



For Lease

Build-to-Suit **Class A Medical / General office**

- Ideally located medical campus with easy access to route 33 and I-270 in close proximity to Dublin Methodist hospital
- Join Emerald Pediatrics and newly signed pediatric dentist!
- Buildings 2 & 3 have 5,000 - 10,000 s.f. available for custom build (already approved by Dublin)
- Generous TI allowance, competitive lease rate and OPEX
- Possible uses also include daycare, school programs, counseling, orthodontics

5693 - 5697

Innovation Drive

Dublin OH

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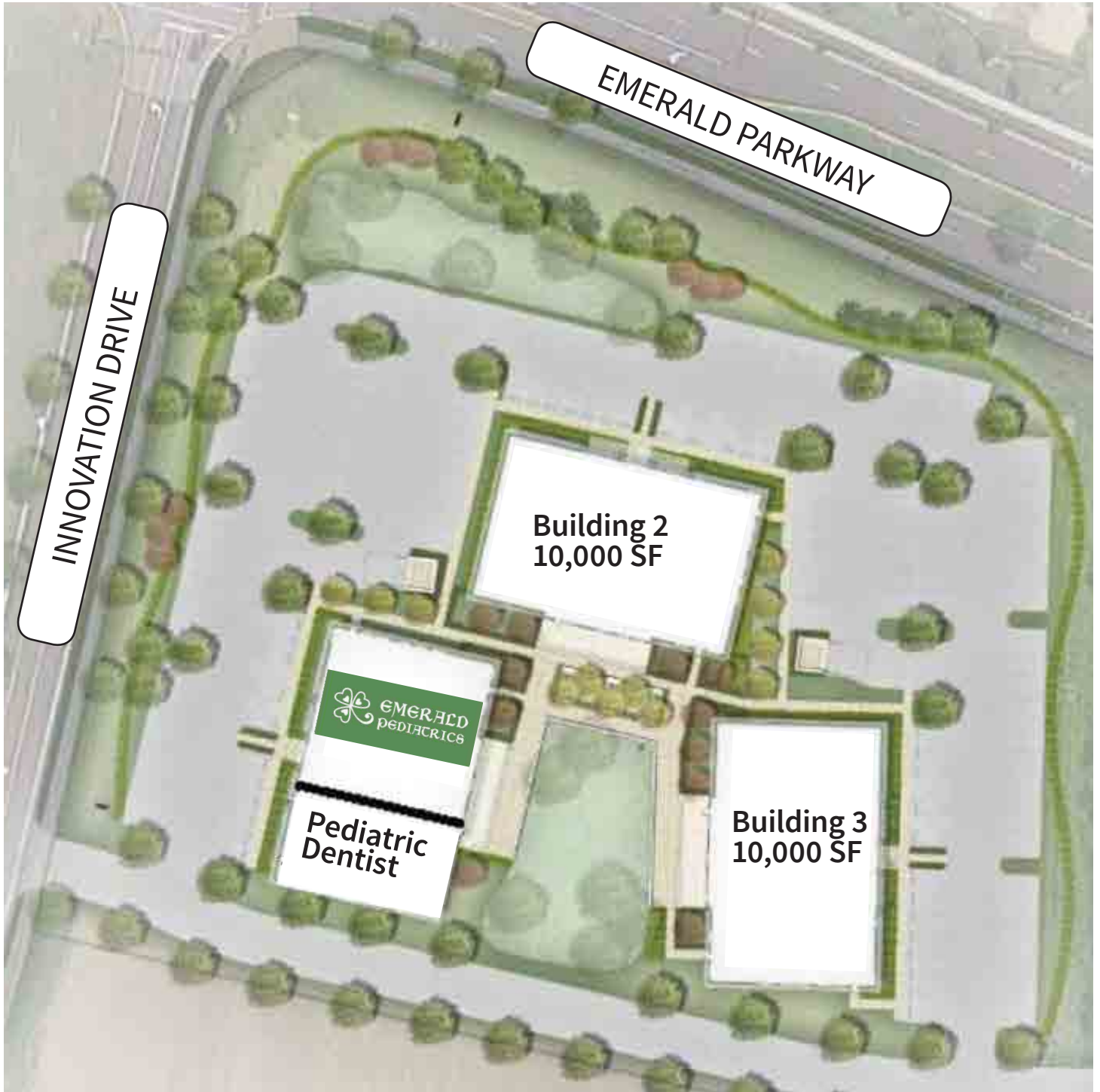
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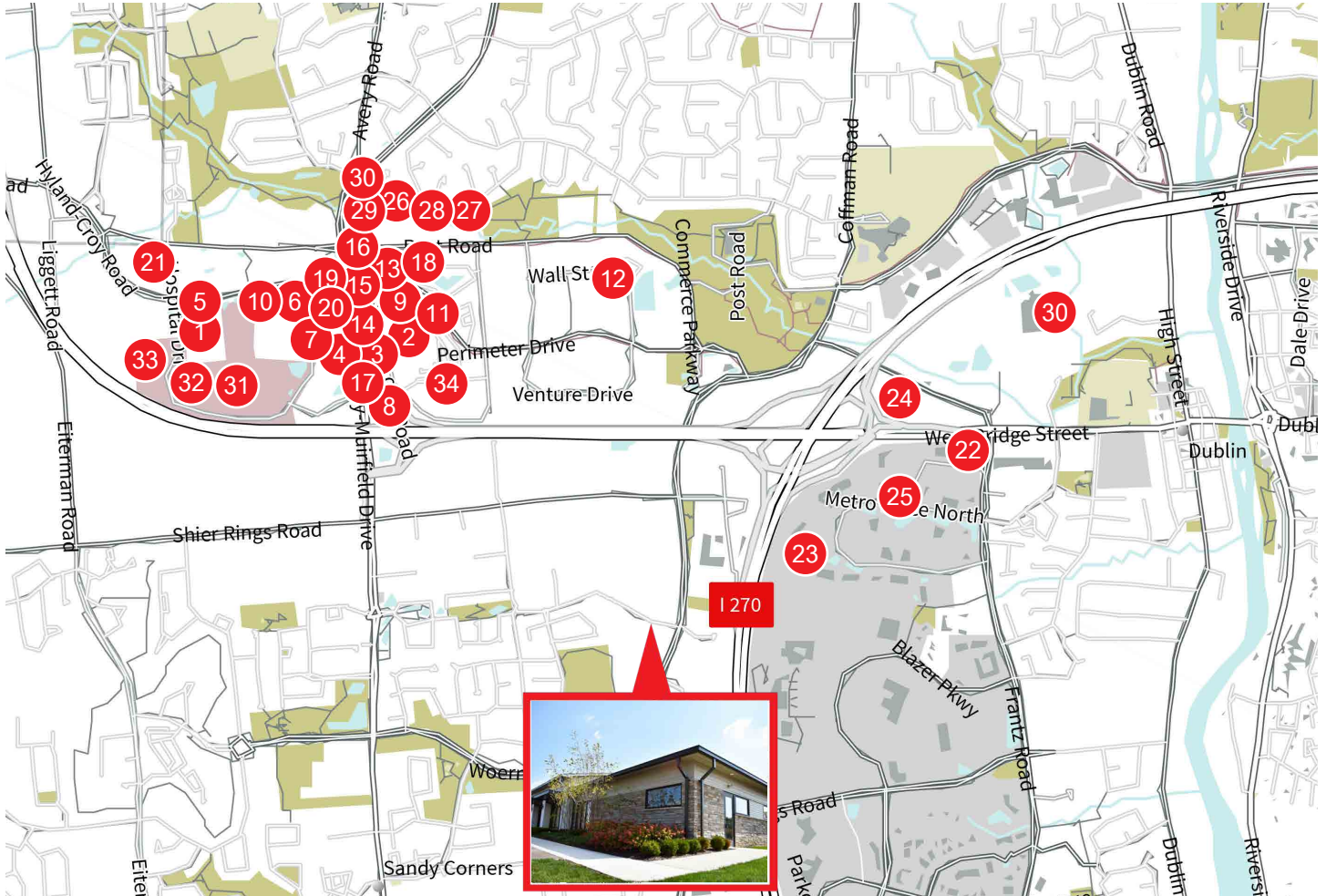


Site plan





Amenities



Retail/Restaurants

1. Kroger Supermarket
2. Giant Eagle Supermarket
3. GetGo Gas Station
4. Walgreens
5. LaRosa's Pizza Dublin
6. Piada Italian Street Food
7. Tim Hortons
8. Panera Bread
9. Starbucks
10. Pet People
11. Bath & Body Works
12. The Spa at River Ridge
13. Rusty Bucket Restaurant
14. Chipotle
15. The Goddard School

Hotels/Banks/Car Dealerships

16. Chase Bank
17. KeyBank
18. Third Federal Savings & Loan
19. Huntington Bank
20. Fifth Third Bank
21. PNC Bank
22. Embassy Suites
23. Crowne Plaza Columbus
24. Courtyard Columbus Dublin
25. Hilton Garden
26. Crown Mercedes Benz
27. Land Rover Dublin
28. Audi Dublin
29. MAG Volkswagen
30. Crown Chrysler Jeep Dodge Ram

Notable Locations

31. Nationwide Children's Hospital
32. OhioHealth Dublin Methodist
33. Central Ohio Surgical Associates
34. Perimeter Vet Hospital

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