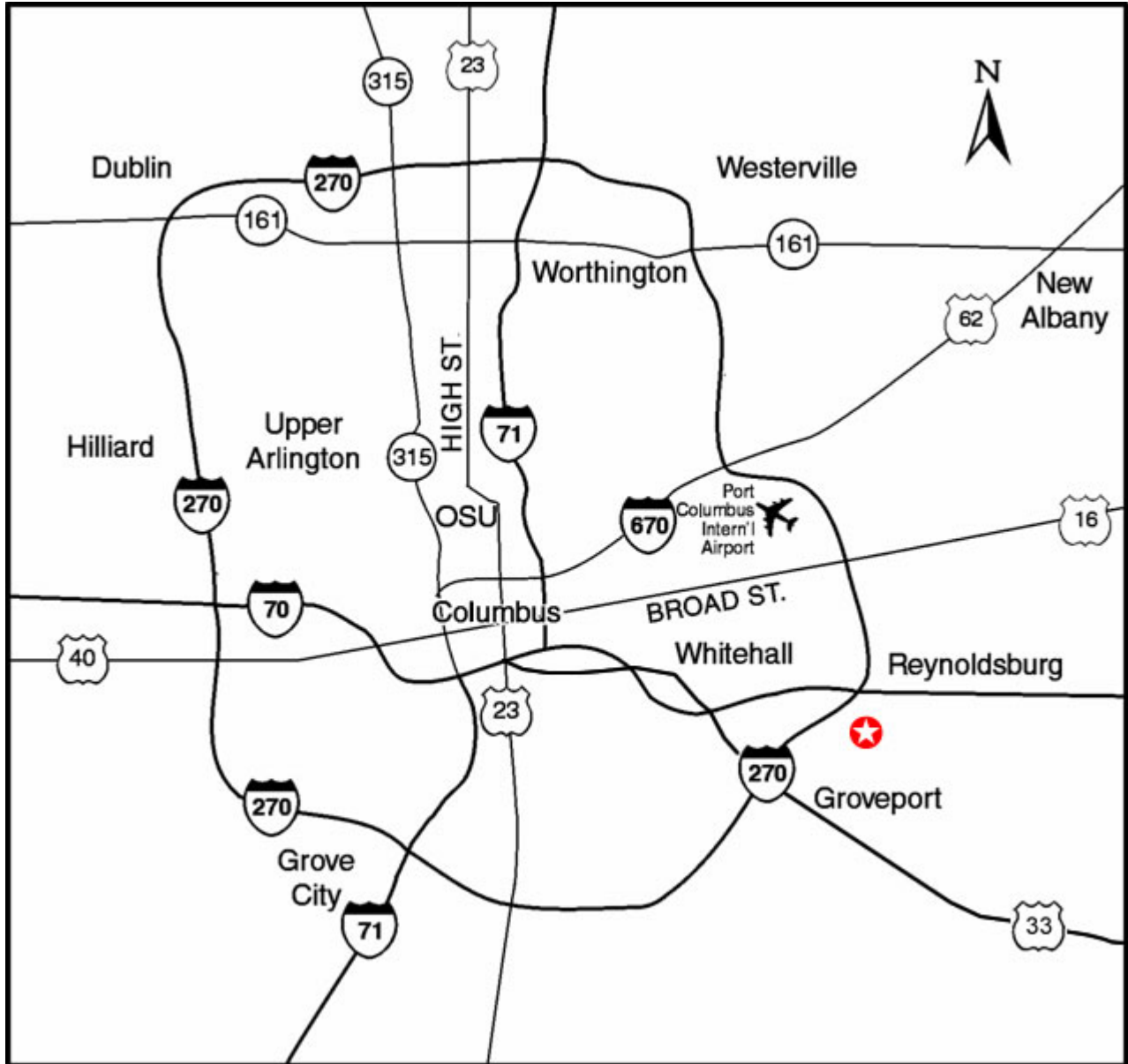




PRE-LEASING RETAIL SPACE

5551 Chatterton Road
Columbus, OH 43232





PRE-LEASING RETAIL SPACE

5551 Chatterton Road
Columbus, OH 43232

For Lease:

- Chatterton Square
- +/- 13,200 SF In-Line Retail Space
- Lease Rate: \$14 per SF NNN
- Estimated Operating Expenses: \$2.75 per SF
- Available Late 2006/Early 2007

For Sale:

