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CIVIC CENTER
D R I V E

BakerHostetler

Park National Bank

**CLASS A OFFICE
SPACE FOR LEASE**



Property overview

255,400 SF

building

2,398 SF

1st floor

18,081 SF

6th floor

(demisable to 5,875 SF)

Features:

- Furniture available
- Monument signage available
- Updated lobby with art gallery

Amenities & Services:



Attached
parking garage



Fitness center
with showers and
towel service



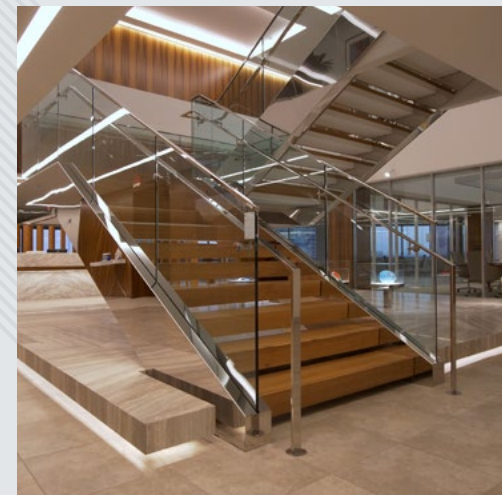
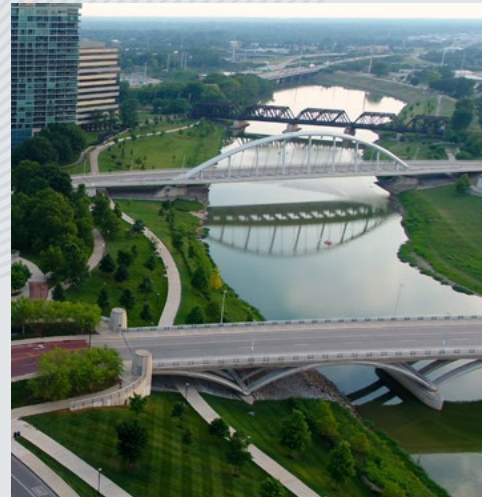
Lobby café with indoor
and outdoor seating

