

FOR SALE OR LEASE

Office|Warehouse Building



Westerville, OH 43081

735 Ceramic Pl

Bill Davis
614-588-7561
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Property Information

AVAILABILITY

34,000± SF For Sale

16,935± SF For Lease

ASKING PRICE

\$2,950,000

LEASE RATE

\$12.00 PSF FSG

FEATURES

- Built 1991, 2 stories with 17K SF per floor
- Currently 50% occupied
- Suitable for single or multitenant –
- Abundance of windows and natural light
- Nicely finished space with glass walls throughout
- Various floor plans available; 3,000 SF to 16,935 SF on first floor
- 5,856 SF first floor warehouse
- 1-10'x12' covered dock
- Elevator
- 3 kitchen areas
- Situated on 2.3 acres
- 107 parking spots (1/300 SF ratio)
- Wooded setting with several patios
- New roof 2018, new HVAC 2017
- Fully sprinkled
- Taxes: 82,875

AREA

- Located in a primarily office area with some retail along W Schrock Road
- Close proximity to Mt. Carmel St. Ann's hospital
- Easy access to I-270

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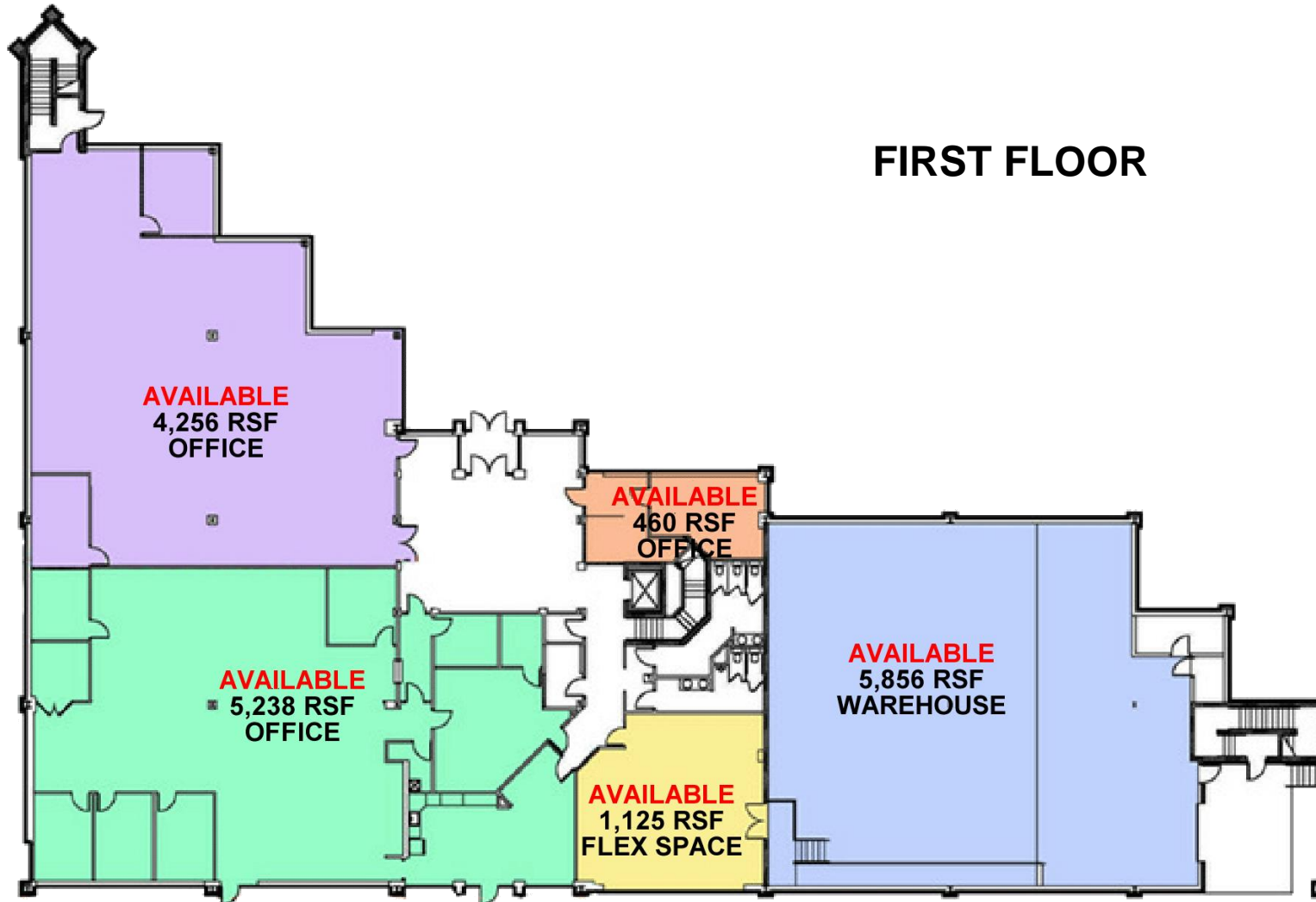
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Columbus, OH 43215
614-341-9800