- 1.25 Acre Outlot
- Proposed 2,000 to 6,500 SF Building
- Sale Price: \$375,000

Property Information:

- Parking 95-110 Spaces
- Average Traffic Count: 16,000 VPD
- Located Approximately 0.8 Miles from I-270 and Hamilton Road

For Additional Details, Please Contact:

Patrick Dwyer
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614.286.1500 cell
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Anthony Maronitis
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amaronitis@ohioequities.com





PRE-LEASING RETAIL SPACE

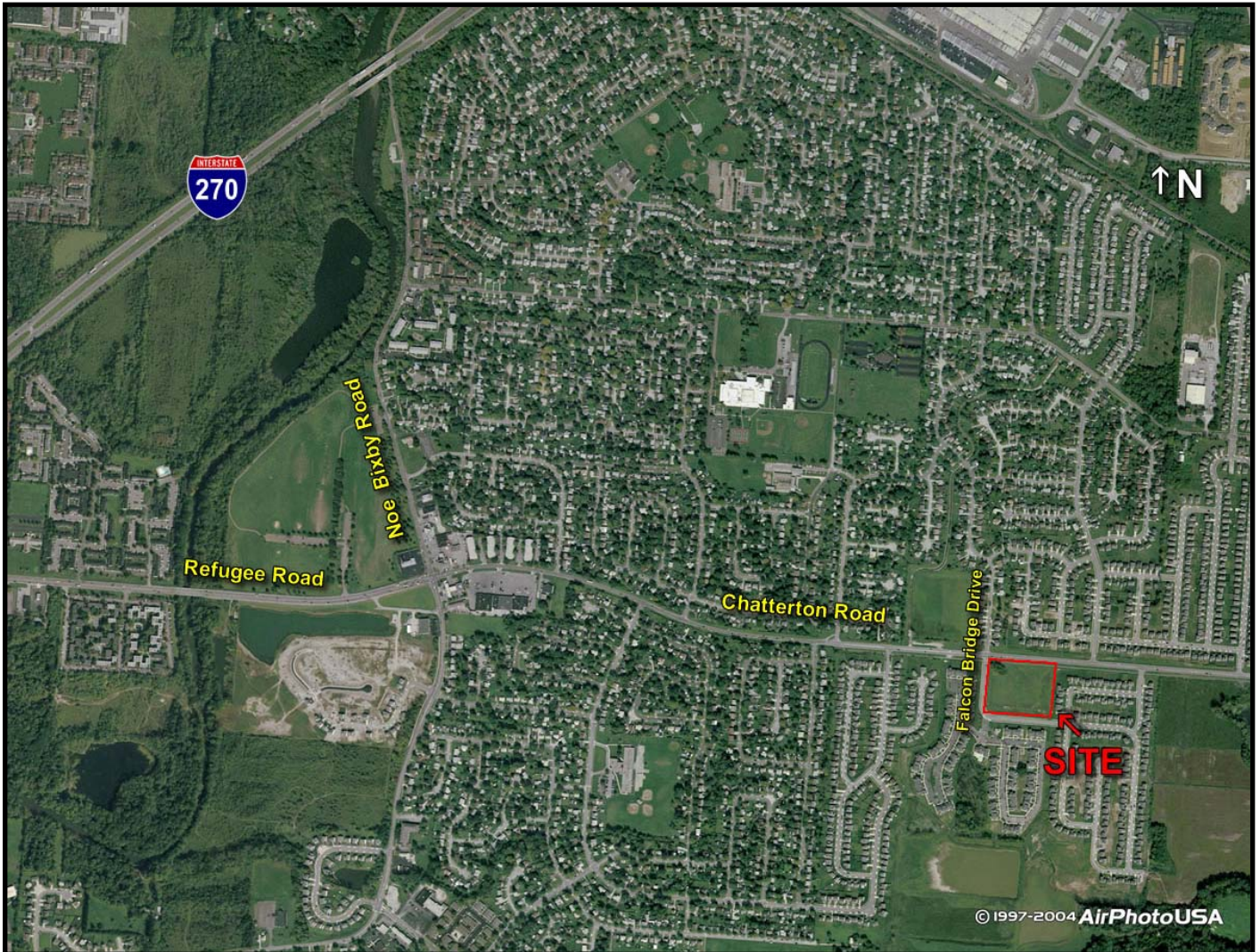
5551 Chatterton Road
Columbus, OH 43232





PRE-LEASING RETAIL SPACE

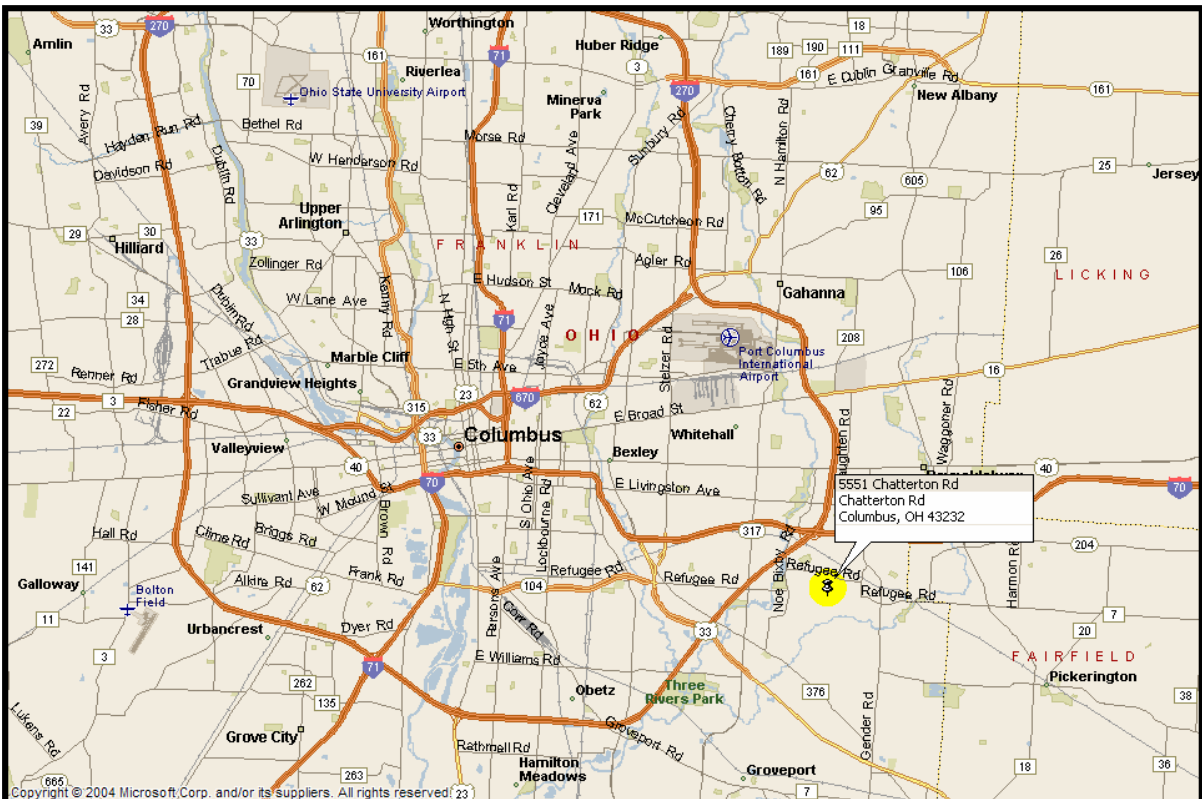
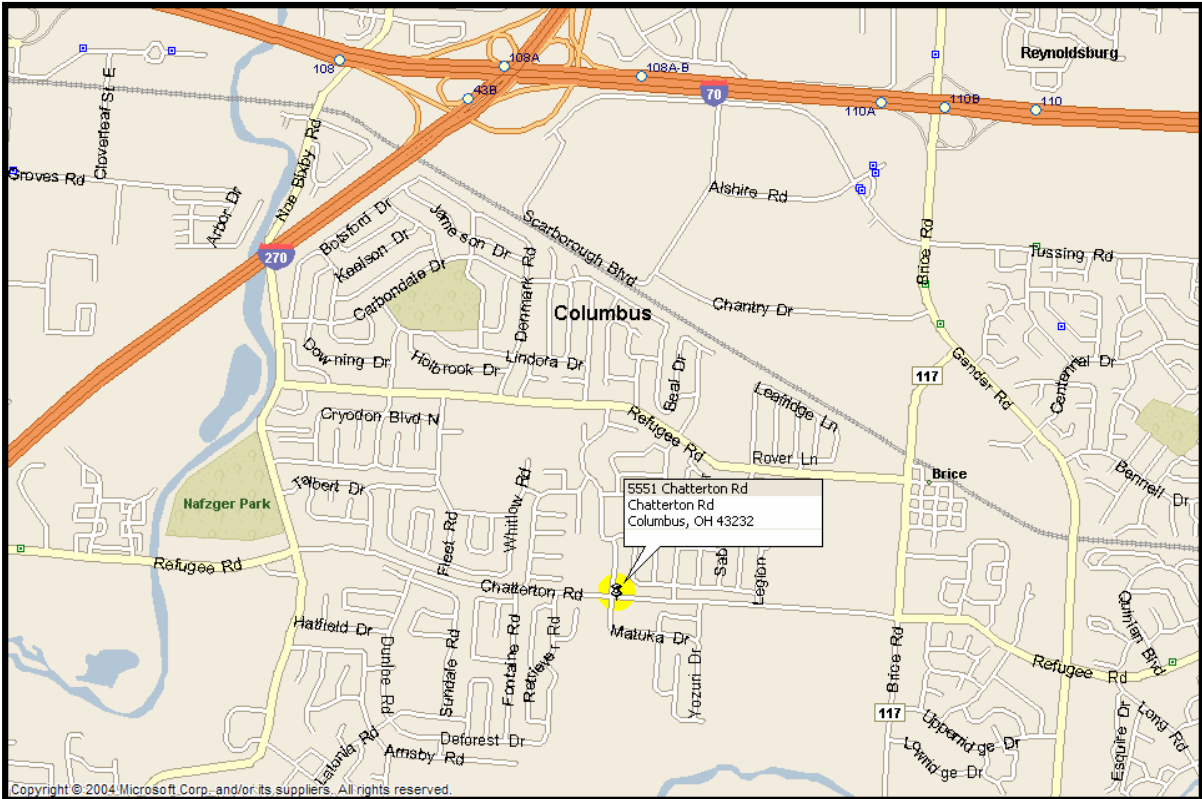
5551 Chatterton Road
Columbus, OH 43232