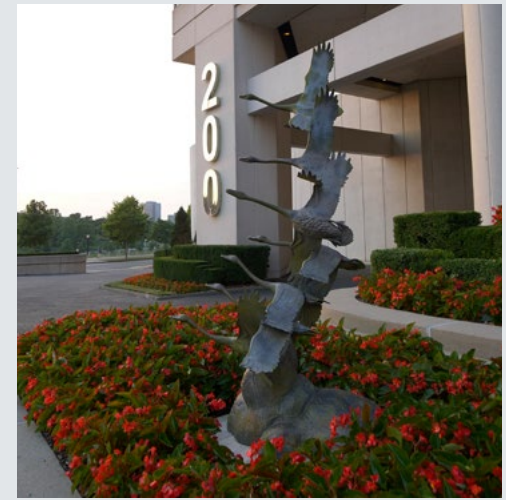


Shared
conference room



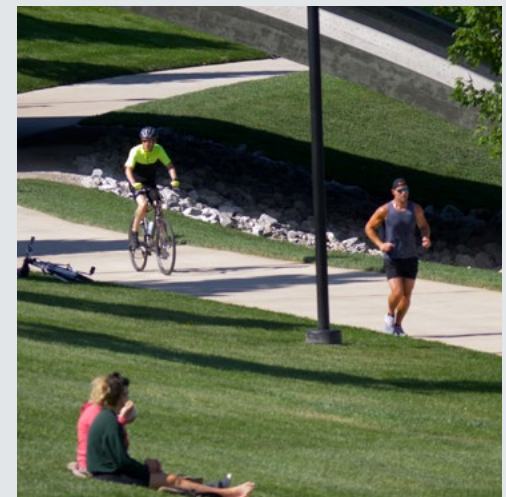
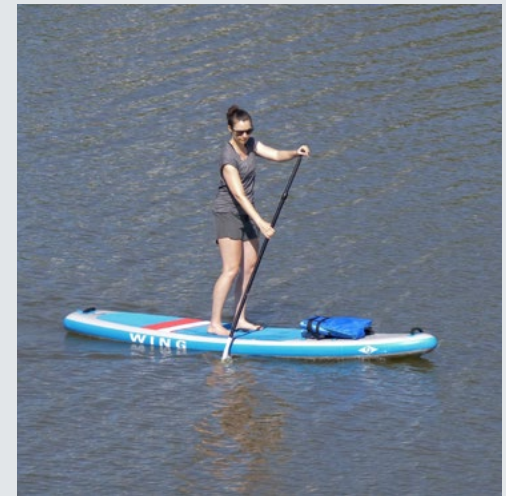
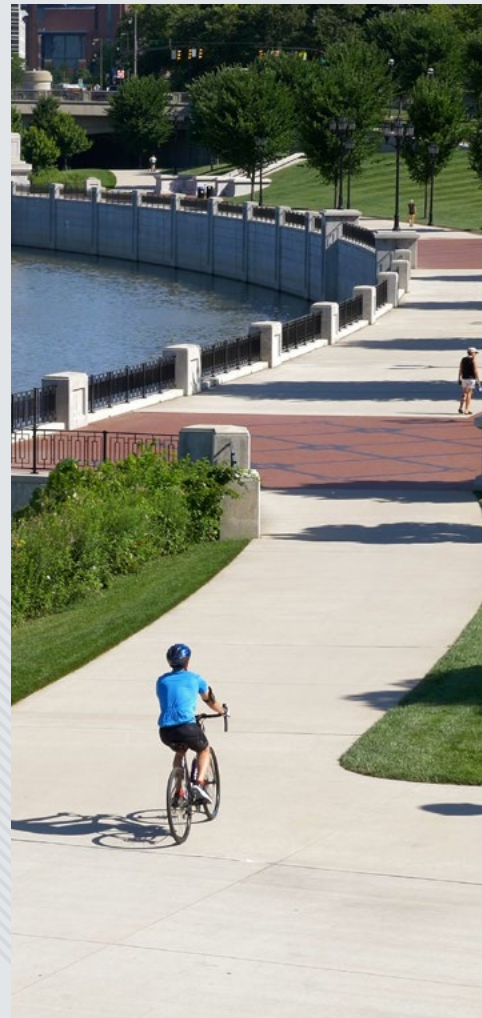
On-site property
management and security





In the heart of downtown

200 Civic Center Drive is ideally located on the Scioto Riverfront in the heart of downtown Columbus. Tenants enjoy incredible views, walking paths, and convenient access to downtown and Franklinton amenities.



