

Colliers

Accelerating success.

For Lease

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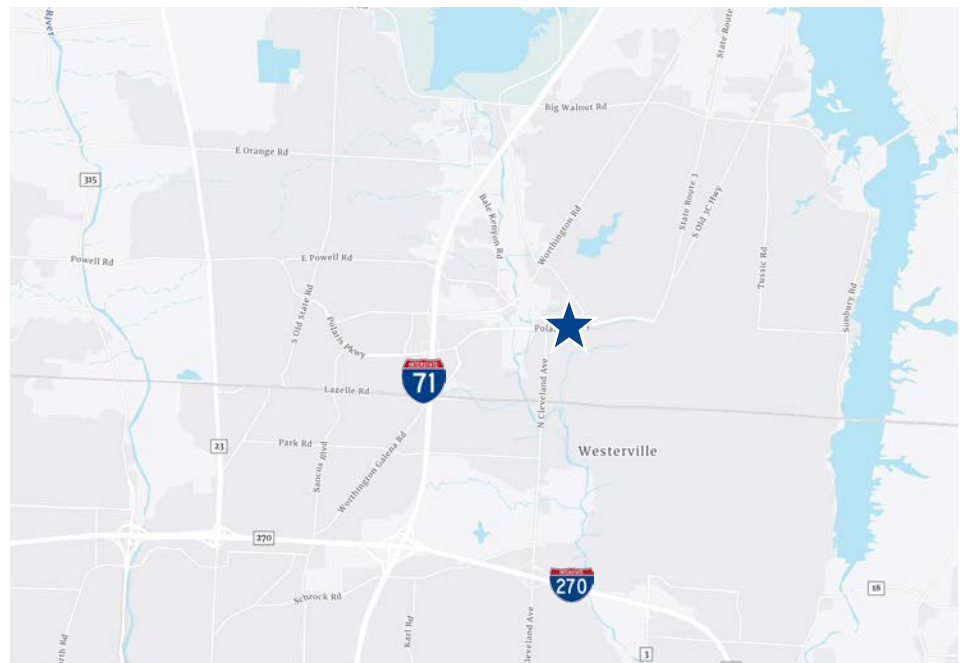
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Colliers
Greater Columbus Region
Two Miranova Place
Suite 900
Columbus, OH 43215

Westar Polaris V 380 Polaris Pkwy

380 Polaris Parkway is a four-story office building located in Westerville, Ohio that totals 106,000 square feet. Located right off I-71 near the intersection of Polaris Parkway and Cleveland Avenue, the building offers easy accessibility and is surrounded by numerous local amenities.



Property Overview

Parking	Up to 5 spaces per 1,000 RSF
Operating Expenses	Estimated at \$5.64
Utilities	Utilities and janitorial are included in the Operating Expenses

