

FOR SALE OR LEASE > Industrial/Manufacturing Portfolio

1165-1221 Alum Creek Drive, Columbus, OH 43209

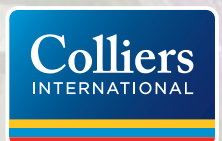
Unique opportunity to purchase or lease up to **99,372 SF** and **13.8 acres** with significant parking and outdoor storage at the signalized interchange of I-70 and Alum Creek Drive in a central location within Columbus. M zoning in the City of Columbus allows for numerous uses or redevelopment. One of the largest centrally located sites available within Columbus.

- > ASKING PRICE: \$5,200,000
- > OWNER WILL CONSIDER SPLITTING FOR SALE OR LEASE



*LOT LINES ARE APPROXIMATE

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FOR SALE OR LEASE >

1165 Alum Creek Drive

35,189 SF



BUILDING 1

Property Highlights >

- > 35,189 SF
- > Frontage/signage on Alum Creek Drive
- > Office/showroom in the front
- > Large drive-in doors
- > 14' doors with drive-thru bay in rear of building
- > Heavy electric
- > Cranes



FOR SALE OR LEASE >

1195 Alum Creek Drive

17,044 SF



BUILDING 2

Property Highlights >

- > 17,044 sf
- > Warehouse cold storage
- > Drive-in doors and a dock



FOR SALE OR LEASE >

1221 Alum Creek Drive

47,139 SF



BUILDING 3

Property Highlights >

- > 47,139 SF
- > At signalized interchange of I-70
- > Large drive-in doors
- > Up to 35' clear
- > Heavy electric
- > Built 1998





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**FOR MORE INFORMATION,
PLEASE CONTACT:**

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