

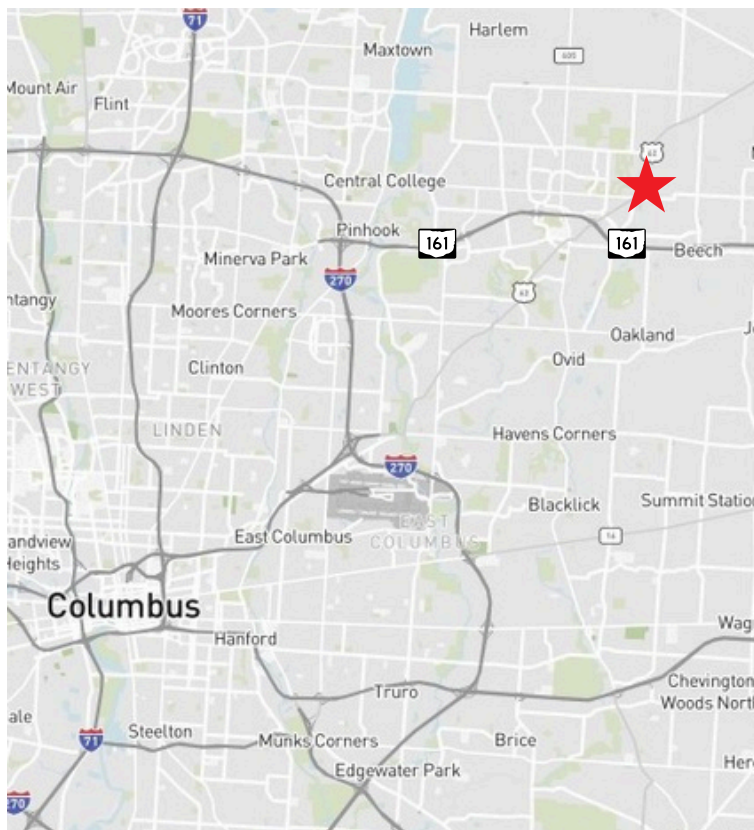


96,096 SF

Industrial space for lease

8820 Smith's Mill Road

New Albany, Ohio 43054

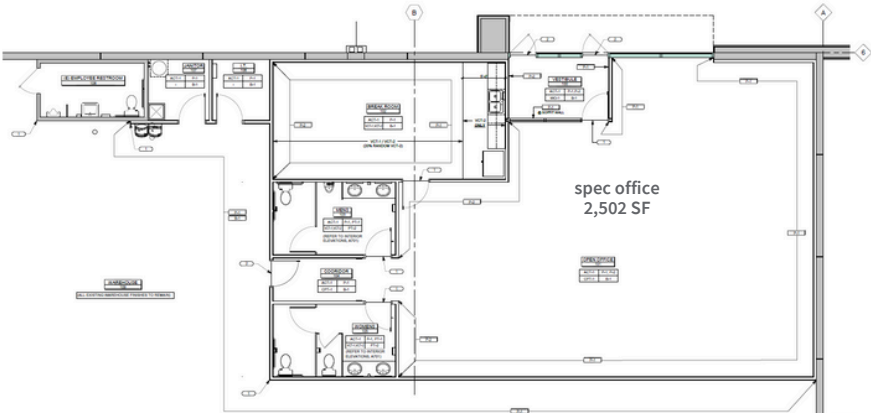


Property specifications

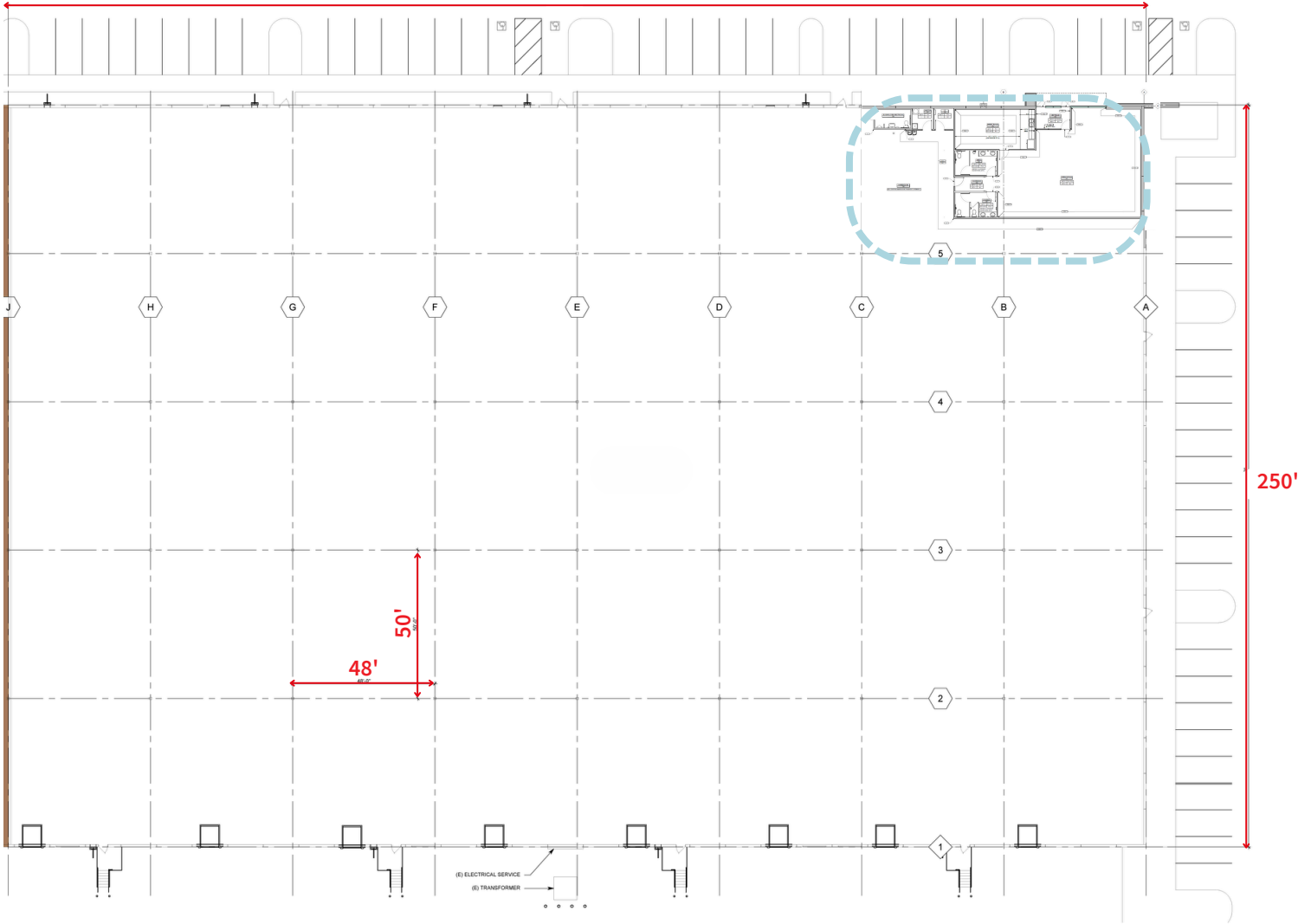
- Year Built: 2017
- 96,096 SF available for immediate occupancy
- Total Building: 264,000 SF
- Spec Office (2,502 SF)
- Clear Height: 30'
- Interior Bays: 50' x 48'
- Lighting: LED
- Fire Suppression: ESFR (K-17 Heads)
- Bldg. Depth: 250'
- Truck Court Depth: 130'
- 8 Docks
- 2024 Exp. Est: \$1.62/SF
- Asking Rate: Negotiable

