



# For lease

310 North Yearling Road  
Columbus, Ohio 43213

# Property specifications

- 25,000 s.f immediate availability
- Fully conditioned warehouse/production space
- Free standing class A facility
- Located in an Opportunity Zone
- Clear span flex space with 12' clear height throughout
- Compressed air-lines throughout
- Sprinklered throughout
- 2 drive-in doors and 1 dock door
- Office space includes a great mix of private offices, conference rooms, open area and extra-large breakroom and restrooms
- Located in the city of Whitehall. Zoned Industrial District. Site boasts extra acreage which can be used for yard/storage space or warehouse expansion



## Heavy Power

Heavy power capacity  
1200amp, 3phase

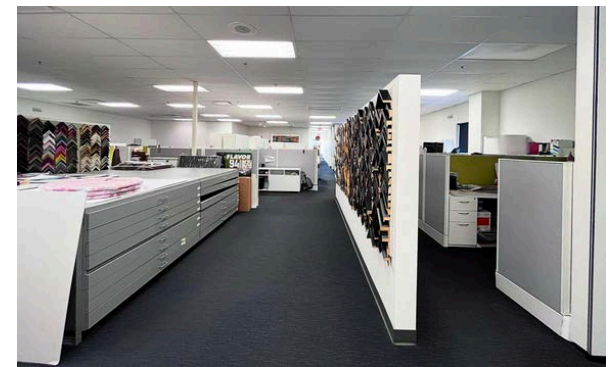
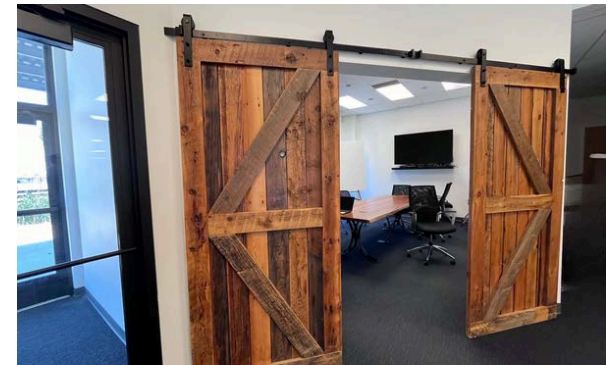
