



For Lease

5562 N. High St
Columbus , Ohio 43214

Retail Center on High Street

- Completely updated Retail Center with 4 retail units.
- Front Parking with side street parking available.
- Excellent location for restaurant, hair salon, or office use.
- Excellent signage and visibility on high traffic North High Street, just south of Worthington.
- NNN charges are \$2.50 SF
- Units are +/- 1,700 SF per unit; 5562-5568 N. High Street



Video Showing

BEST CORPORATE REAL ESTATE
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This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable.

We have no reason to doubt its accuracy, but we do not guarantee it.

Customer Full**Commercial-Retail****List Number:** 220032385
Status: Active
Listing Service:
Original List Price: \$14

List Price: \$14
Showing Start Date: 09/16/2020
List Price Sqft: \$0.01
VT:
Parcel #: 109639**Use Code:****Tax District:** 010**Previous Use:****Zoning:** Retail**For Sale:** No**For Lease:** Yes**Exchange:** No**Occupancy Rate:** 0**Mortgage Balance:****Gross Income:****Assoc/Condo Fee:****Total Op Expenses:****Addl Acc Cond:** None Known**NOI:****Tax Abatement:** No**Abatement End Date:****Tax Incentive:****Taxes (Yrly):** 12,827**Tax Year:** 2019**Possession:** immediate**Assessment:****General Information**
Address: 5562 N High St Street
Between Street: Chase Rd. & Lincoln Ave.

Complex:
Dist To Interchange:
Unit/Suite #:
City: Columbus
County: Franklin
Mult Parcels/Sch Dis:
Zip Code: 43214
Corp Limit: Columbus
Township: None
Near Interchange:
Tax District: 010**Building Information****Total SqFt Available:** 1,700**Bldg Sq Ft:** 6,885**# Floors AboveGround:** 1**# of Docks:** 0**Year Built:** 1956**Traffic CountPerDay:****Minimum Sqft Avail:** 1,700**Acreage:** 0.28**# Units:** 4**# Drive-In Doors:** 0**Year Remodeled:****Ceiling Height Ft:****Max Cont Sqft Avail:** 6,885**Lot Size:****Parking Ratio/1000:****Total Parking:****Bay Size:**

Suite Number	SqFt	Date Avail	Suite #	Sqft	Date Avail
1:			3:		
2:			4:		

Financials**Lease Rate \$/Sq Ft:** 14**Expenses Paid by L:****T Reimburses L:** Curr Yr Est \$/SF TRL: 0**T Contracts Directly:****Curr Yr Est \$/SF TRL:** 0**Curr Yr Est \$/SF LL:****Term Desired:****Will LL Remodel:****Finish Allow/SQFT \$:****Pass Exp Over BaseYr:****Exp Stop \$:****Features****Heat Fuel:****Heat Type:****Electric:****Electric:****Misc Int & Ext Info:****Services Available:****Construction:****Sprinkler:****Mult Use:****New Financing:****MLS Primary PhotoSrc:** Realtor Provided**Property Description**

Retail Center - Completely update Retail Center with 4 rental units. Excellent signage/visibility on high traffic North High St., just south of Worthington. Excellent location for restaurant, hair salon, or office use. Front parking with side street parking available. Units are approx. 1,700 SF per unit 5562-5568 N. High Street. NNN charges are \$2.50 SF.

