



PROPERTY DESCRIPTION

- 3,552 SF BUILDING ON .17 ACRES
- GREAT RETAIL SITE FACING 28,500 COLUMBUS STATE STUDENTS AND FACULTY
- DAIMLER TO BREAK GROUND ON 136 BED/STUDENT HOUSING APARTMENT BUILDING IN SUMMER 2010
- CORNER LOCATION
- 16,399 VEHICLES PER DAY

LEASE RATE \$45,000 PER YEAR NNN

FOR LEASE RETAIL BUILDING

237 Cleveland Avenue – Columbus, OH 43215



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.

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39,200 DOWNTOWN STUDENTS = \$70 MILLION PER YEAR RETAIL MARKET



Discovery District

Colleges and University	Current Enrollment
Columbus State Community College	28,500
Franklin University	7,800
Columbus College of Art and Design	1,600
Capital Law School	<u>1,300</u>
TOTAL	39,200

- \$45 million/year for purchase made before, during, and after classes + \$25 million/year market for back-to-school purchases (computers/electronics, new clothes, backpacks/supplies, etc.).
- About 55% of downtown students are over age 25, 56% are females, and almost all are commuters.
- Nontraditional students have higher rates of marriage and full-time employment than traditional-age students and therefore, have more spending money but less free time.
- Related markets include 6,000 faculty and staff and 2,700 daily main branch library visitors.
- Downtown Columbus has added 4,000 new students since 2008, and 12,000 since 2000 as New Economy jobs requires more education and Federal and State initiatives target community colleges.