



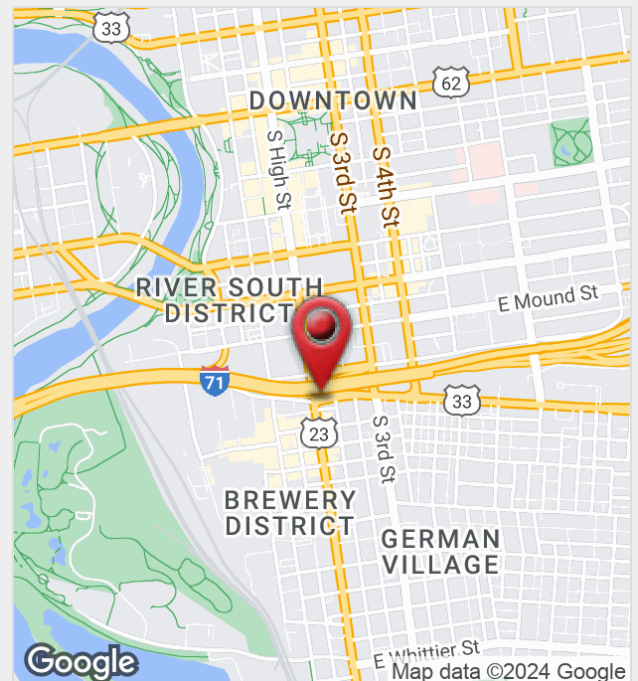
## 1 East Livingston Ave

Columbus, Ohio 43215

### Property Features

- ±1,510 SF Office Available
- Garden Level with Windows
- Ideal for an Attorney, CPA or other Professional Services
- Signage Available
- Free On-Site Parking Spaces
- Excellent Visibility
- Great Walkability to Brewery District and German Village
- 2 Blocks to the Municipal Court, Recorder's/Auditor's Office and Common Pleas Court

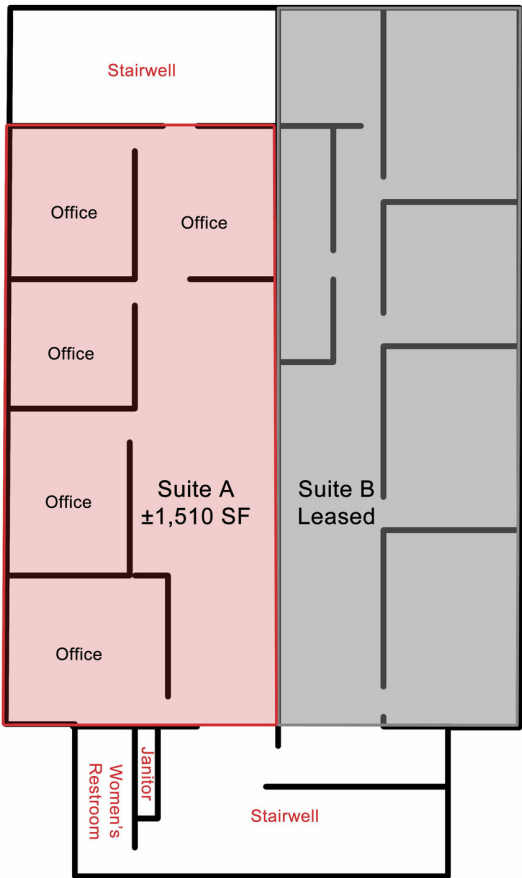
**Lease Rate: \$16.00/ SF MG**  
**Www.OneLivingston.Com**



For more information:

