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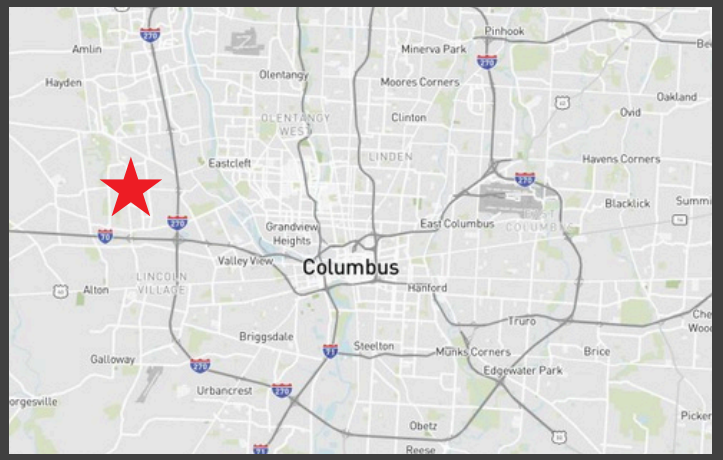
1,595 - 14,495 SF

Industrial space for lease



Hilliard Commerce Park

4402 Weaver Court N, Hilliard, Ohio 43026



Location

- Less than 2 miles to I-270 interchange
- 5.5 miles to I-70
- 1.0 mile from amenity rich area - Cemetery Road corridor

Property specifications

- Suites ranging from 1,500 - 14,495 SF
- 18' clear height
- 1 drive-in door per unit (14' x 16')
- 3 Phase power
- Energy efficient LED lighting
- Potential BTS for Phase 2

Advantages

- Class A new construction
- 6 building park

Click or scan for a virtual tour

Jones Lang LaSalle Brokerage, Inc.

jll.com

Site plan

Como Development

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Units can be combined for larger suites

Building 6
1,650 SF Available
218' x 55'

Building 5
3,000 SF Available
150' x 80'

Building 4
8,195 SF Available
218' x 55'

Building 3
Fully leased
150' x 80'

Building 2
Fully leased
218' x 55'

Building 1
1,650 SF Available
218' x 55'