The Capital Line

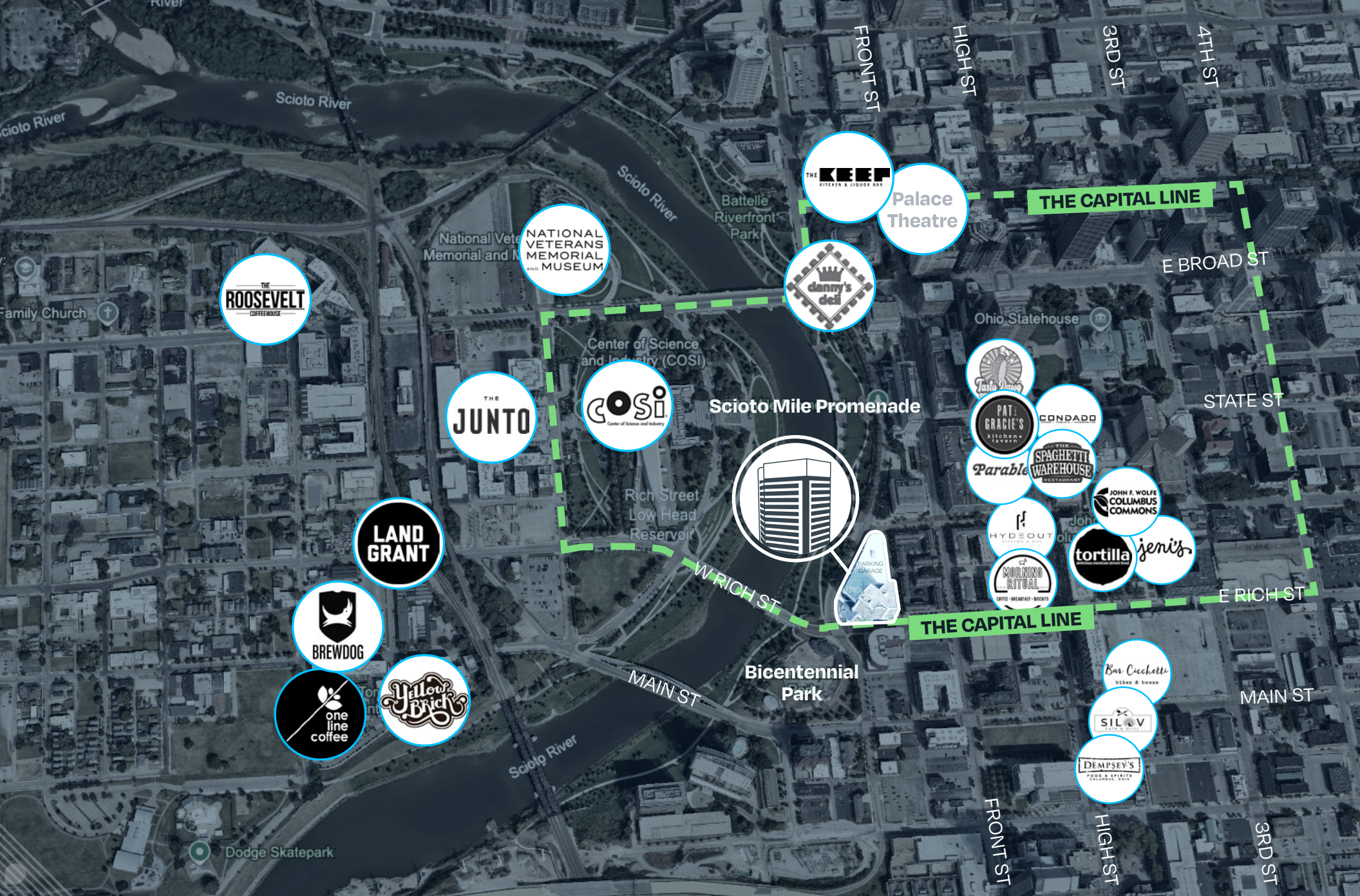
200 Civic Center is within walking distance to The Capital Line, an urban pathway woven through the heart of Downtown Columbus. This two-mile journey, exclusive to bike and pedestrian traffic, offers an intentional route to some of the city's most vibrant attractions, connecting amenities, greenspaces, job centers, and residential neighborhoods within Downtown Columbus.

This innovative urban pathway will not only bridge the geographical gaps between diverse neighborhoods but will also act as a catalyst for cultural enrichment, social cohesion, and economic revitalization within the heart of the city that will benefit everyone in the Columbus Community.

[CLICK TO LEARN MORE](#)