FLOOR PLAN

WESTERVILLE, OH 43081
735 CERAMIC PL



All sizes are based on approximate RSF using a 1.107 Common Area Factor

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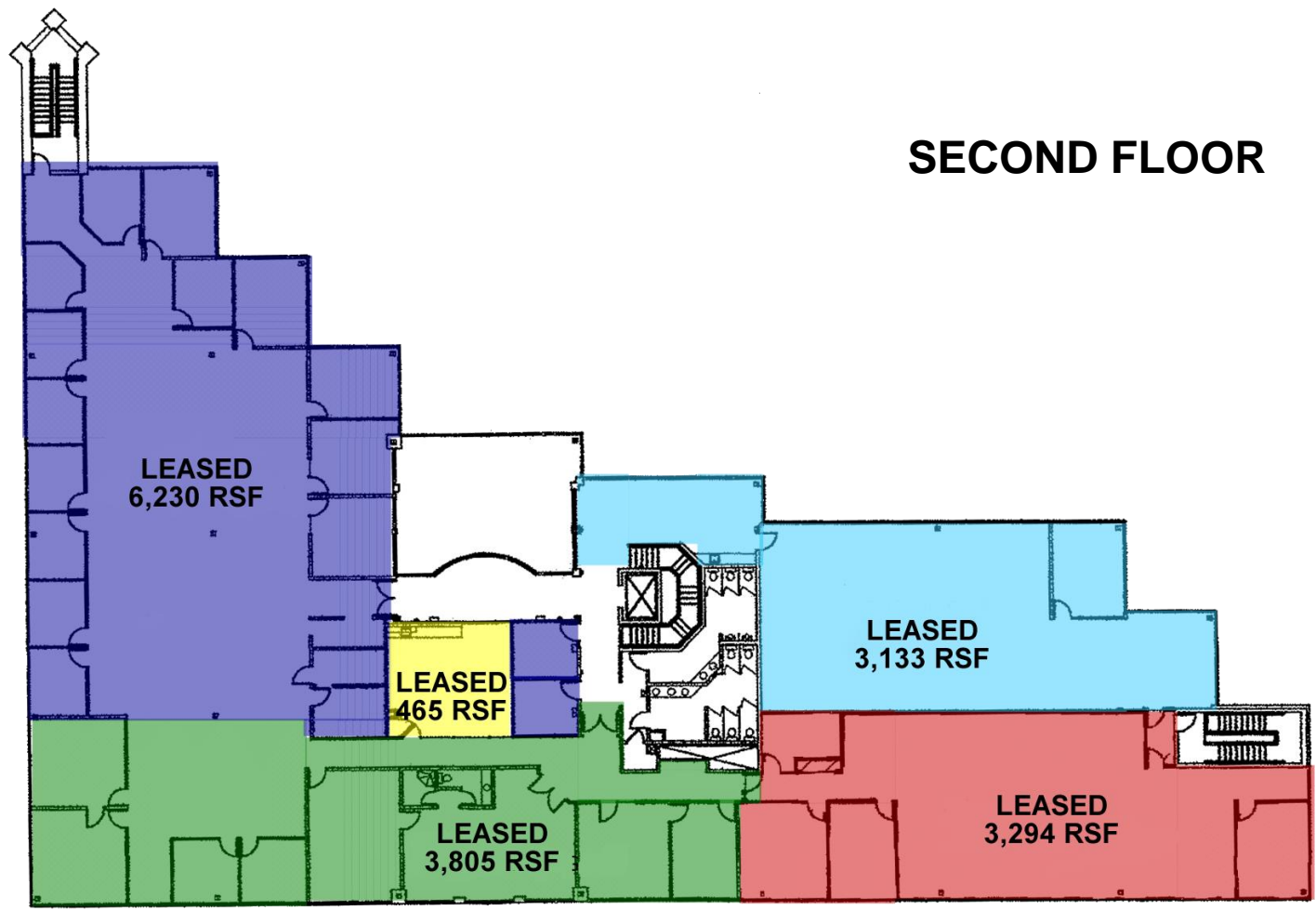
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SECOND FLOOR

