

919 Old Henderson Rd.  
Columbus, OH 43220

For Lease



## Office Space In Upper Arlington Area!

Lease Rate:

\$6.99 PSF NNN

Op Ex Estimate 2021: \$4.97 PSF NNN

Utilities approx.: \$2.51 PSF tenants responsibility

Available Spaces:

VRG - 9,363 SF: main area, restricted area,

2 offices in west wing

**LEASED**  
West 2,688 SF

Suite 300 - 608 SF

Suite 400 - 840 SF

Total Space: 10,811 SF

Acres: 2.06

- Minutes from Interstate 270 and I 71. Directly off 315 and Henderson.
- Centrally located to major hospital/medical corridor, Upper Arlington, Ohio State University, & Worthington
- Area is hot for redevelopment - hotel, apartments, flex/warehouse/creative, office in demand
- Potential for 25,000 SF of Warehouse to be added to existing office space.
- Abundant Parking



Bob Lockett  
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blockett@AlterraRE.com

Brad Kitchen  
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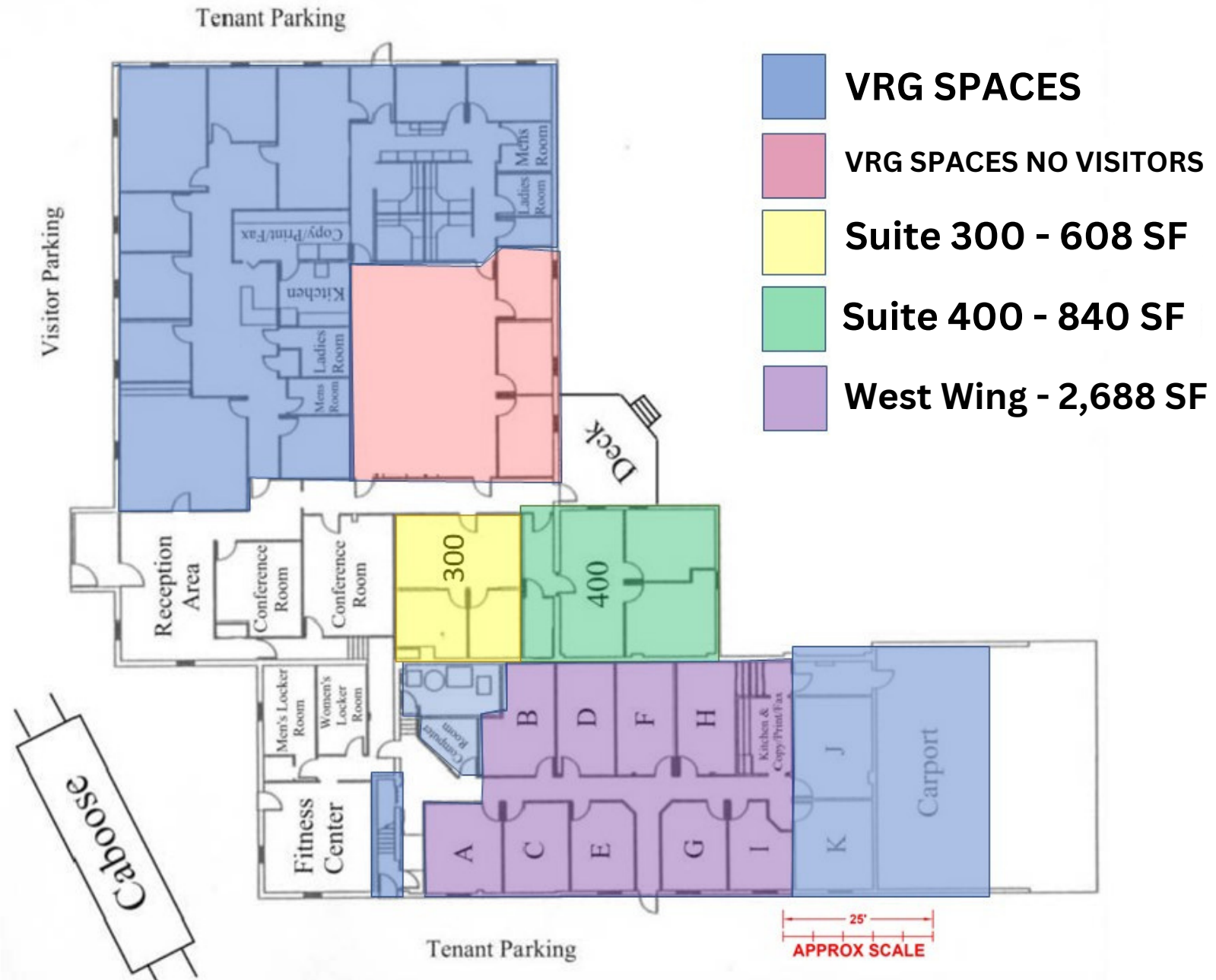
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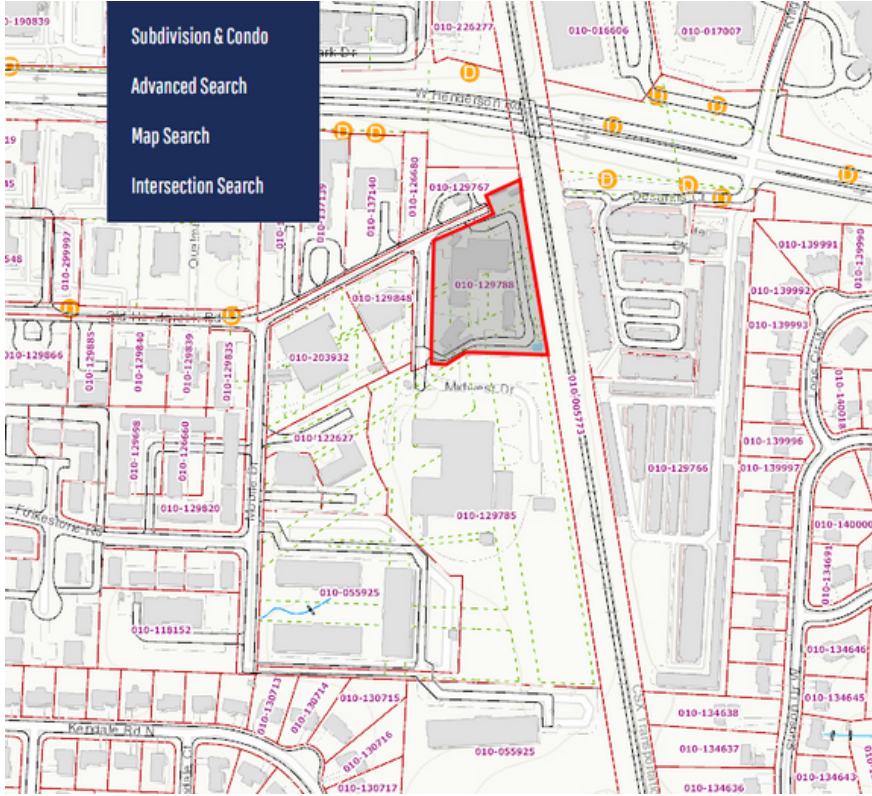
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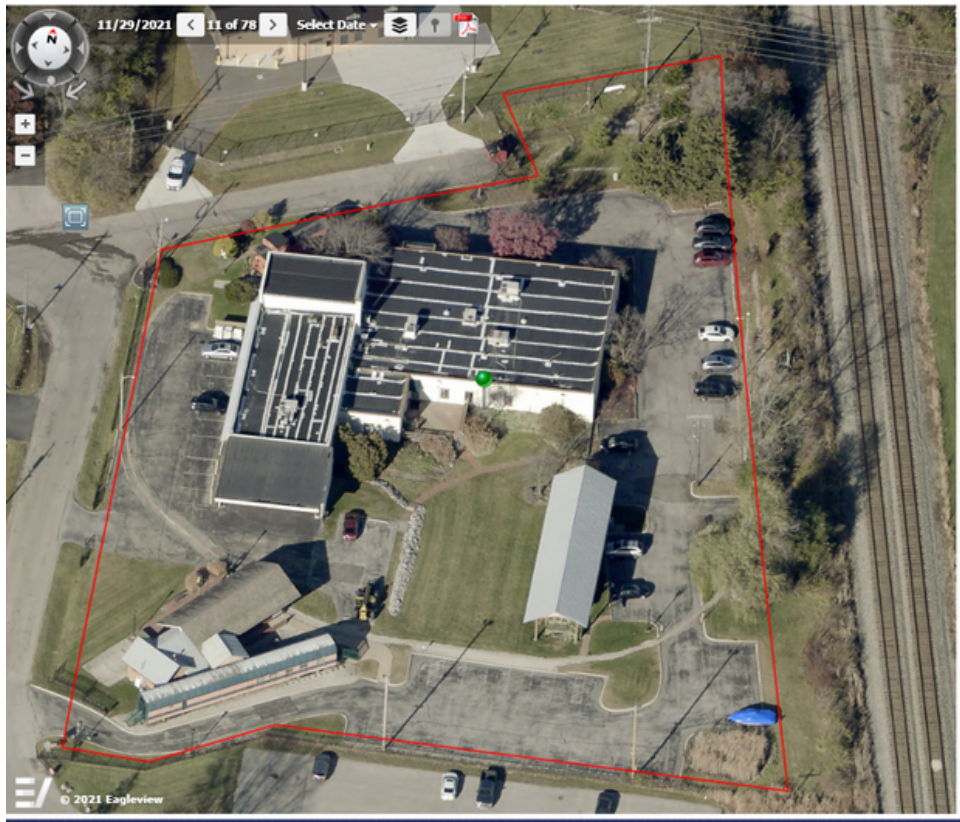
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Parcel ID:  
**010-129788-00**