Availability

SUITE	RSF	RATE/RSF
110	3,757 RSF	\$15.50 NNN



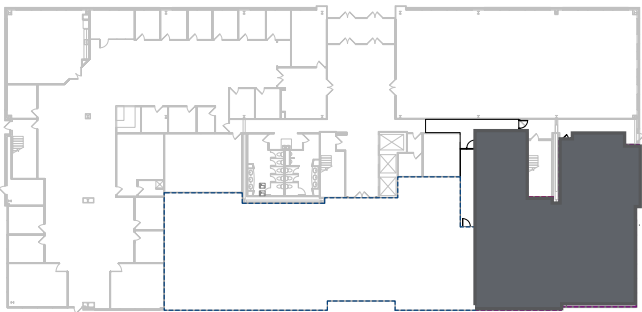
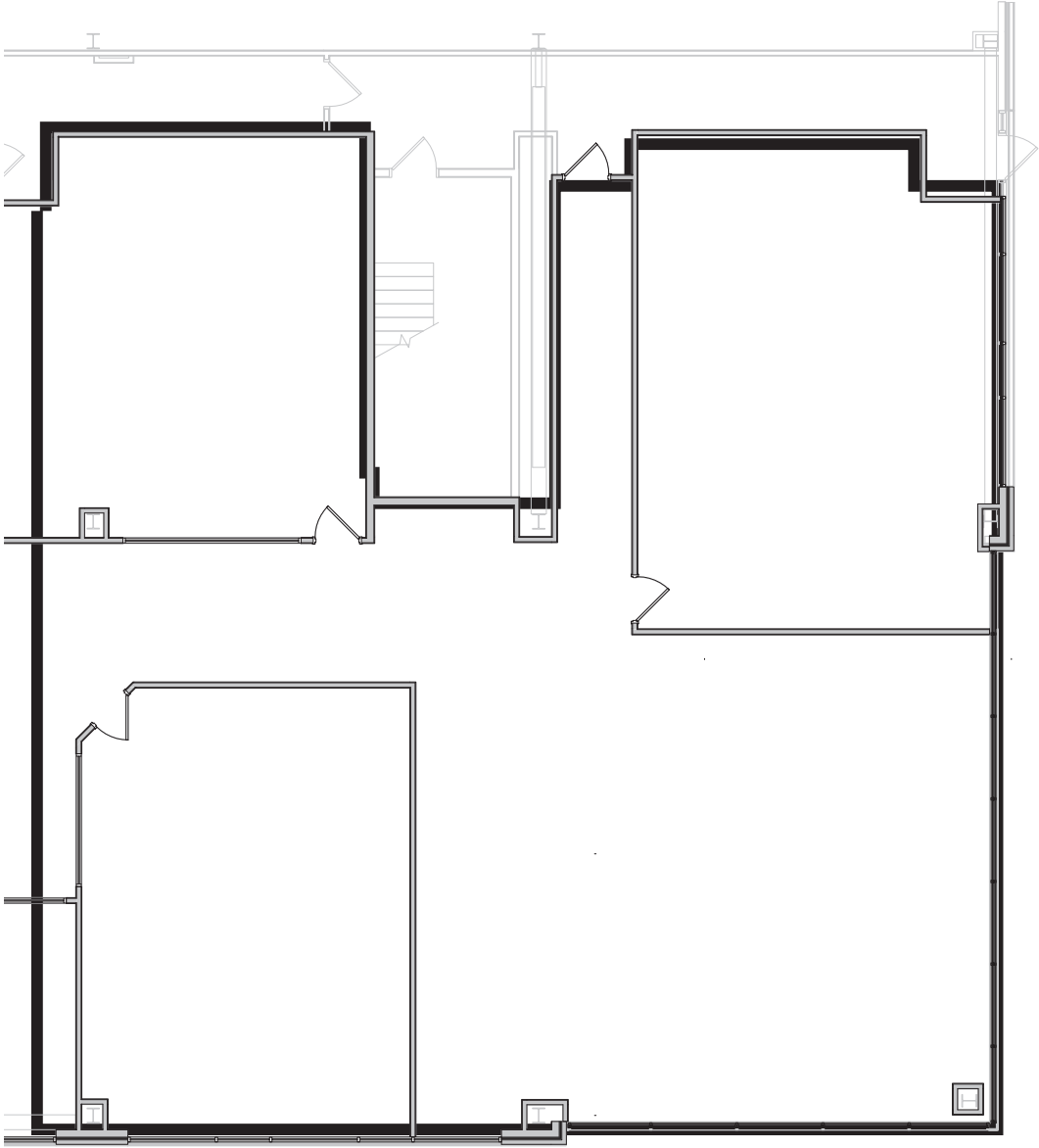
Key Highlights

- Built in 2014
- Off Polaris Parkway with easy access to I-71 and Route 3
- Close proximity to Polaris amenities
- Convenient parking free of charge
- 100% real estate tax abatement on improvements in place
- In building cellular signal amplifier in place