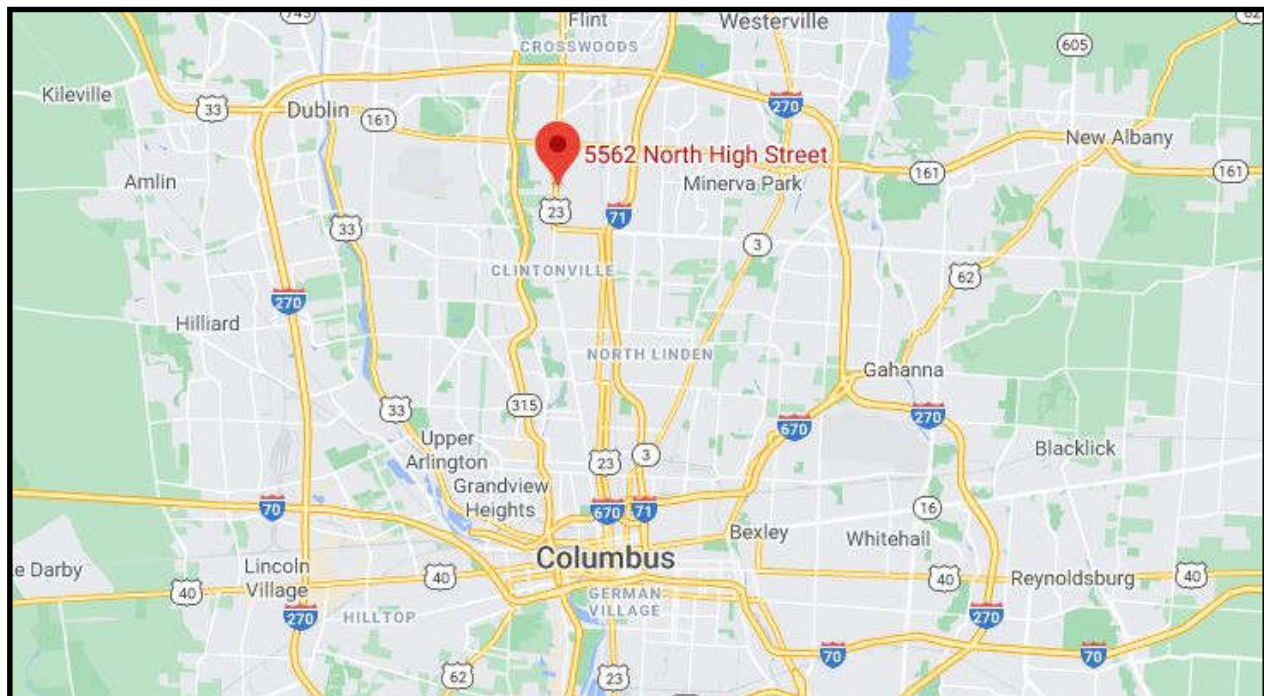
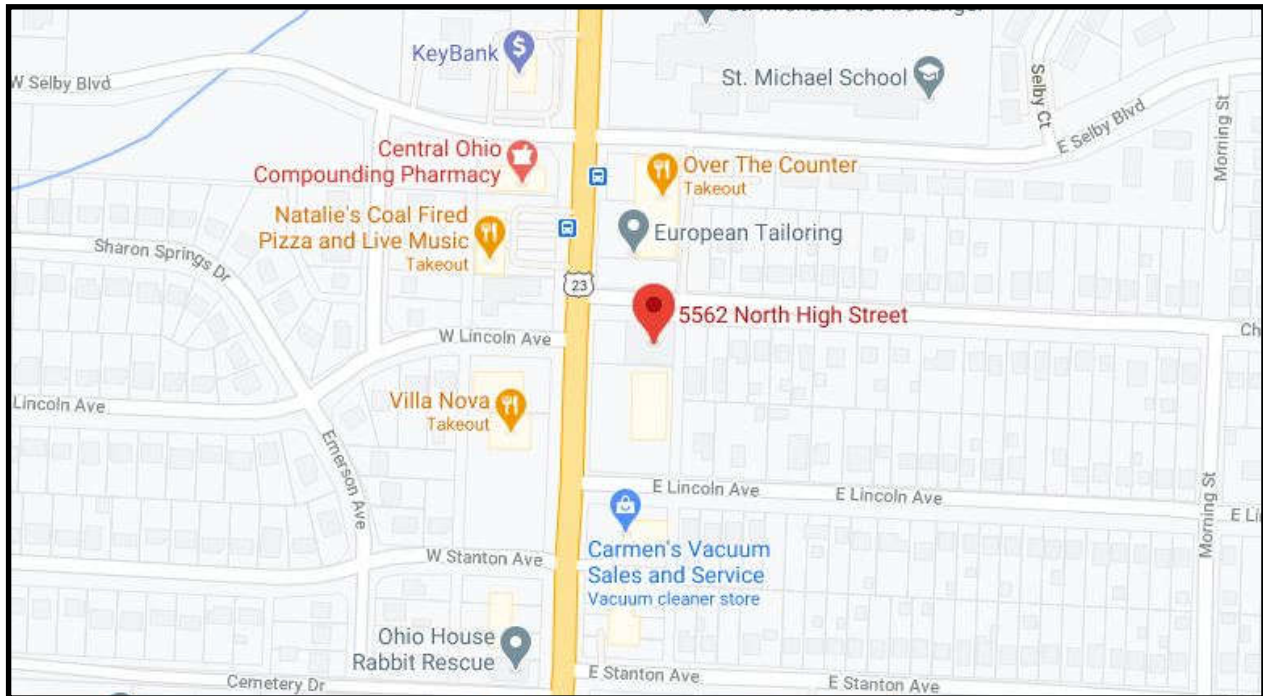
Sold Info**Sold Date:****DOM:** 2**SP:****Sold Non-MLS:** No**SlrCns:****SlrAst:****Sold Non-MLS:** No**September 17, 2020****Prepared by:** Randy J Best