Property specifications

Como Development

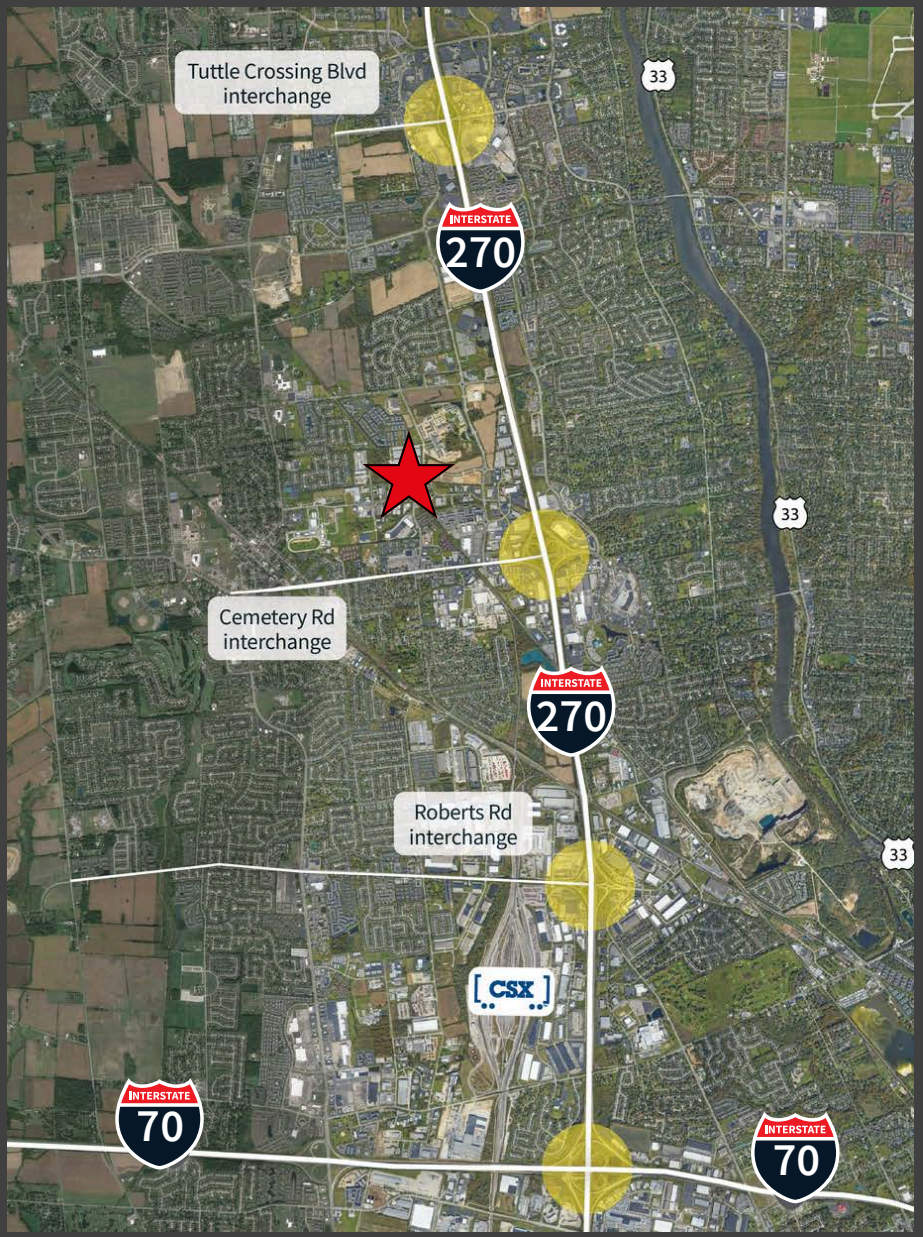
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	Building One, Four, Six	Building Five
Building size	11,990 SF	12,000 SF
Available SF	Builiding one: 1,650 SF Building four: 1,595 SF- 8,195 SF Building six: 1,650 SF	Building five: 1,500 - 3,000 SF
Building dimensions	218' x 55'	150' x 80'
Clear height	18'	18'
Roof	Metal standing seam	Metal standing seam
Grade level doors	Building one: 1 (14'x16') Building four: 5 (14' x 16') Building six: 1 (14' x 16')	Building five: 2 (14' x 16')
Truck court depth	24'	30'
Warehouse lighting	High bay LED	High bay LED
Power	3 Phase - 120/208V 100 Amp panel per unit	3 Phase - 120/208V 100 Amp panel per unit
Tax abatement	10 year, 50%	10 year, 50%
Zoning	M-1	M-1
Built	Phase I: Q3 2024 Phase II: Q2 2026	Phase I: Q3 2024 Phase II: Q2 2026

Access and proximity

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Highway access

1.2 miles to I-270 — INTERSTATE 270

2.7 miles to US 33 — US 33

5.5 miles to I-70 — INTERSTATE 70

4.0 miles to SR 161 — 161

9.0 miles to I-71 — INTERSTATE 71

Less than 2 miles to I-270 interchange
5.5 miles to I-70
1.0 mile from amenity rich area - Cemetery Road corridor

