

4207 Gantz Road
Grove City, OH 43123

For Lease



NEWER BUILD GENERAL MEDICAL / OFFICE SPACE

Lease Rate: \$16.95 PSF
Modified Gross

1,498 SF with a contiguous
631 SF that can be leased
for a total of 2,129 SF

- Newer build general medical / office property off Stringtown Rd. with easy access to I-270 and I-71.
- Grove City's historic Town Center, located just minutes from major highways, offers a walkable lifestyle amidst a growing business climate.
- Abundance of shopping, restaurants and specialty shops within minutes
- Plenty of parking



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Alterra Real Estate
614.365.9000
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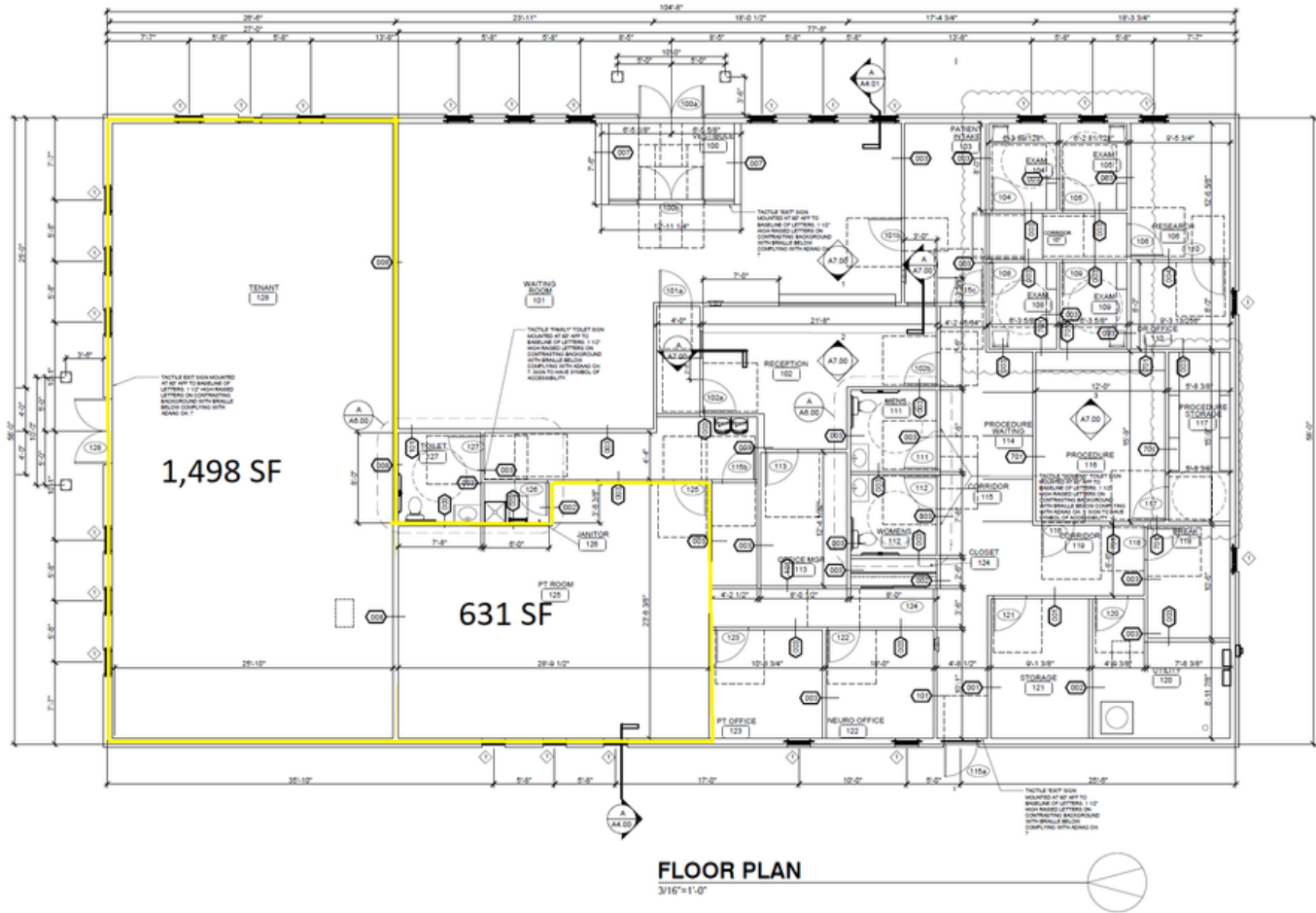
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Location Facts & Demographics

Demographics are determined by a 10 minute drive from 4050 Gantz Rd, Grove City, OH 43123

