



CAPITOL  
EQUITIES

# FOR LEASE

View all of our properties at [capitolequities.com](http://capitolequities.com)

## 955 WEST THIRD AVENUE COLUMBUS, OH 43212



**NEXT TO GRANDVIEW  
YARD DEVELOPMENT**

**AVAILABLE SF:** 3,825

**LOCATION:** Terrific location by the Grandview Yard Development & Giant Eagle Market District. Just minutes from Downtown Columbus and Route 315 and I-670/I-70

**NET RENTAL RATE:** \$15.50/SF

**OP. EX.:** \$2.16/SF

**UTILITIES:** Paid by tenant

**FEATURES:**

- A large entry lobby area
- Open offices with high ceilings
- Exposed duct work
- Conference Room
- Kitchenette
- Roll-up garage door
- Signage Available

**PARKING:** Lot and Street Parking Available

**DEMOGRAPHICS:**

Population:	324,800
Households:	137,168
Average HH Income:	\$36,726

**LIKE TO GET MORE INFO?**  
We'd love to hear from you.

**Ed Fellows**

[efellows@capitolequities.com](mailto:efellows@capitolequities.com)  
P: 614.760.5660 x 123

**J.R. Kern**

[jrkern@capitolequities.com](mailto:jrkern@capitolequities.com)  
P: 614.760.5660 x 124

**Capitol Equities Realty**

P: 614.760.5660  
F: 614.798.0015

580 N. Fourth Street, Suite 120  
Columbus, Ohio 43215

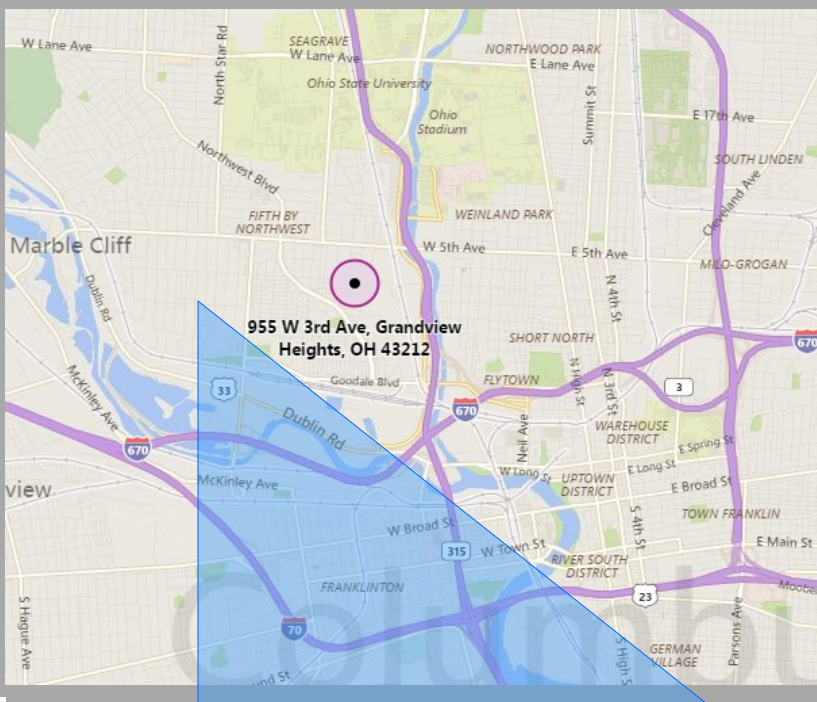
[capitolequities.com](http://capitolequities.com)



CAPITOL  
EQUITIES

FOR LEASE

955 WEST THIRD AVENUE COLUMBUS, OH 43212



GREAT LOCATION!  
LOCATED NEAR THE  
GRANDVIEW YARD  
DEVELOPMENT AND  
THE GIANT EAGLE  
MARKET DISTRICT!





CAPITOL  
EQUITIES

FOR LEASE

955 WEST THIRD AVENUE COLUMBUS, OH 43212





CAPITOL  
EQUITIES

FOR LEASE

955 WEST THIRD AVENUE COLUMBUS, OH 43212

FLOOR PLAN

3,825 SF