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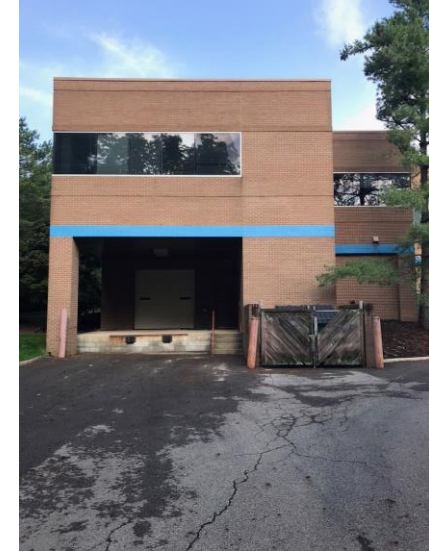
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EXTERIOR PHOTOS

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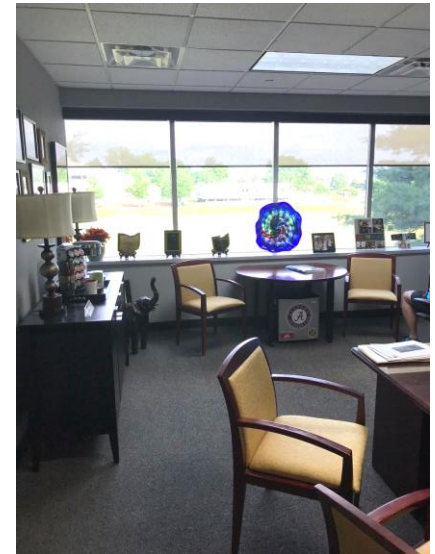
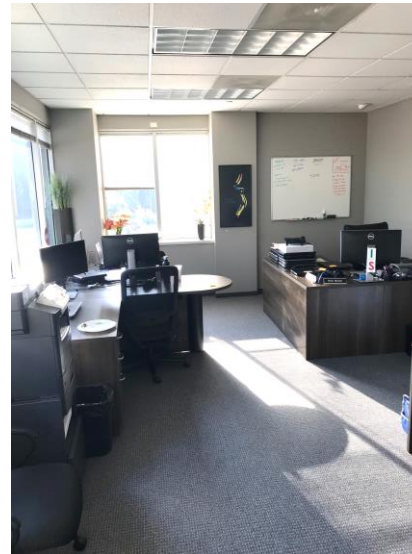
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INTERIOR PHOTOS