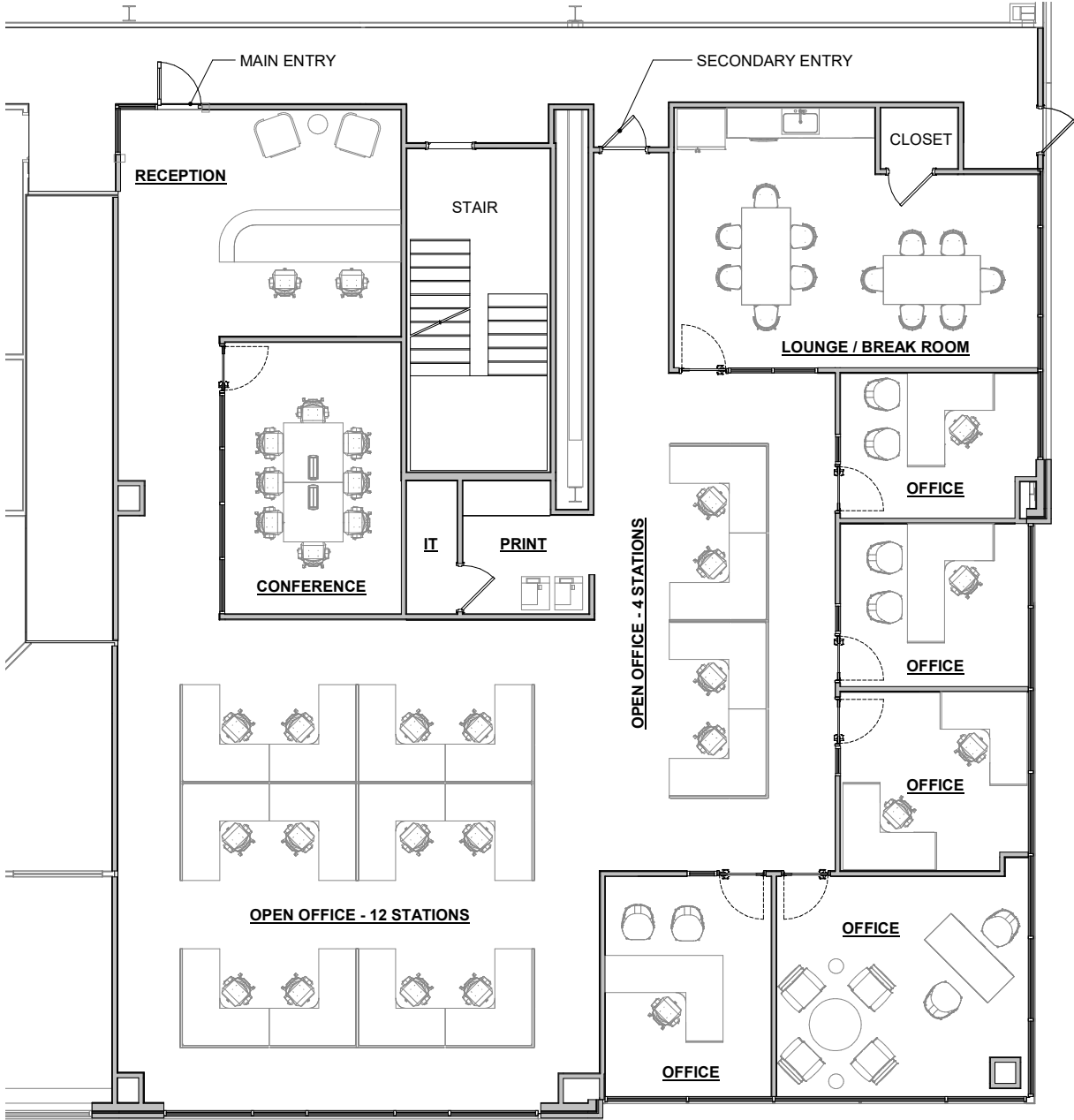
Floorplan

Suite 110 - 3,757 RSF



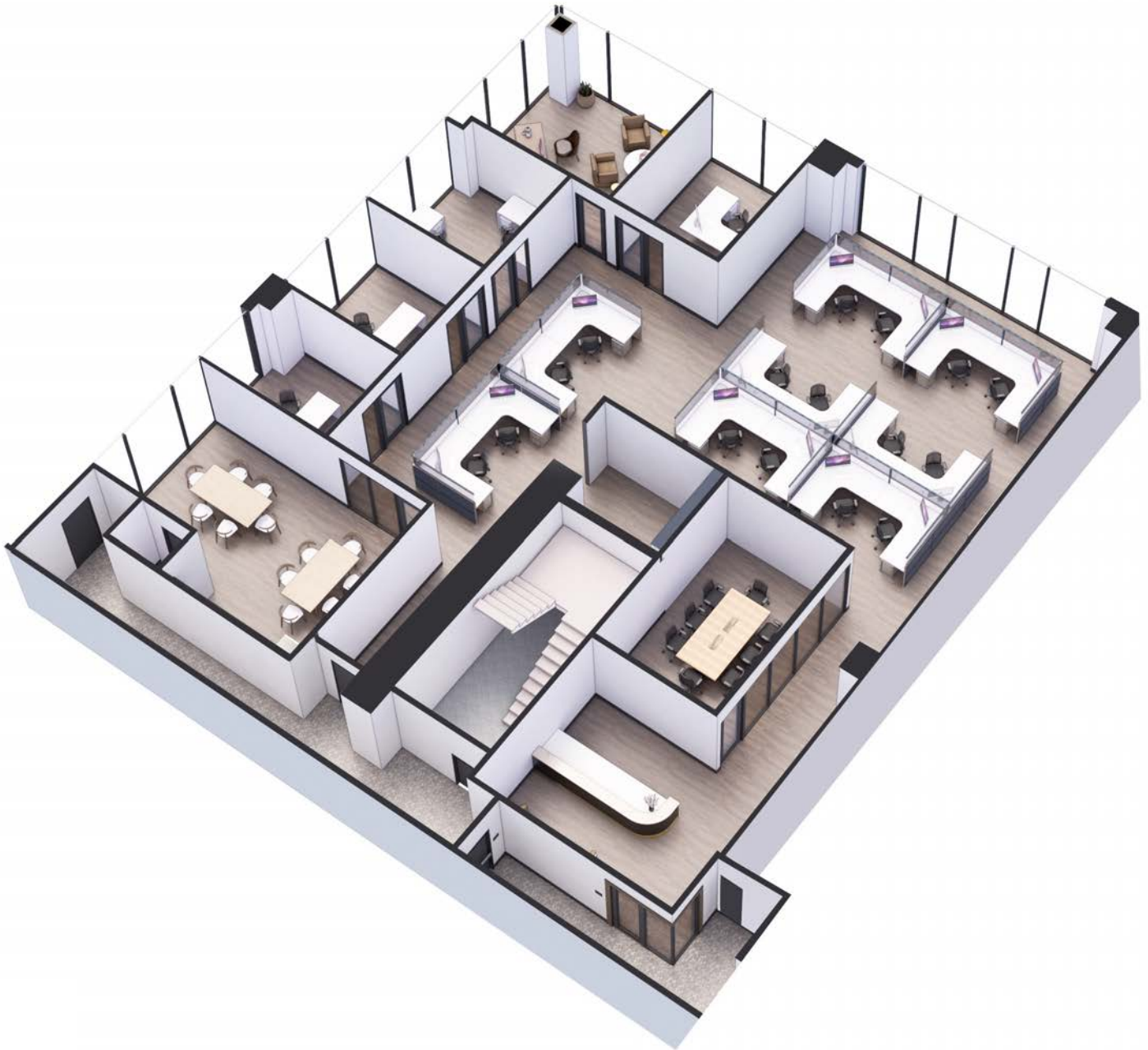
Example Layout

Suite 110 - 3,757 RSF



Conceptual Rendering

Suite 110 - 3,757 RSF





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380

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