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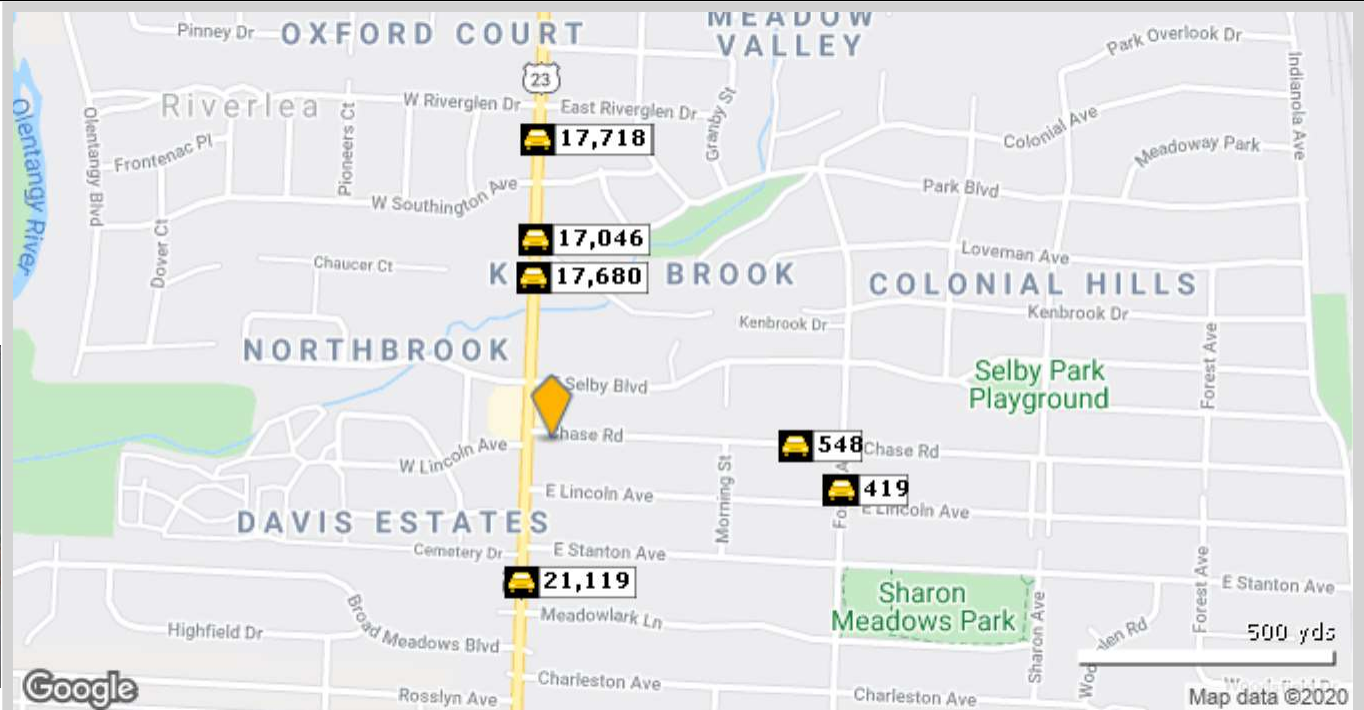
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Traffic Count Report

