

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:

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. Ideal for hair salon, beauty salon, barber, nail salon, day spa, etc.		

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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