96,096 SF

Available for immediate occupancy

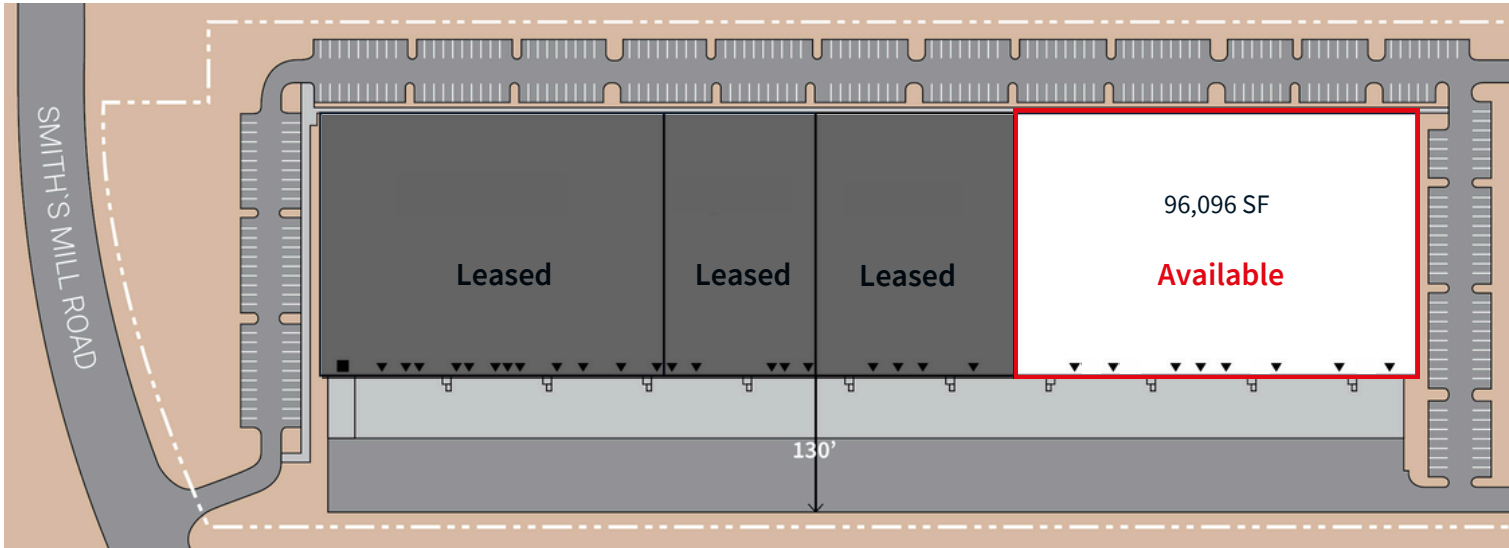


384'