**Auditor Aerial  
View**



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## Location Facts & Demographics

Demographics are determined by a 10 minute drive from 919 Old Henderson Rd, Columbus, OH 43220

**CITY, STATE**  
**Columbus, OH**

**POPULATION**  
**114,298**

**AVG. HHSIZE**  
**2.16**

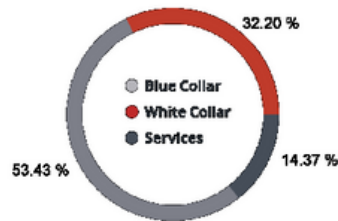
**MEDIAN HH INCOME**  
**\$69,593**

**HOME OWNERSHIP**

Renters: **21,585**

Owners: **31,905**

### EMPLOYMENT

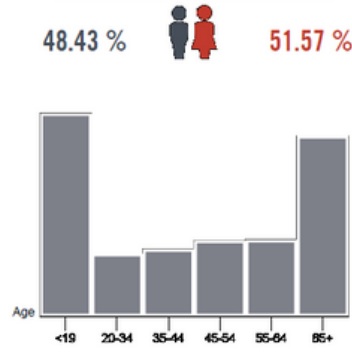


**54.42%** Employed  
**1.32%** Unemployed

### EDUCATION

High School Grad: **13.68%**  
Some College: **19.09%**  
Associates: **4.71%**  
Bachelors: **65.03%**

