

FOR  
LEASE



6530 W. Campus Oval Rd.

“New Albany is that rare location that leaves nothing to chance. Thoughtful, innovative planning and attention to detail in all aspects of daily living have created a vibrant, pedestrian-friendly community with an unparalleled commitment to education, wellness, culture and leisure that inspires and enriches families and businesses alike.”



6530 W. Campus Oval is a three-story, 103,606-square-foot, multi-tenant office building located in New Albany. The building was built in 1999 and over \$1 million in updates were made in 2008.

- Just 15 minutes from the Columbus International airport and Easton. Area amenities including shopping, golf and health clubs, childcare, grocery shopping and restaurants; within 20 minutes of downtown Columbus
- Full building back-up generator
- Generous parking ratio of 5 per 1,000 SF
- On-site deli and caterer



sixty-five thirty

Competitive rates at just \$11.00/RSF NNN, with estimated operating expenses at \$9.35 PSF:

Suite 160 | 5,332 RSF

Suite 170 | 5,030 - 6,272 RSF

Suite 180 | 1,570 RSF

Suite 200 | 10,544 RSF

Suite 210 | 4,298 RSF

***Suites 200 / 210 can be combined for up to 14,842 SF***

Suite 260 | 1,318 RSF

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