

# RETAIL SPACE FOR LEASE

## POWELL PLAZA

9684-9700 Sawmill Parkway – Powell, OH 43065



SQUARE FEET	MONTHLY RATE	NNN CHARGES
1,567	\$2,546	INCLUDED IN MONTHLY RENT
1,800	\$2,925	INCLUDED IN MONTHLY RENT
1,950	\$3,169	INCLUDED IN MONTHLY RENT
2,393	\$3,889	INCLUDED IN MONTHLY RENT

Largest possible space is 3,960 SF.

### PROPERTY DESCRIPTION

- LOCATED ON THE SOUTHWEST CORNER OF POWELL ROAD AND SAWMILL PARKWAY
- IN POWELL AT BUSY SIGNALIZED INTERSECTION
- HIGHLY VISIBLE LOCATION
- EXCELLENT SIGNAGE
- SMALLEST SPACE 1,567 SF
- LARGEST POSSIBLE SPACE 3,960 SF
- OTHER TENANTS INCLUDE: STARBUCK'S COFFEE, PLANET SMOOTHIE, PIZZA HUT AND SWAN CLEANERS
- GIANT EAGLE ACROSS FROM CENTER. KROGER BEHIND CENTER
- THE COLUMBUS ZOO AND AMUSEMENT PARK IS JUST WEST OF THE PROPERTY
- 1,950 SF SPACE IS IDEAL FOR HAIR SALON, BEAUTY SALON, BARBER, NAIL SALON, DAY SPA, ETC.

**LEASE RATE \$19.50 PSF MG**  
**INCLUDES NNNEXPENSES**

For more information, go to:  
[www.powellplaza.com](http://www.powellplaza.com)

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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

# PROPERTY OVERVIEW

**Address:** 9684-9700 Sawmill Parkway  
Powell, OH 43065

**Location:** On the southwest corner of Powell Road and Sawmill Parkway

**Traffic Count:** Approximately 24,000 vehicles per day at intersection

**Land:** 2.109 Acres

**Building:** 14,085 SF

**Tenants:** Starbuck's Coffee  
Planet Smoothie  
Pizza Hut  
Swan Cleaners

**Available Spaces:**

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2,393	\$3,889	INCLUDED IN MONTHLY RENT
<b>Largest possible space is 3,960 SF. Ideal for hair salon, beauty salon, barber, nail salon, day spa, etc.</b>		

**Lease Rate:** \$19.50 PSF MG – NNN Expenses included in lease rate.

**NNN Expenses:** Included in monthly rent

**Key Demographics:**

	<u>1 – Mile</u>	<u>3 – Mile</u>	<u>5 – Mile</u>
Median Household Income:	\$99,858	\$94,475	\$86,404
Average Household Income	\$142,375	\$117,196	\$105,237
Population – 5 Miles	\$106,213		

**Interesting Fact:** The Columbus Zoo and amusement park is just west of the property

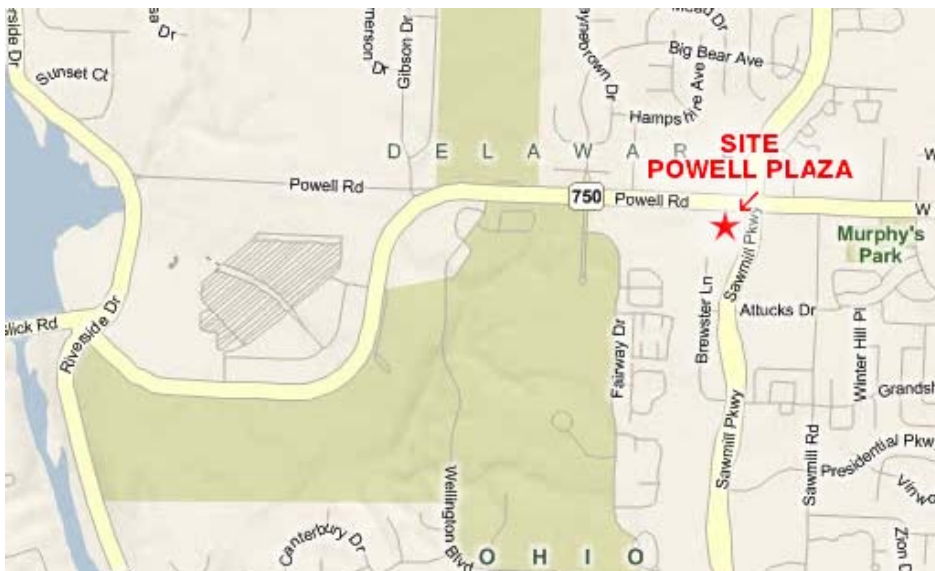


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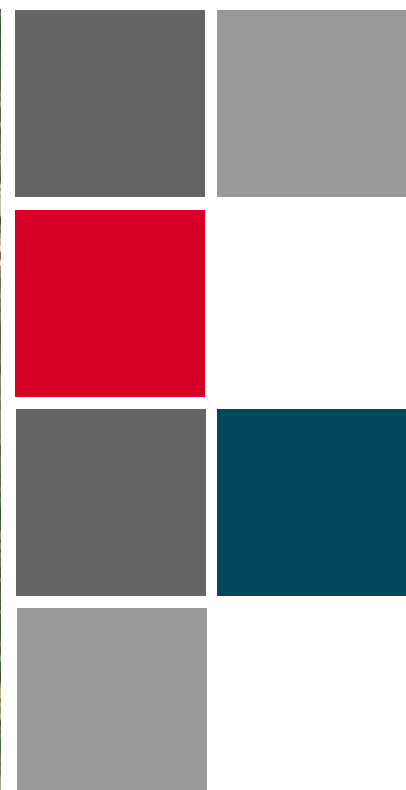
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