

WEST PARK PLAZA

111 Huber Village Boulevard
Westerville, OH 43081

**Approx. 2 Acres
Available for Development**

**Build to Suite Anchor
up to 80,000+/- SF**



More Information:



PROPERTY FEATURES

West Park Plaza is a 216,957 SF shopping center situated on the corner of I-270 and SR 3 in Westerville. The Property is well positioned to serve the surrounding trade area, characterized by a stable housing market, growing population and a solidly middle class bedroom community.

Located in Westerville, a northeastern suburb of Columbus with a population of 36,000 and growing and boasts high income areas in much of the market.

The Westerville trade area sits to the southeast of the Polaris regional retail area anchored Polaris Fashion Mall and north of the Easton Towne Center market area that combined unclude most every regional draw retailer located in the market.

The center boasts a great tenant mix with soft lines leading the lineup complimented by the grocery/discount apparel, household products, health and beauty and home furnishings.



DEMOGRAPHICS

(2019 estimates)

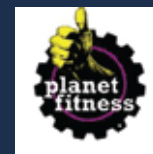
	Population 	Households 	Average HH Income 	Daytime Population
1 Mile	11,250	4,603	\$82,010	9,199
3 Miles	100,003	40,023	\$84,064	42,569
5 Miles	248,236	101,723	\$88,266	134,127
Trade Area	228,065	95,551	\$82,294	88,865

TRAFFIC COUNTS

42,950 VPD - on S. State Street directly in front of the site.

141,900 VPD - on I-270 South of the site.

KEY TENANTS



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SITE PLAN

West Park Plaza

Westerville, OH

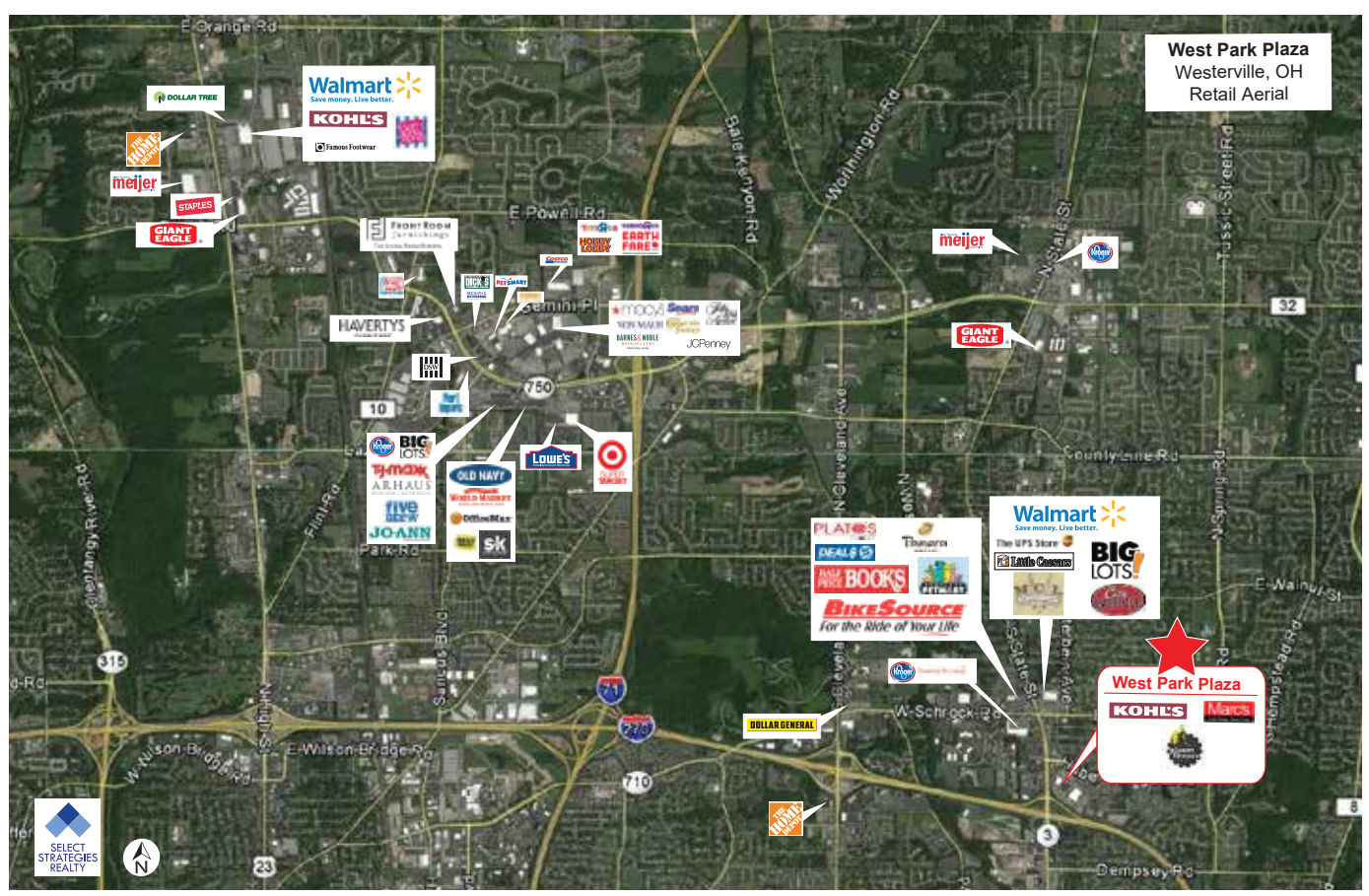


Suite #	Tenant Name	SF
	Kohl's (Not A Part)	99,380
1a	Available (30' frontage) (can be expanded up to 11,000 SF)	4,250
1	Title Boxing Club	50,024
2	Marc's	21,145
3	Available	4,670
4	Available	8,235
5	Available	30,614
6	Planet Fitness	

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9.1.20

RETAIL AERIAL



West Park Plaza
Westerville, OH
Retail Aerial

West Park Plaza
Kohl's Marc's