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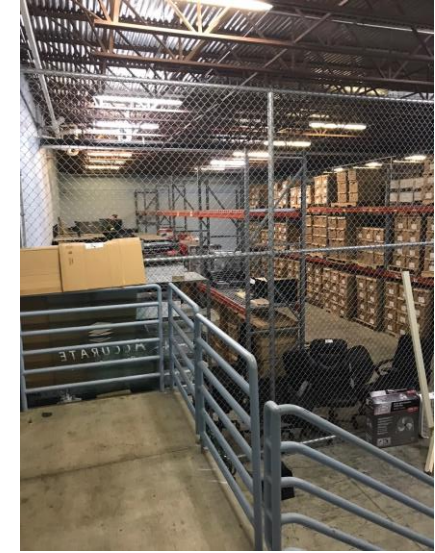
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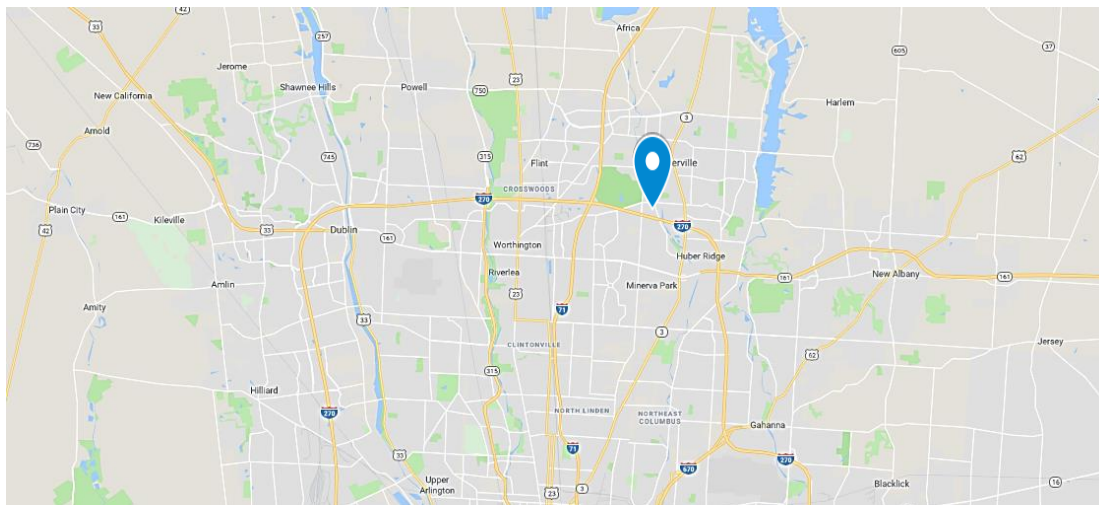