Demographics

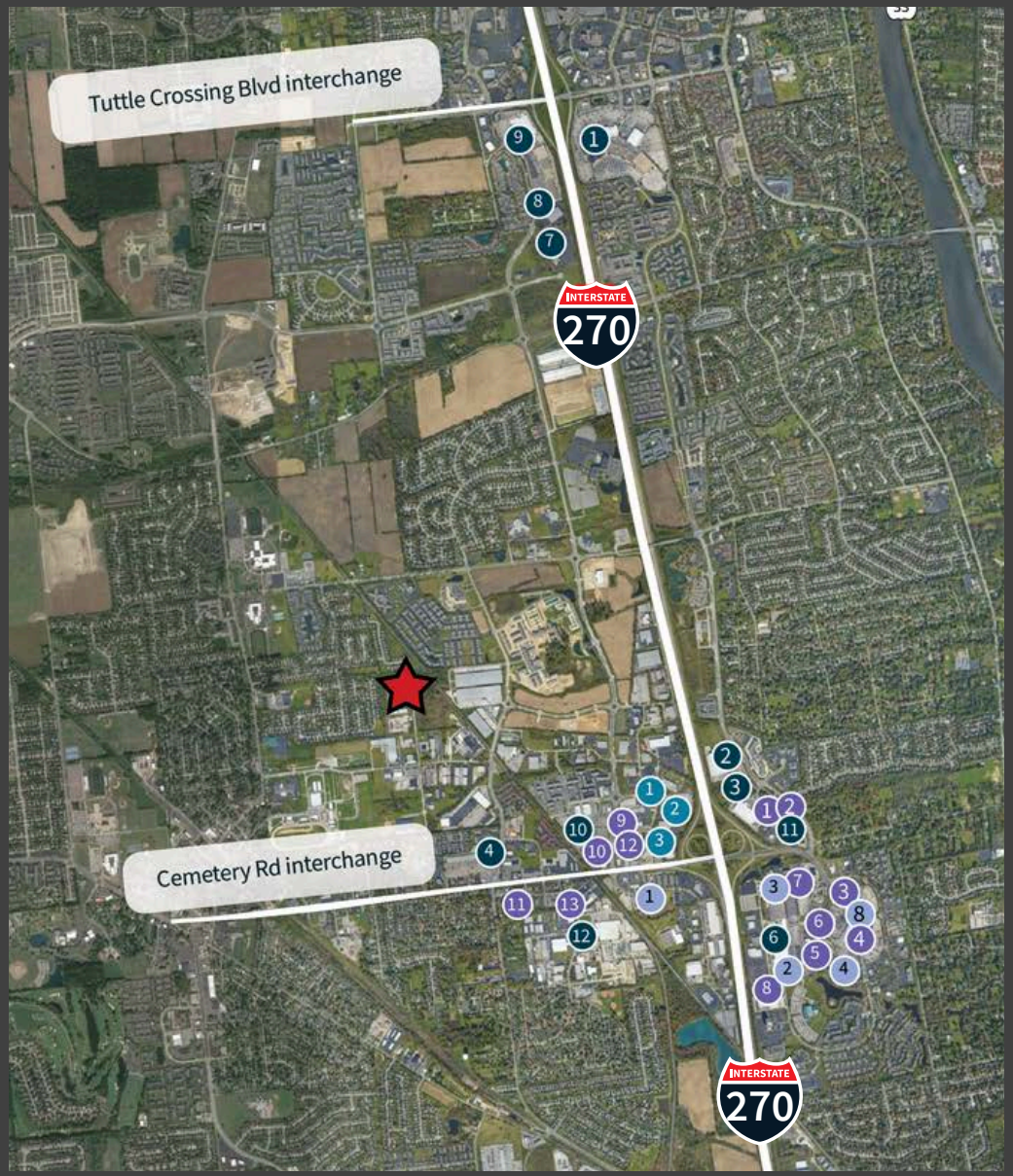
15, 30, 45 minutes

2022 Demographics	15 minute	30 minute	45 minute
Population	320,615	1,424,672	1,913,304
Households	133,878	575,853	754,172
Median HH income	$91,887	$72,754	$75,178

Amenities

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Shopping

1 Mall at Tuttle Crossing
2 Target
3 Home Depot
4 Staples
5 Pet Supplies Plus
6 Lowes
7 World Market
8 Best Buy
9 Walmart
10 Market District
11 Kroger
12 Aldi

Dining

1 Crazy Burrito
2 Staples
3 Chiptole
4 Starbucks
5 Popeyes
6 Panera Bread
7 First Watch
8 Dave & Busters
9 McDonalds
10 Rusty Bucket
11 Taco Bell
12 Wendy's
13 Penn Station

Hotels

1 Towne Place Suites by Marriot
2 Hampton Inn
3 Avid Hotel

Other services

1 Sheetz
2 Crunch Fitness
3 Tire Discounters
4 Kenneth's Hair Salon

Property photos

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1,595 - 14,495 SF

Industrial space for lease

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Josh Weithman
Columbus, Ohio

614.460.4410
josh.weithman@jll.com

Joe Davis
Columbus, Ohio

614.439.5434
joseph.davis@jll.com

Matthew Collins
Columbus, Ohio

740.815.7986
matthew.collins@jll.com

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