

FOR LEASE



\$ 19.50/SF MG

1100 N Beecher Crossing Unit D, Columbus, OH 43230

- Attractive first floor office condo in Gahanna, OH.
- Located off of N Hamilton Rd.
- High-end finishes with many private offices.
- Multiple ADA bathrooms and entry doors.
- +/-3,101 SF available.
- Can accommodate medical or general office use.
- Fiber optic internet available in the building.



Click Here for Video

BEST CORPORATE REAL ESTATE
JAMES MANGAS, CCIM
4608 SAWMILL ROAD
COLUMBUS, OH 43220
WWW.BESTCORPORATEREALESTATE.COM
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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.

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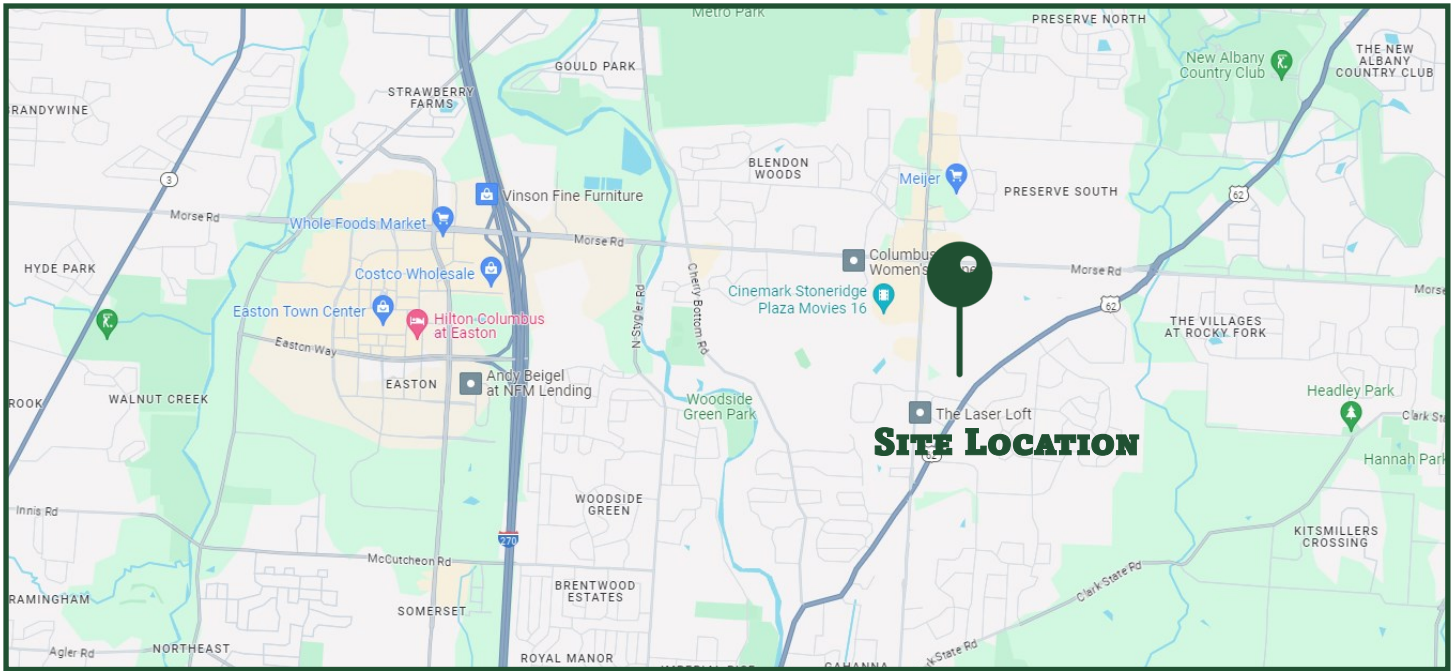
Aerial



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NEARBY TRAFFIC COUNT (2023)

Street	Avg Daily Volume
Beecher Rd - Beecher Xing N	5,061
E Johnstown Rd - Grove Dr	9,076
N Hamilton Rd - Beecher Rd	24,844



DEMOGRAPHICS

	Within 1 Mile	Within 3 Miles	Within 5 Miles
Population (2020) 	6,224	45,680	102,888
Households (2020) 	6,770	24,211	49,183
Avg Household Income (2020) 	\$95,755	\$92,095	\$79,895

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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. Central Ohio region is projected to reach a 3.15 million population by 2050.



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

 **WORTHINGTON**
INDUSTRIES

 **FedEx**

 **Nationwide**

 **XPO**
Logistics

 **CardinalHealth**

 **GAP**

 **intel**

 **AMERICAN**
ELECTRIC
POWER

 **Huntington**

 **Whirlpool**
CORPORATION

 **DSW**
DESIGNER SHOE WAREHOUSE

 **VERTIV**

 **HYPERION**
Materials & Technologies

 **amazon**

 **Walmart**

 **TARGET**

 **Lbrands**

Intel to invest \$20 billion into Central Ohio that will employ approximately 3,000 workers.

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