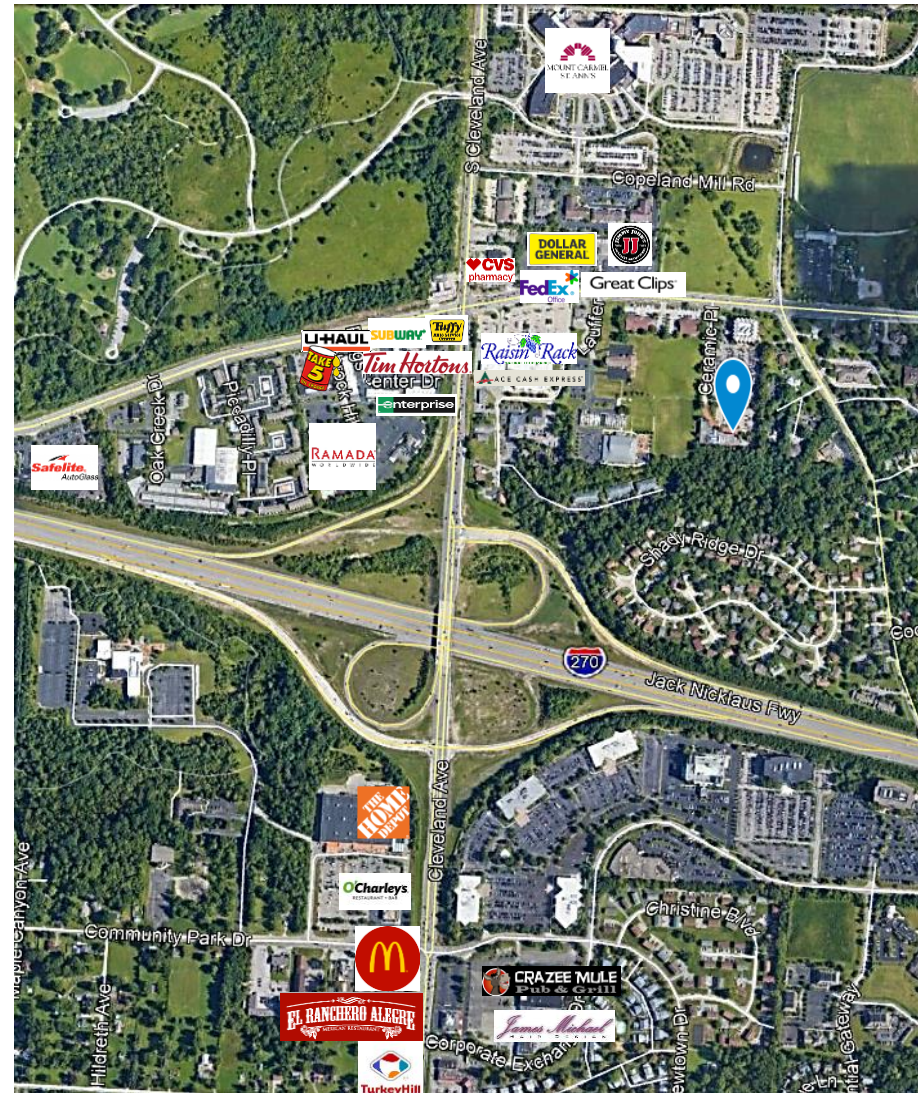
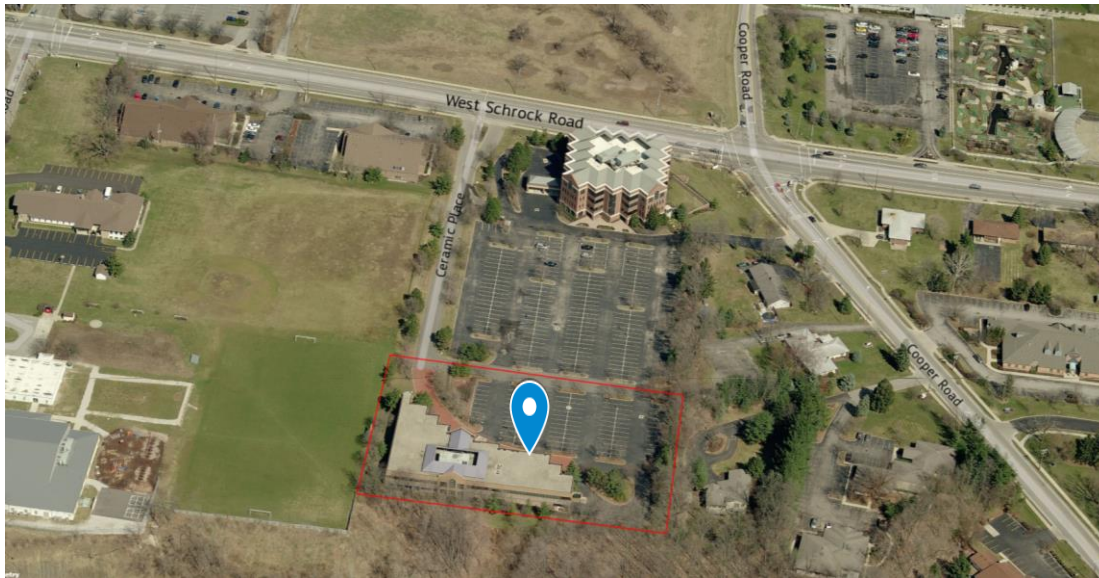
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AERIALS AND MAPS

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