Catylist Research

CITY, STATE

Grove City, OH

POPULATION

67,894

AVG. HHSIZE

2.50

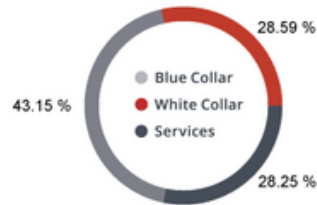
MEDIAN HH INCOME

\$47,710

HOME OWNERSHIP

Renters: **8,143**
Owners: **17,432**

EMPLOYMENT



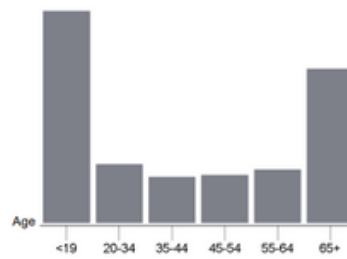
46.65 % Employed
1.32 % Unemployed

EDUCATION

High School Grad: **39.02 %**
Some College: **21.66 %**
Associates: **5.54 %**
Bachelors: **17.51 %**

GENDER & AGE

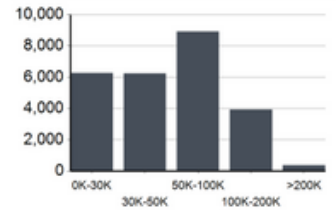
48.86 % **51.14 %**



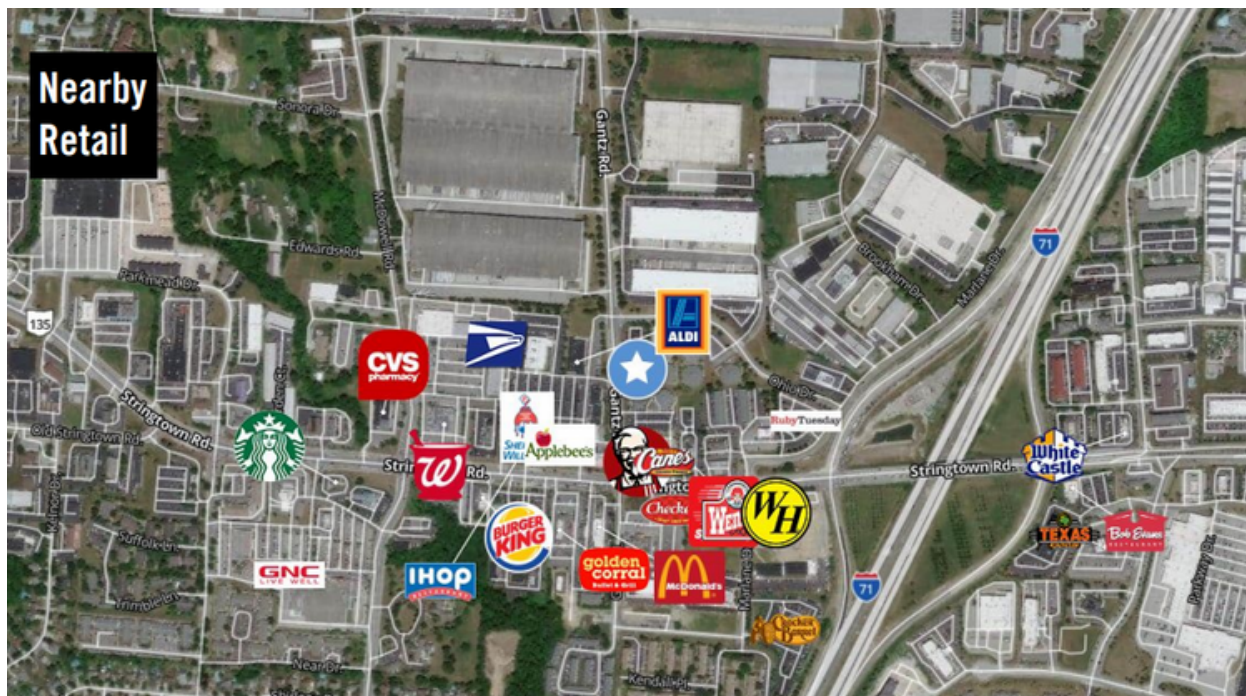
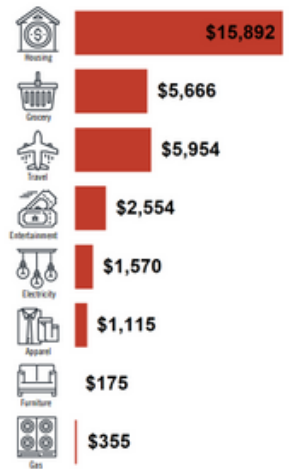
RACE & ETHNICITY

White: **89.41 %**
Asian: **0.43 %**
Native American: **0.00 %**
Pacific Islanders: **0.00 %**
African-American: **3.02 %**
Hispanic: **3.65 %**
Two or More Races: **3.48 %**

INCOME BY HOUSEHOLD



HH SPENDING



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