Source: downtowncolumbus.com

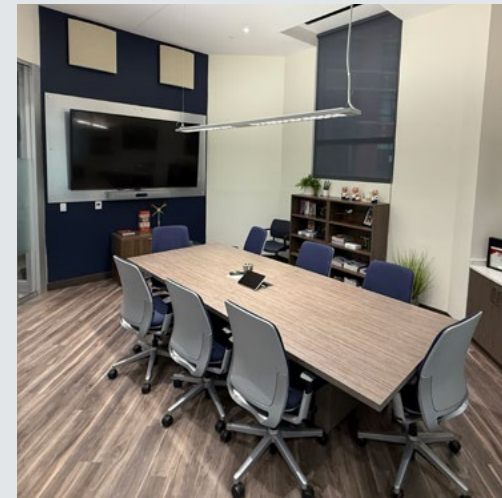




Downtown location

Premium furnished suites

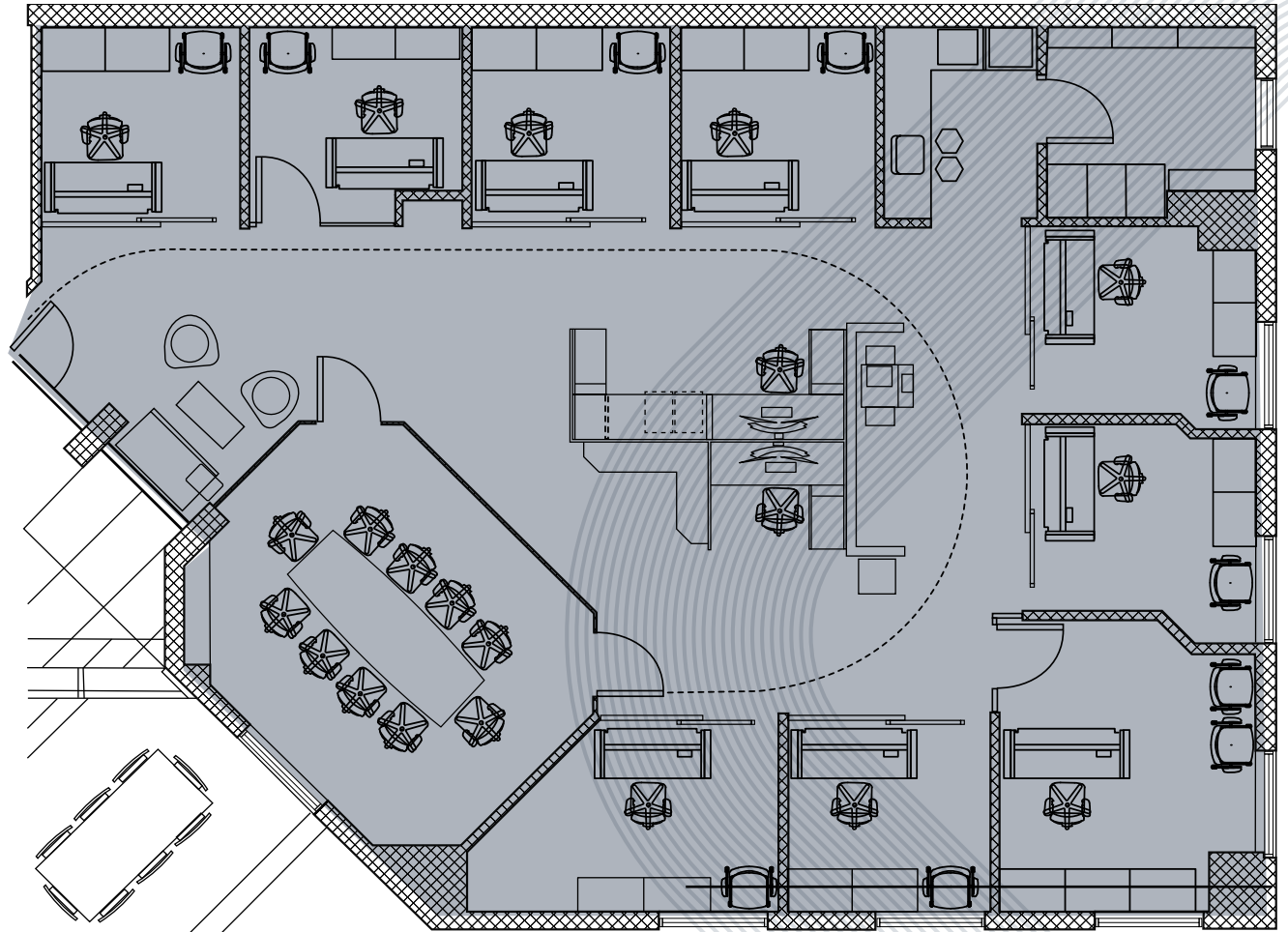
Experience turnkey luxury in two meticulously furnished executive suites. Each suite features Class A furniture, state-of-the-art technology infrastructure, and immediate move-in capability, delivering the perfect blend of functionality and sophistication. These thoughtfully designed spaces offer an elevated professional environment without the setup investment or delay.



Floorplan

1st Floor

- Immediate occupancy
- Convenient access on Lobby/Floor 1
- Recently finished (2020) and turn-key for new tenant
- Nine private offices with glass fronts
- Mix of interior and perimeter with windows
- Large conference room with glass walls
- Fully furnished
- Great ceiling height
- Kitchenette
- Copy area