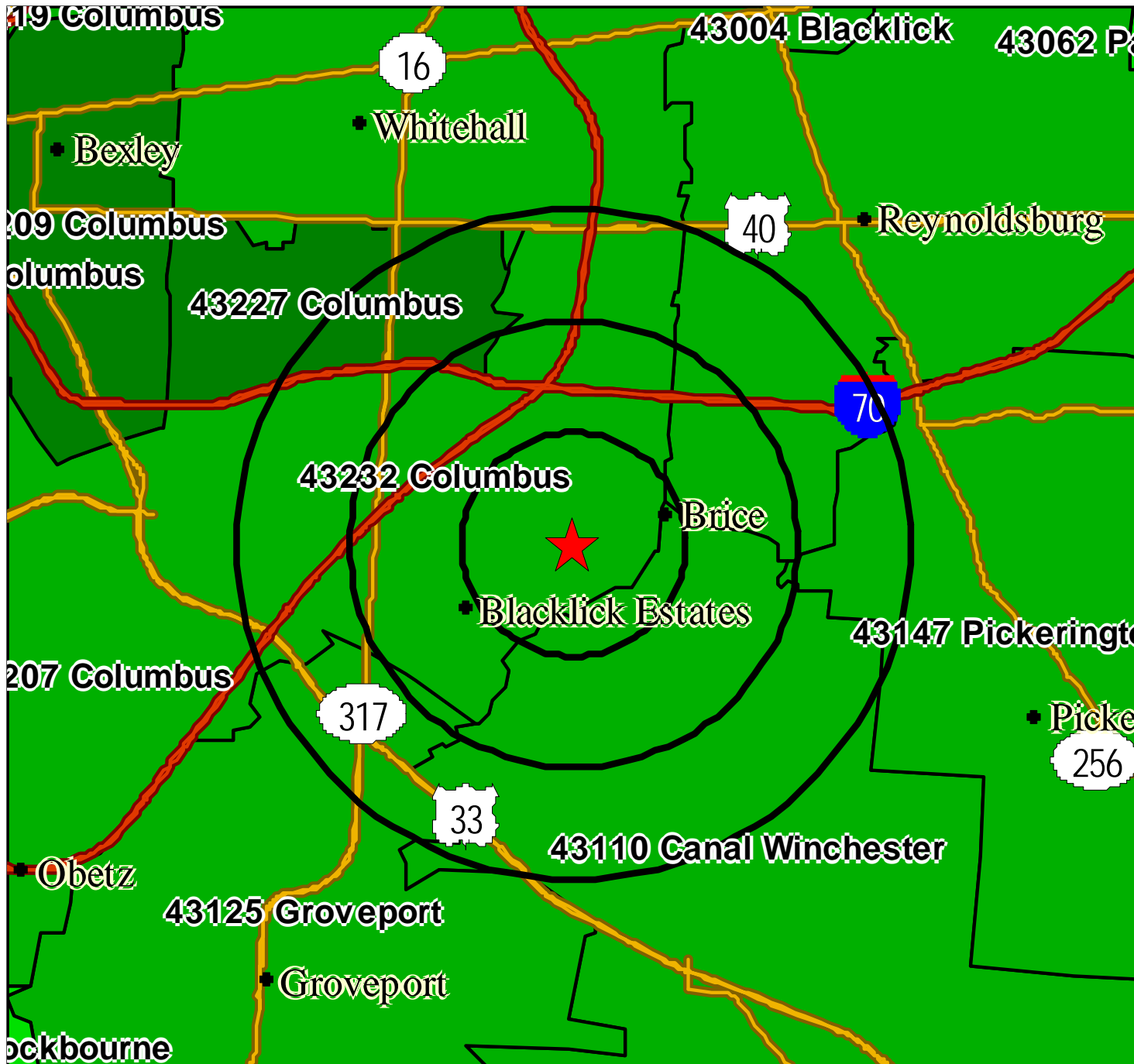


PRE-LEASING RETAIL SPACE

5551 Chatterton Road
Columbus, OH 43232



Basic Variables (2005) Population Density



CHATTERTON RD & FALCON
BRIDGE DR, COLUMBUS, OH
43232

Legend

- ZIP Codes**
- Above 3,550
 - 320 to 3,550
 - 29 to 320
 - 2.60 to 29
 - Below 2.60
 - No Data

- ★ Subject Site
- 1, 2, 3 mile radii
- Post Code Bndry
- Big City Ctr
- Medium City Ctr
- Small City Ctr
- Prim. Hwy
- Secd. Hwy
- Water Bodies

Source: Applied Geographic Solutions © 2005.
DemographicsNow is brought to you by SRC,
LLC. © 2005 All Rights Reserved

Date: 05/17/06





Date: 01/31/07
Current Geography Selection: (3 Selected) 1, 3, 5 mile radii: CHATTERTON RD & FALCON BRIDGE DR, COLUMBUS, OH 43232

Lat: 39.913640 **Long:** -82.847240
City: Columbus city **Pop:** 728,564
County: Franklin County **Pop:** 1,095,366
Zip: 43232 **Pop:** 41,562

Demographic Snapshot Comparison Report

	1 Miles:	3 Miles:	5 Miles:
Population:			
Total Population	12,299	79,564	186,278
Male Population	48.4%	48.4%	48.3%
Female Population	51.6%	51.6%	51.7%