**Philip Bird, SIOR**

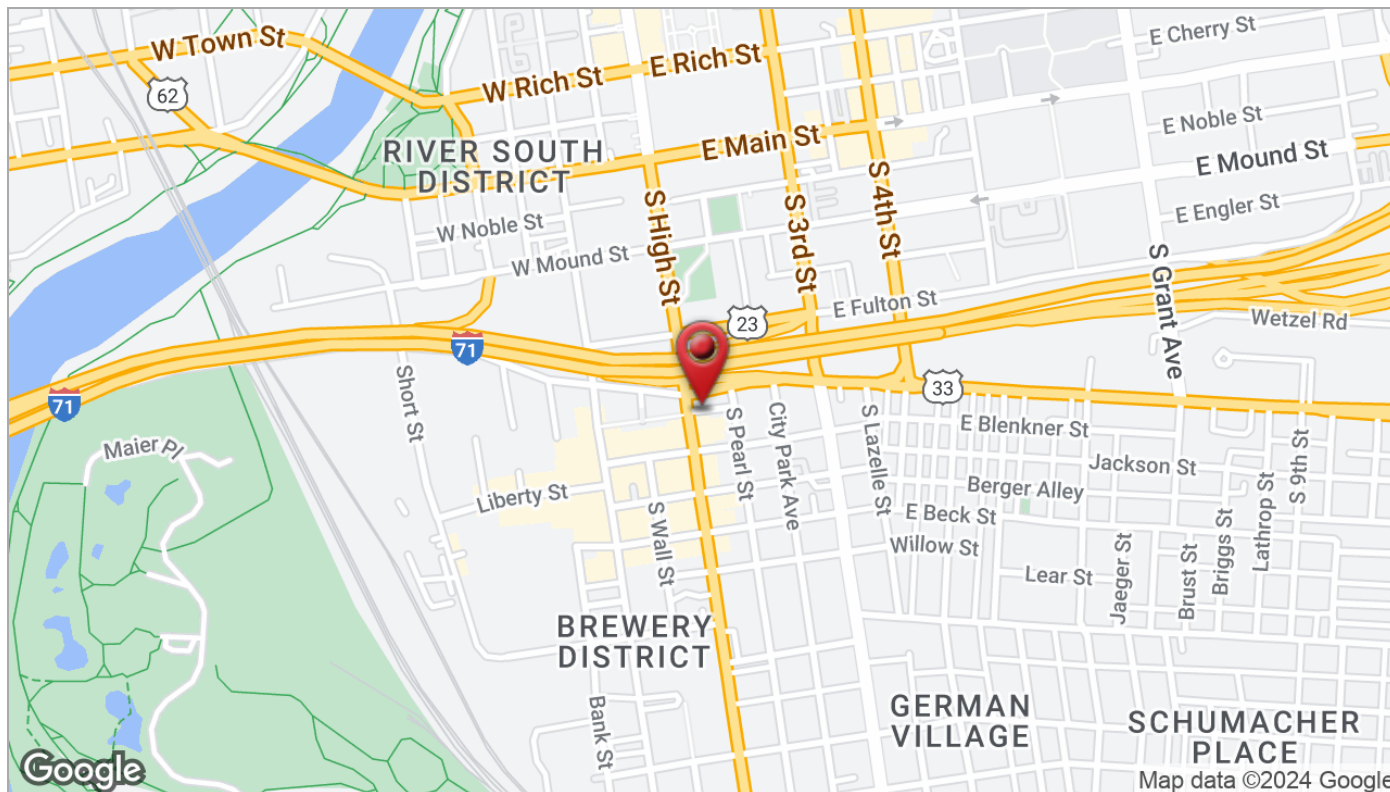
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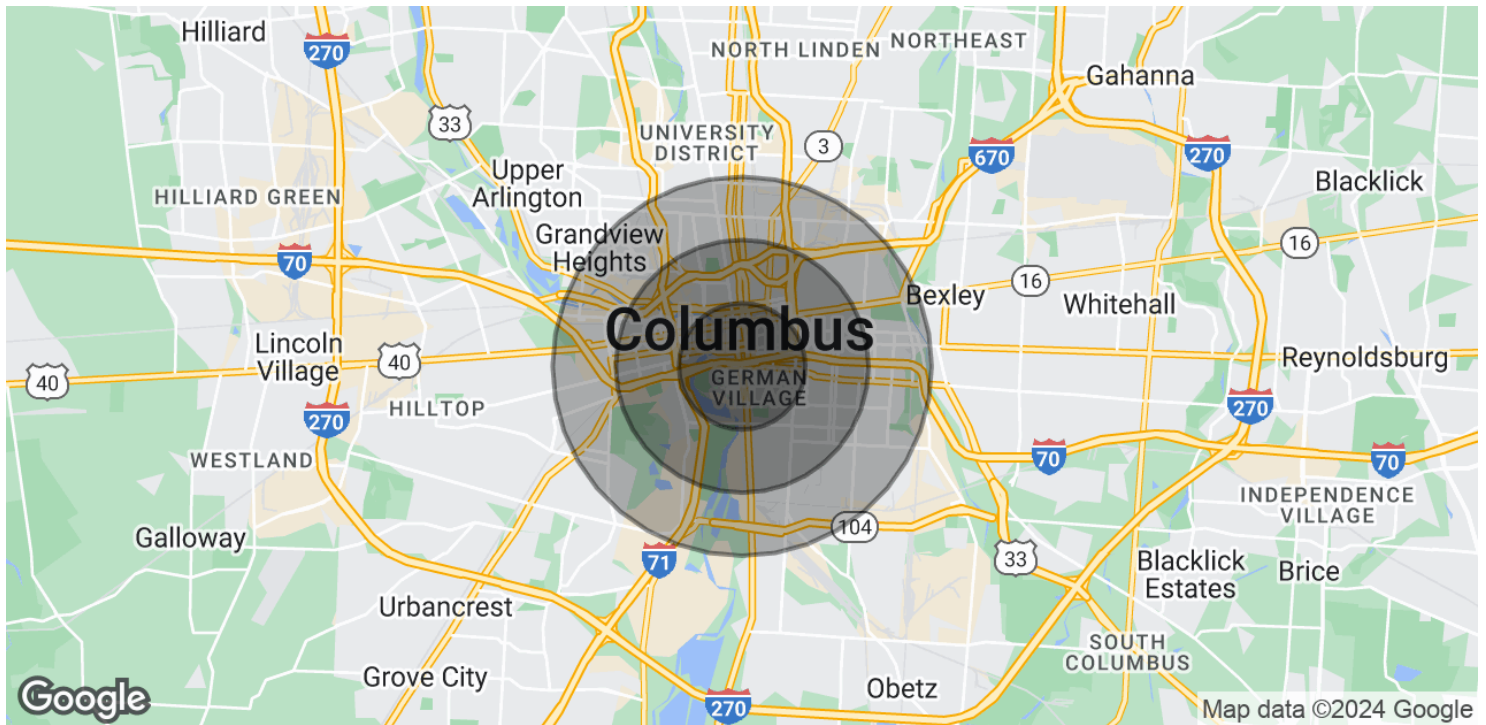


SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	AVAILABILITY
Suite A	Office	\$16.00 SF/YR	Modified Gross	1,510 SF	06/01/2024









### POPULATION

	1 MILE	2 MILES	3 MILES
Total Population	11,187	49,124	117,055
Average Age	37.2	33.7	32.3
Average Age (Male)	36.4	34.9	32.2
Average Age (Female)	37.4	32.6	32.3

### HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
Total Households	7,134	23,585	51,833
# of Persons per HH	1.6	2.1	2.3
Average HH Income	\$74,680	\$55,728	\$47,876
Average House Value	\$284,354	\$200,287	\$184,431

\* Demographic data derived from 2020 ACS - US Census