### GENDER & AGE

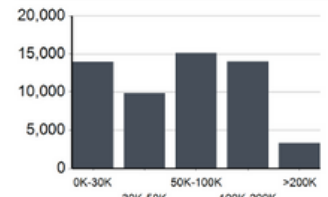


### RACE & ETHNICITY

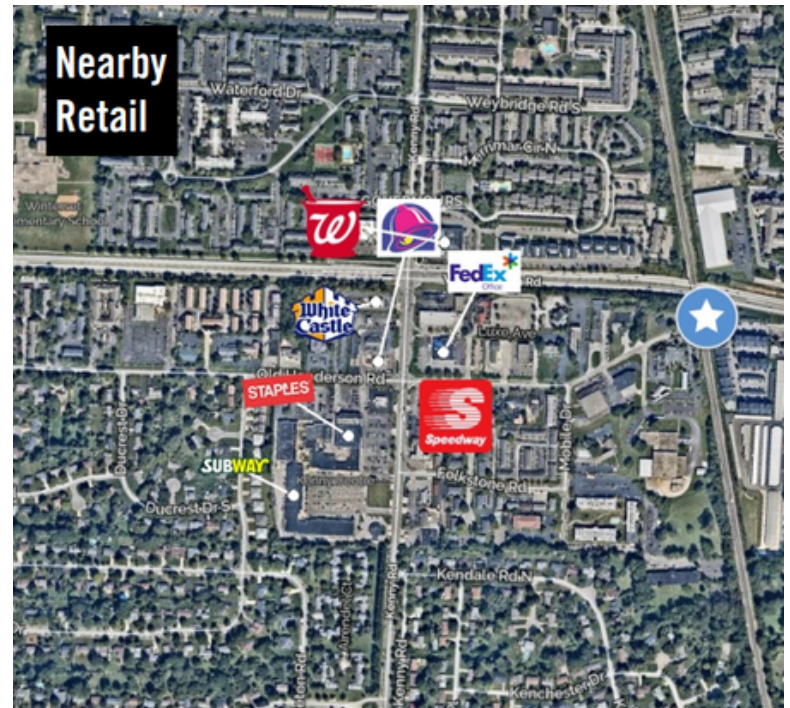
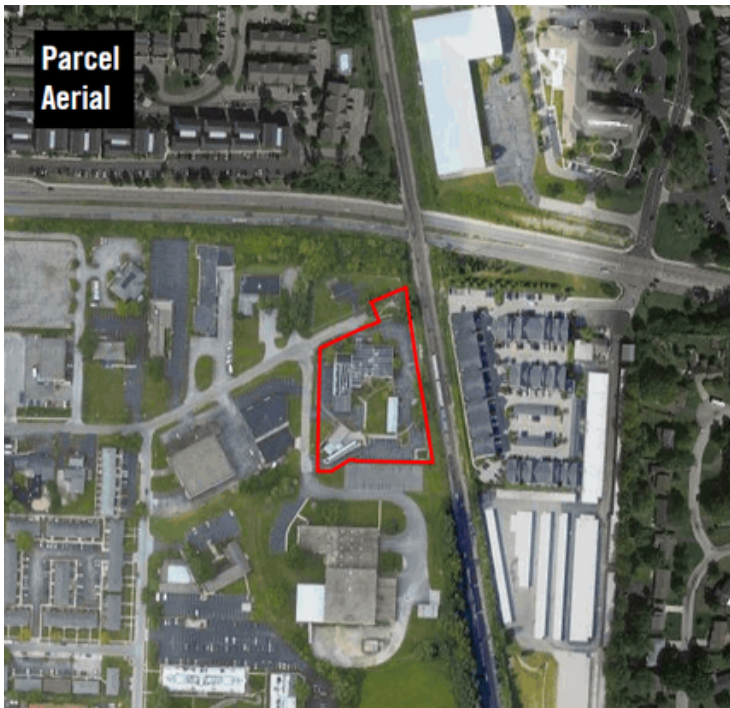
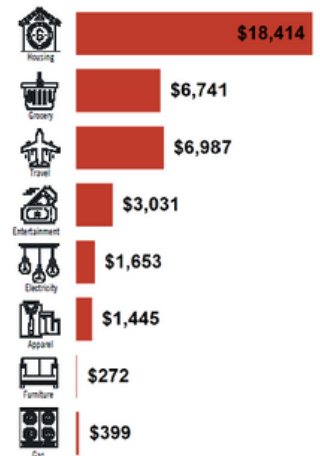
White: **81.19%**  
Asian: **7.55%**  
Native American: **0.00%**  
Pacific Islanders: **0.00%**  
African-American: **3.31%**  
Hispanic: **4.14%**  
Two or More Races: **3.81%**

Catylist Research

### INCOME BY HOUSEHOLD



### HH SPENDING



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