Median Age	33.1	32.5	35.0
Population Density (per sq. mi.)	3,914.8	2,814.0	2,371.8
Employees	2,853	26,510	67,987
Establishments	156	2,098	5,883
Income:			
Median HH Income	\$55,447	\$47,103	\$48,888
Per Capita Income	\$21,161	\$21,750	\$23,301
Average HH Income	\$59,612	\$51,714	\$55,794
Households:			
Total Households	4,345	32,914	76,913
Average Household Size	2.83	2.41	2.41
Household Growth 1990 - 2000	20.2%	26.9%	19.8%
Housing:			
Owner Occupied Housing Units	72.4%	45.7%	50.6%
Renter Occupied Housing Units	16.0%	41.6%	36.9%
Vacant Housing Units	11.6%	12.7%	12.5%
Race:			
White	63.6%	65.8%	69.2%
Black	30.1%	27.6%	24.7%
American Indian, Eskimo, Aleut	0.3%	0.2%	0.2%
Asian	2.4%	2.8%	2.8%
Hawaiian or Pacific Islander	0.0%	0.0%	0.0%
Other	0.7%	1.0%	0.9%
Multirace	2.8%	2.6%	2.2%
Ethnicity:			
Hispanic	2.7%	3.8%	3.4%
Non-Hispanic	97.4%	96.3%	96.6%

Current year data is for the year **2006**, 5 year projected data is for the year **2011**. More [About Our Data](#).
Demographic data © 2006 by Experian/Applied Geographic Solutions.