96,096 SF

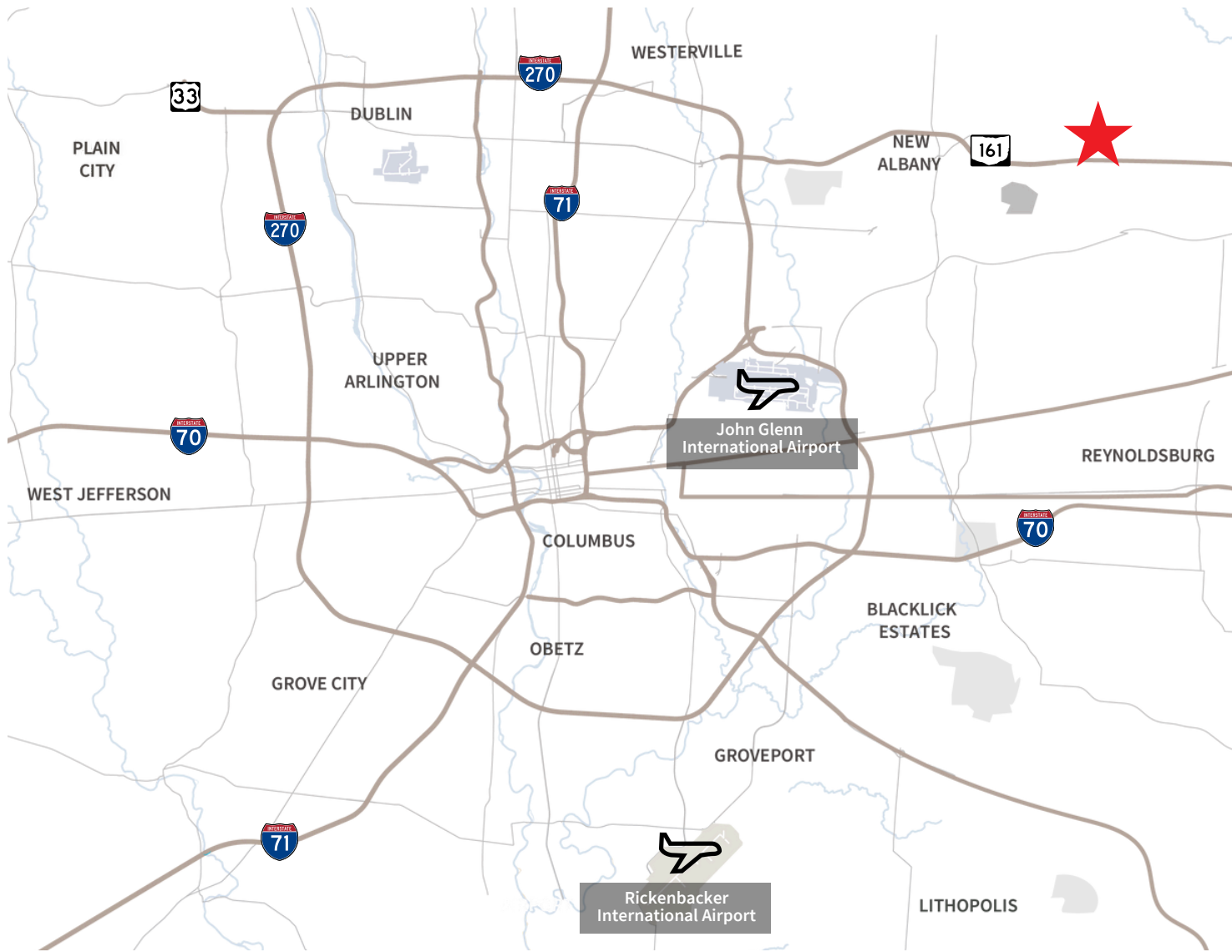
Site plan



96,096 SF



Access

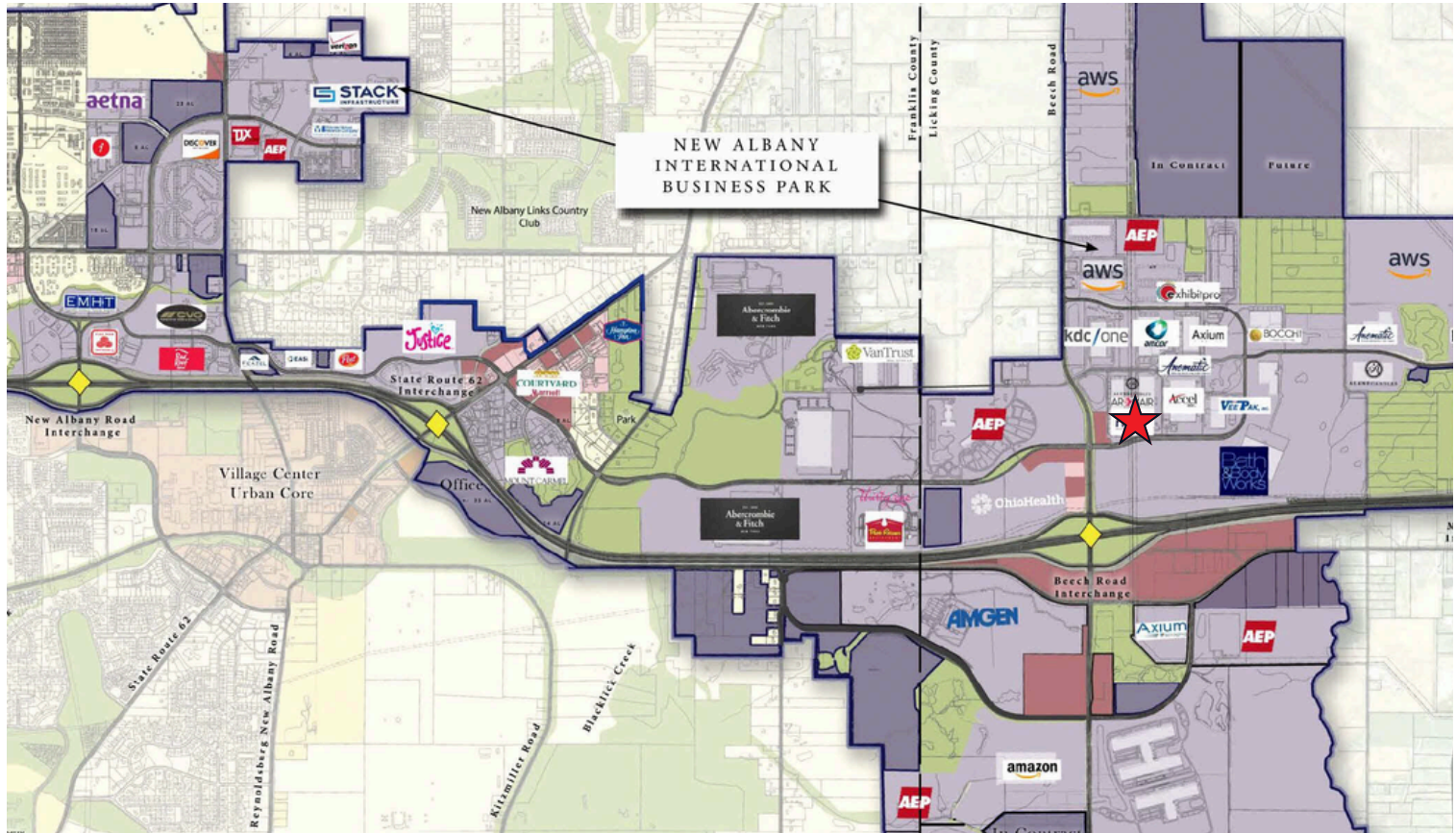


Access

- | | | |
|-----------------------------|----------------------------|---|
| 1 miles
to 161 | 12 miles
to I-71 | 14 miles
to John Glenn
International Airport |
| 12 miles
to I-270 | 14 miles
to I-70 | 26 miles
to Rickenbacker
International Airport |

96,096 SF

Industrial space for lease



JLL

Nick Tomasone

Columbus, Ohio

614.460.4482

nick.tomasone@jll.com

Dan Wendorf

Columbus, Ohio

614.460.4407

dan.wendorf@jll.com

Kilar Mariotti

Columbus, Ohio

614.460.4444

kilar.mariotti@jll.com

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