5562-5568 N High St, Columbus, OH 43214

Building Type: **General Retail**
 Secondary: **Freestanding**
 GLA: **6,885 SF**
 Year Built: **1956**
 Total Available: **0 SF**
 % Leased: **100%**
 Rent/SF/Yr: **-**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	N High St	Cemetery Dr	0.03 N	2018	21,119	MPSI	.16
2	N High St	Kenyon Brook Dr	0.03 N	2020	16,147	MPSI	.19
3	N High St	Kenyon Brook Dr	0.03 N	2018	17,680	MPSI	.19
4	North High Street	Kenyon Brook Dr	0.01 S	2020	17,046	MPSI	.23
5	Chase Rd	Foster St	0.05 E	2018	549	MPSI	.28
6	Chase Rd	Foster St	0.05 E	2020	548	MPSI	.28
7	Foster St	Chase Rd	0.05 N	2018	419	MPSI	.33
8	Foster St	Chase Rd	0.05 N	2020	419	MPSI	.33
9	N High St	W Riverglen Dr	0.04 N	2020	16,776	MPSI	.35
10	N High St	E Riverglen Dr	0.04 N	2015	17,718	MPSI	.35



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9/16/2020

Demographic Summary Report

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Radius	1 Mile		3 Mile		5 Mile	
Population						
2025 Projection	13,467		114,985		358,008	
2020 Estimate	12,805		109,364		340,747	
2010 Census	11,447		97,978		307,001	
Growth 2020 - 2025	5.17%		5.14%		5.07%	
Growth 2010 - 2020	11.86%		11.62%		10.99%	
2020 Population by Hispanic Origin	353		6,620		22,506	
2020 Population	12,805		109,364		340,747	
White	10,764	84.06%	80,064	73.21%	232,995	68.38%
Black	1,258	9.82%	19,740	18.05%	68,198	20.01%
Am. Indian & Alaskan	22	0.17%	237	0.22%	901	0.26%
Asian	387	3.02%	5,828	5.33%	27,436	8.05%
Hawaiian & Pacific Island	7	0.05%	51	0.05%	163	0.05%
Other	367	2.87%	3,445	3.15%	11,055	3.24%
U.S. Armed Forces	14		87		195	
Households						
2025 Projection	6,700		51,793		153,227	
2020 Estimate	6,381		49,316		146,031	
2010 Census	5,764		44,556		133,078	
Growth 2020 - 2025	5.00%		5.02%		4.93%	
Growth 2010 - 2020	10.70%		10.68%		9.73%	
Owner Occupied	3,596	56.35%	28,783	58.36%	75,266	51.54%
Renter Occupied	2,785	43.65%	20,532	41.63%	70,765	48.46%
2020 Households by HH Income	6,381		49,317		146,033	
Income: <\$25,000	1,032	16.17%	7,917	16.05%	25,699	17.60%
Income: \$25,000 - \$50,000	1,512	23.70%	11,857	24.04%	34,675	23.74%
Income: \$50,000 - \$75,000	1,165	18.26%	8,803	17.85%	27,272	18.68%
Income: \$75,000 - \$100,000	659	10.33%	6,321	12.82%	19,428	13.30%
Income: \$100,000 - \$125,000	560	8.78%	5,149	10.44%	14,283	9.78%
Income: \$125,000 - \$150,000	499	7.82%	2,877	5.83%	8,250	5.65%
Income: \$150,000 - \$200,000	455	7.13%	3,100	6.29%	8,170	5.59%
Income: \$200,000+	499	7.82%	3,293	6.68%	8,256	5.65%
2020 Avg Household Income	\$89,109		\$85,073		\$80,631	
2020 Med Household Income	\$64,793		\$63,716		\$60,698	



COLUMBUS

Regional Overview

The Columbus Ohio region is a rapidly growing metropolitan of over 2 million people. Columbus has grown over 9.3 % since the last census in 2010 and is expected to grow even more. It is now the 14th largest city in the United States and the 2nd largest city in the Midwest after Chicago. Due to its central location, over 151 million people can be reached in a one day drive from the Columbus region. That's over 46 % of the United State's population.



2,230,960
residents



826,729
households



\$63,498
median household
income

#1

Opportunity
City

#4

City to Start
a Business

#5

City for
Entrepreneurs
& Startups

"Columbus is the #1 rising city for startups and the top remerging city for venture capital"

FORBES MAGAZINE

Top Employers



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