2,398 SF

Suite 110

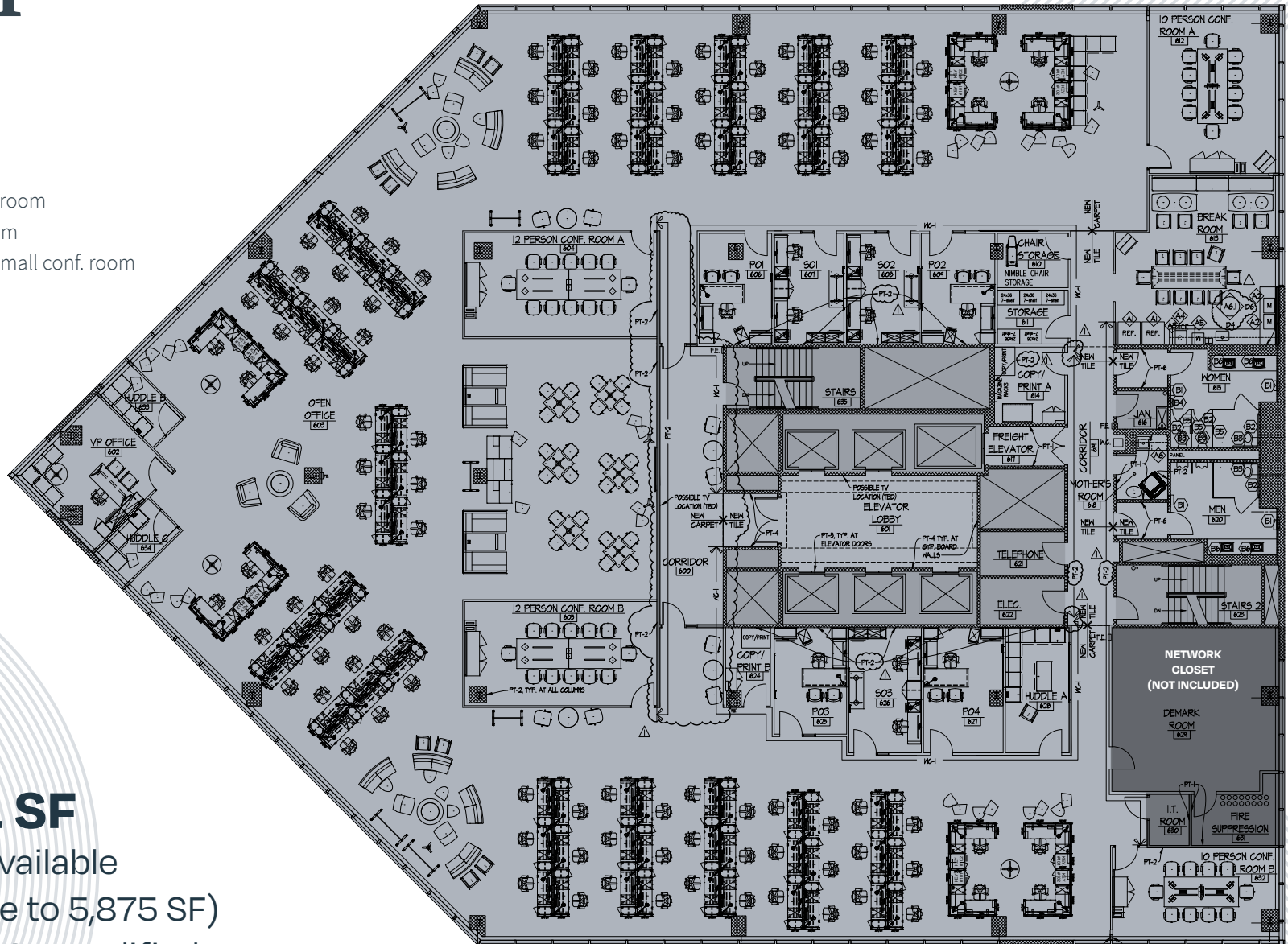
\$27 PSF, Modified gross



Floorplan

6th Floor

- 12 workstations
- 90 benching stations
- 3 shared offices
- 4 private offices
- 2 twelve person conf. room
- 2 ten person conf. room
- 1 exec visitor office / small conf. room
- 1 "think tank" room
- 2 phone booths
- 2 copy/print areas
- Breakroom



18,081 SF

full floor available

(demisable to 5,875 SF)

\$21-\$25 PSF, Modified gross



On-site comforts

The modern 2nd floor fitness center features state-of-the-art equipment, locker rooms, showers, and towel service. Below the fitness center in the art-laden lobby, tenants enjoy a café offering breakfast and lunch Monday through Friday. With an attached garage for tenants, 200 Civic Center provides the most convenient experience possible.





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