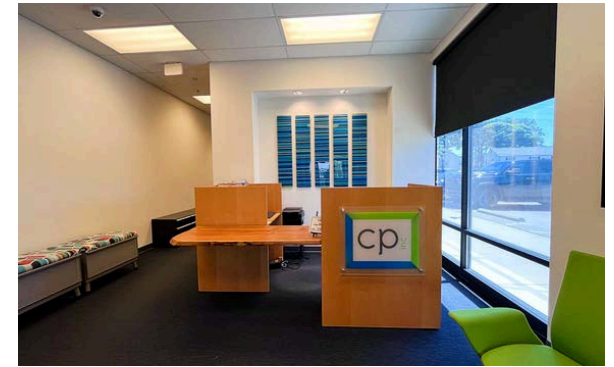
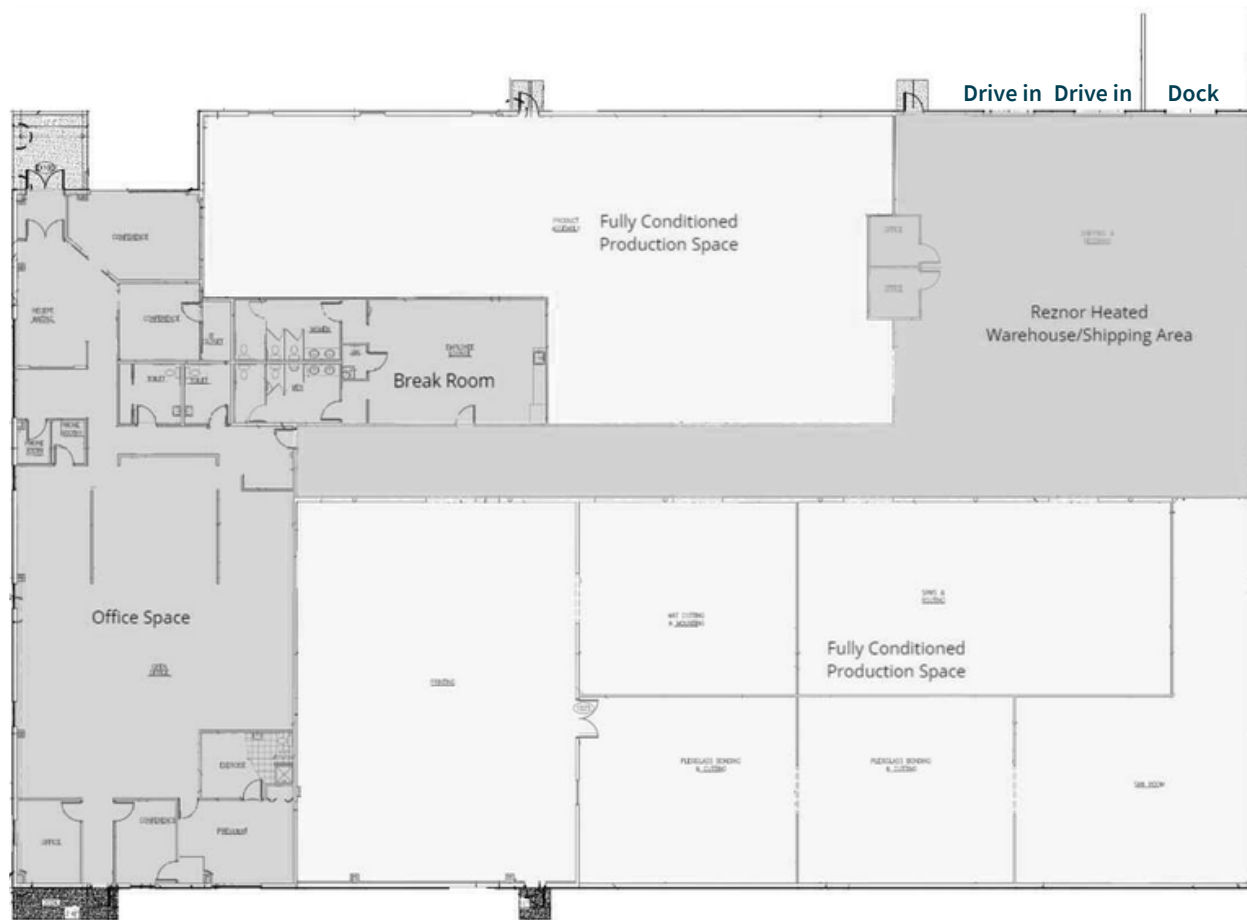
## 3.83 Acres

additional land available

## Fully Conditioned

warehouse/production space

# Floorplans



# Market access

The site is located next to Port Columbus International Airport and the Defense Supply Center, offering a central location with quick access to the airport distribution hub and I-270 via East Broad Street. Access is available from Yearling Road and Poth Road at a signalized intersection.

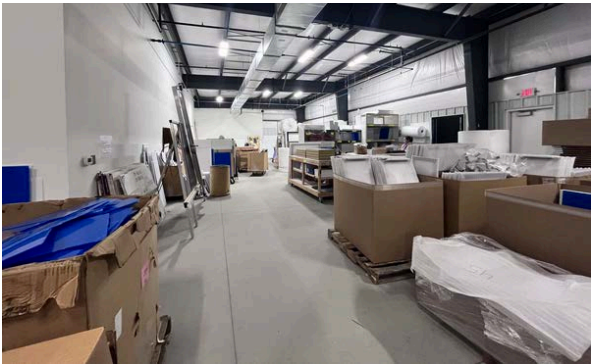
- Intel, New Albany, Ohio - 13.5 miles
- John Glenn Columbus International Airport - 0.5 miles

## Highway access

- I-270: 1.69 miles
- I-70: 5.5 miles
- I-71: 5.3 miles



Location map



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