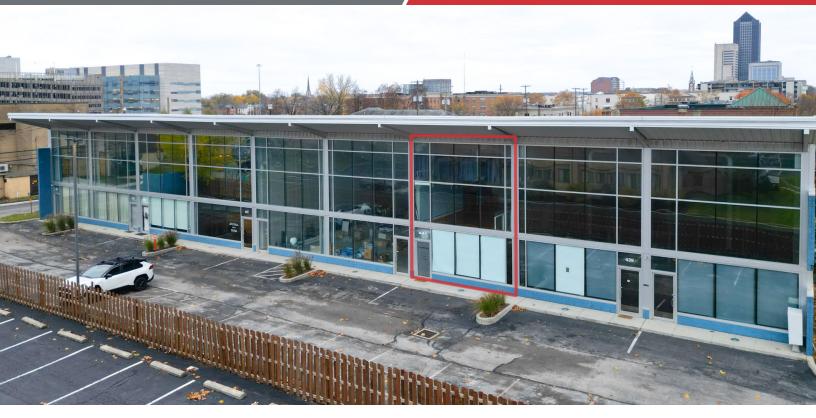
NOhio Equities

For Lease 1,480 SF | \$18.00 SF/yr

Creative Office/Studio Space



441 East Mound Street

Columbus, Ohio 43215

Property Highlights

- 1,480 Downtown Commercial Condo
- Creative Office/Studio Space
- · 20'x'30' Full Mezzanine
- Fully Equipped Kitchenette
- ±11,209 VPD on Mound St.
- Convenient Access to Nearby Highways
- Minutes from Numerous Downtown Amenities

Lease Rate: \$18.00 SF/Yr (NNN)



For More Information

John Mally O: 614 629 5254 jmally@ohioequities.com

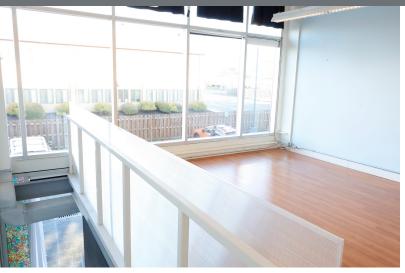
Chad Boggs

O: 614 629 5261 cboggs@ohioequities.com | OH #2023003870

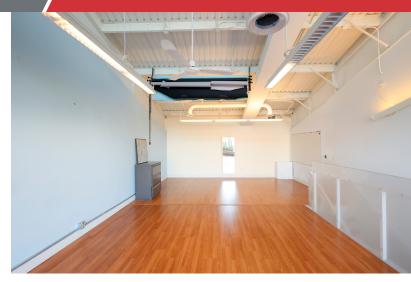
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

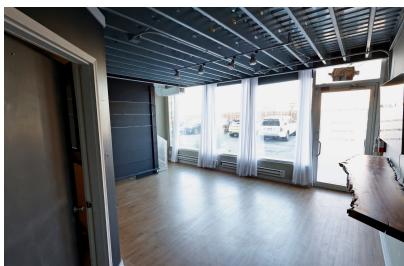
NOhio Equities

For Lease 1,480 SF | \$18.00 SF/yr Interior Photos













We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current to rfuture performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

NAIOhio Equities

For Lease 1,480 SF | \$18.00 SF/yr Exterior Photos









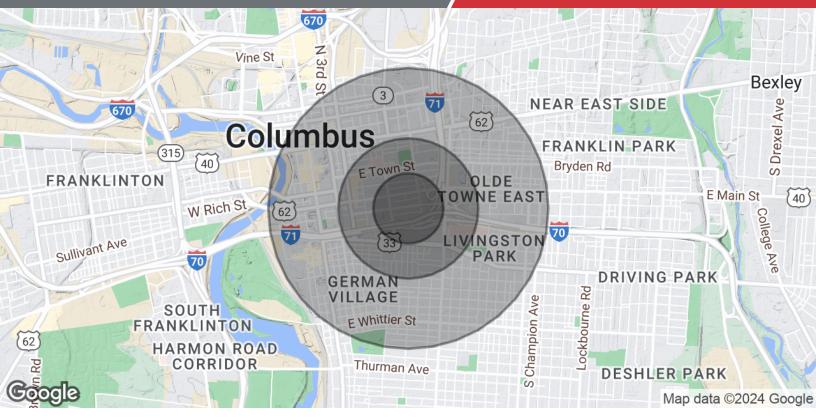




We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

NOhio Equities

For Lease 1,480 SF | \$18.00 SF/yr Demographics Report



Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	796	4,463	17,639
Average Age	37.4	35.0	34.6
Average Age (Male)	35.0	33.9	35.2
Average Age (Female)	39.7	34.8	33.2
Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	618	3,048	11,172
# of Persons per HH	1.3	1.5	1.6
Average HH Income	\$55,322	\$69,628	\$78,227
Average House Value	\$224,141	\$222,391	\$271,652
Average i louse value	φζζ4,141	φζζζ,391	φ271,002

2020 American Community Survey (ACS)

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

NAIOhio Equities

For Lease

1,480 SF | \$18.00 SF/yr Surrounding Amenities



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.