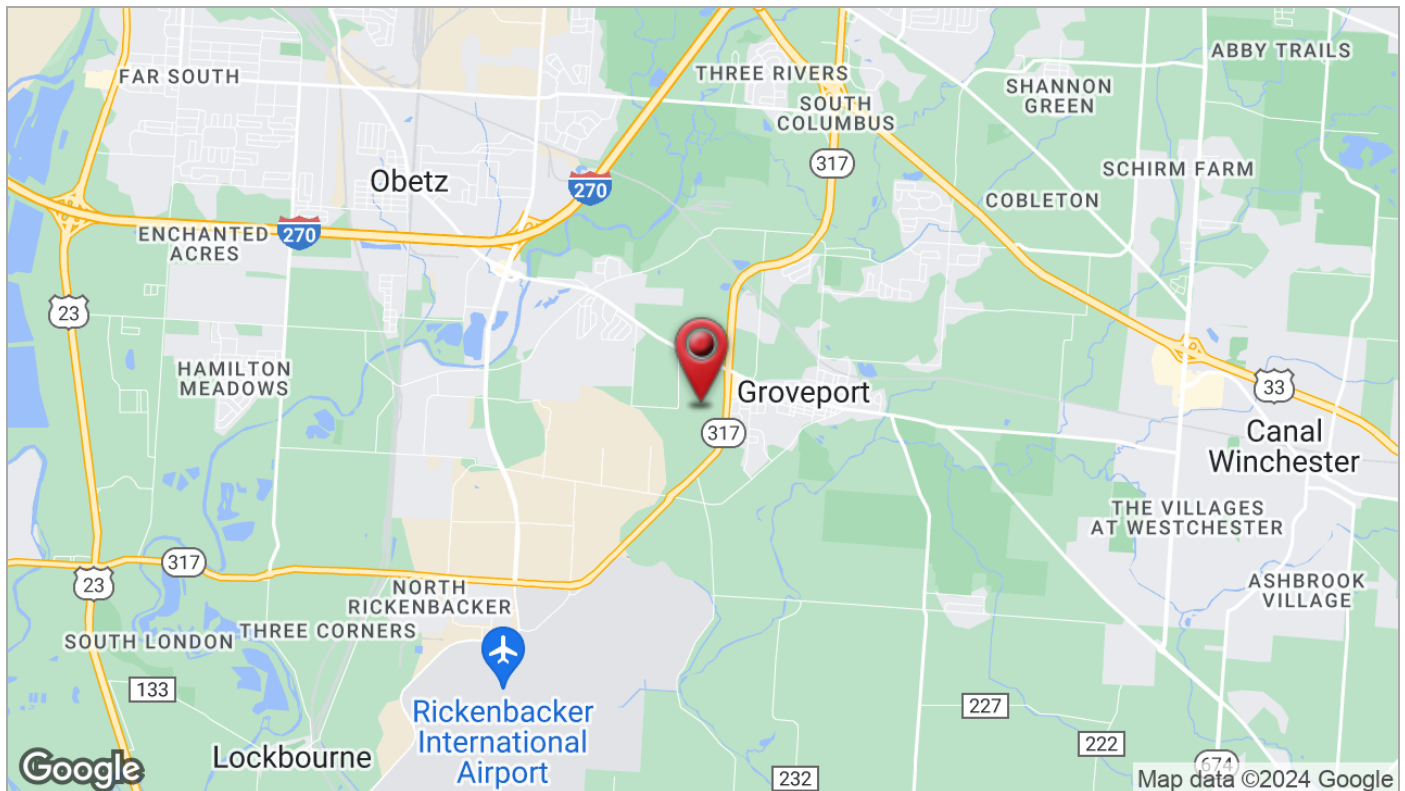
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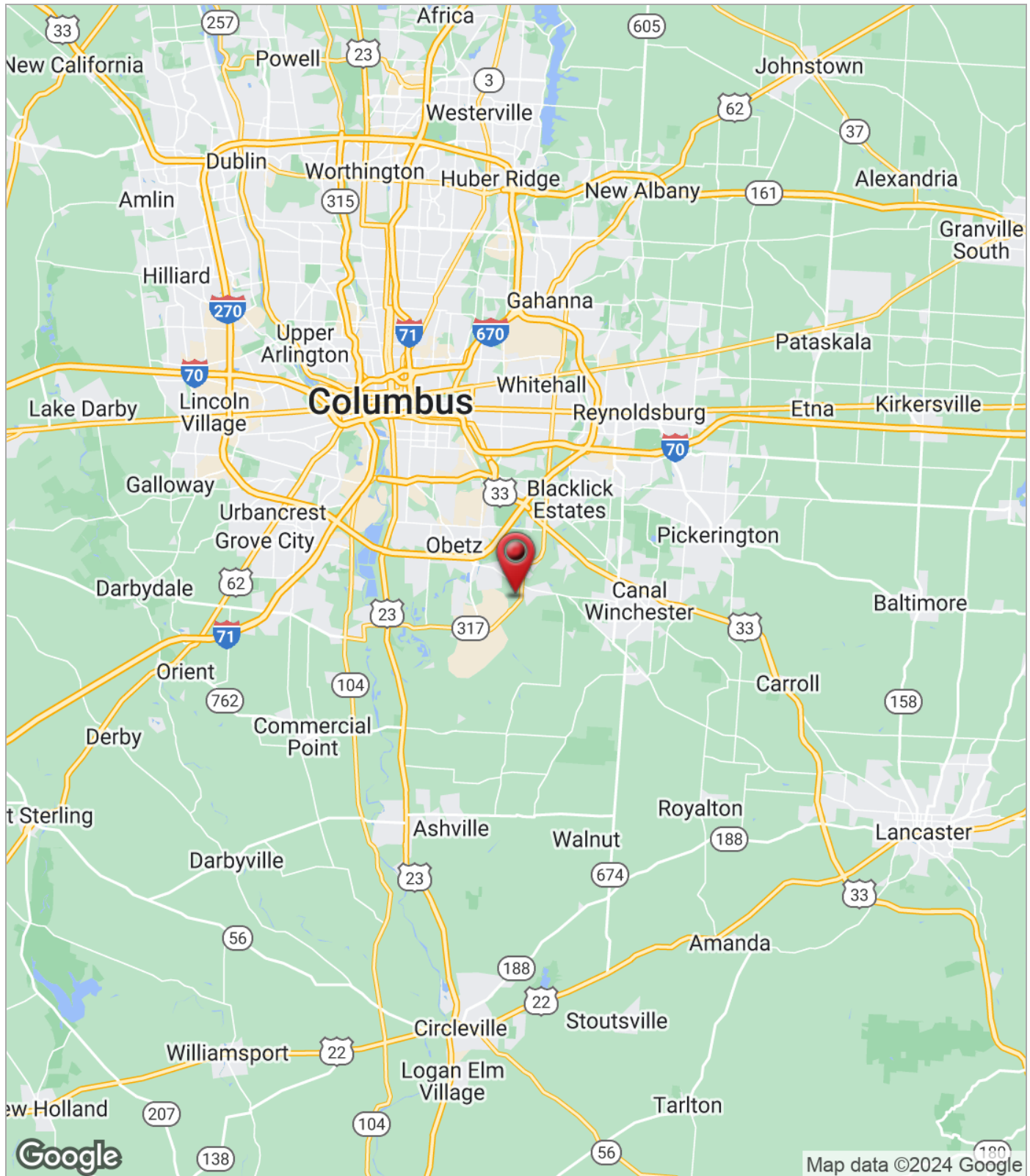


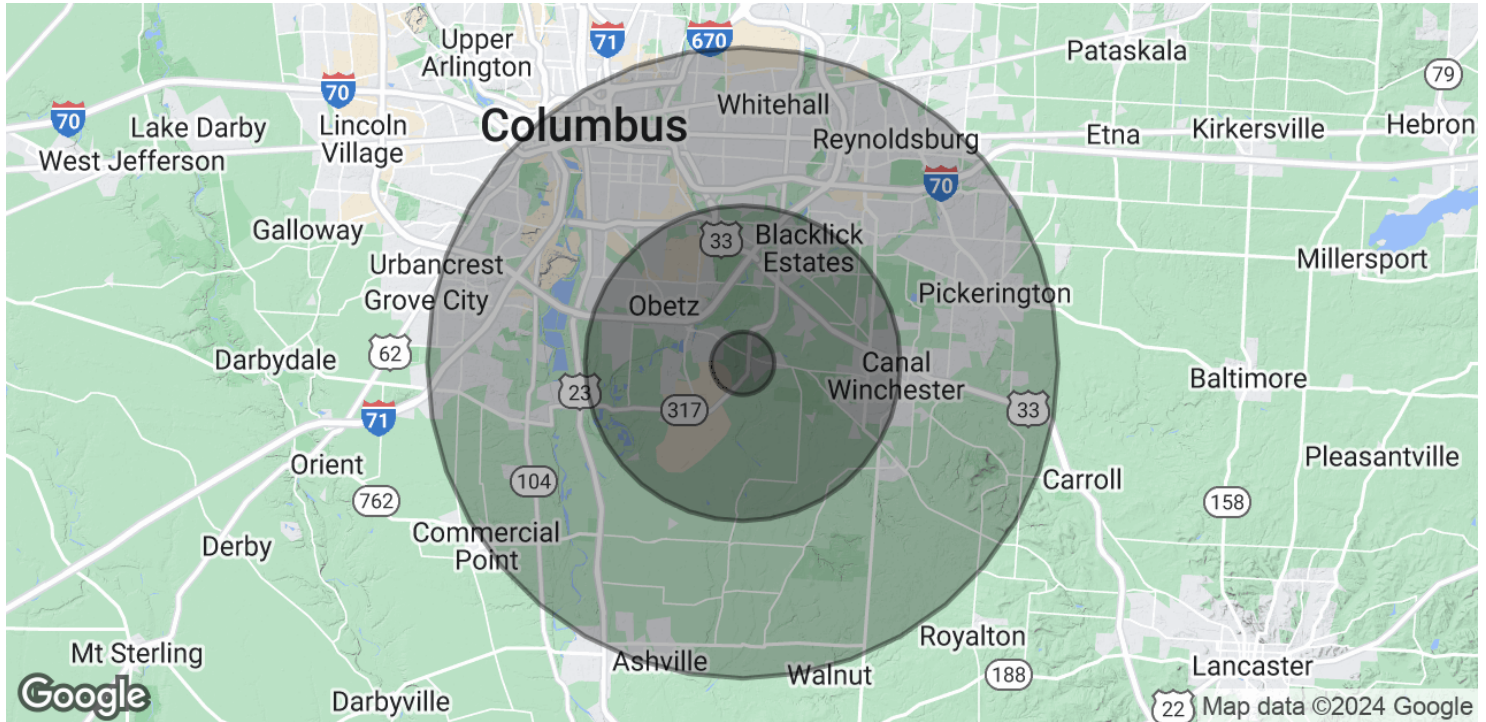
SUITE	SPACE USE	LEASE RATE	LEASE TYPE	OPEX	TOTAL SIZE	OFFICE SIZE	AVAILABILITY
B	Office/Warehouse	\$8.50 SF/YR	NNN	\$2.39 SF/YR	20,000 SF	1,629± SF	IMMEDIATE











POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	2,498	58,979	416,199
Average Age	34.3	33.8	35.0
Average Age (Male)	34.4	32.4	33.7
Average Age (Female)	33.9	35.1	36.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	910	22,089	167,687
# of Persons per HH	2.7	2.7	2.5
Average HH Income	\$66,848	\$54,273	\$55,475
Average House Value	\$180,153	\$130,061	\$154,085

2020 American Community Survey (ACS)