

3258 E Main Street  
Columbus, OH 43213

For Lease



**MULTI-TENANT RETAIL PROPERTY VISIBLE TO 30,000+ VEHICLES/DAY**

Lease Rate:  
\$16.95 PSF Modified Gross

Available Space:  
2,500 SF

- Dynamic retail or office location on highly trafficked East Main Street, just outside of Bexley neighborhood.
- Visible building and monument signage - monument sign at each entrance to property along E Main St
- 2 access points to property
- Ample parking at property front
- Retail Suite 3258 has open floor plan with equal potential for office use



Joshua Waller  
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jwaller@AlterraRE.com

Brad Kitchen  
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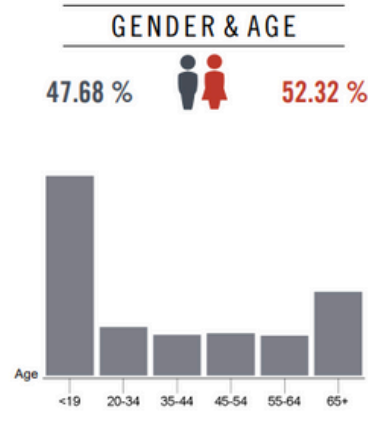
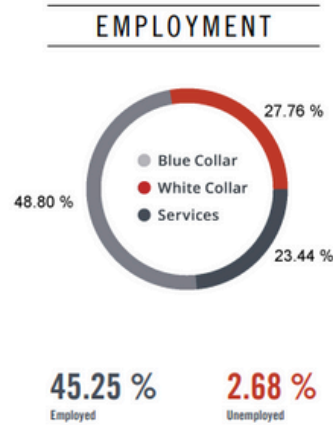
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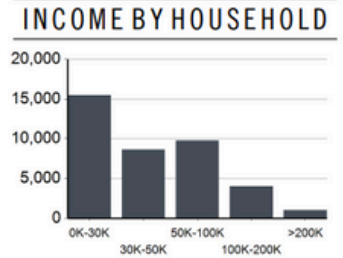
## Location Facts & Demographics

Demographics are determined by a 10 minute drive from 3242-3280 East Main Street, Columbus, OH 43213

CITY, STATE	<b>Columbus, OH</b>
POPULATION	<b>92,405</b>
AVG. HHSIZE	<b>2.37</b>
MEDIAN HH INCOME	<b>\$44,624</b>
HOME OWNERSHIP	
Renters:	<b>19,088</b>
Owners:	<b>18,968</b>

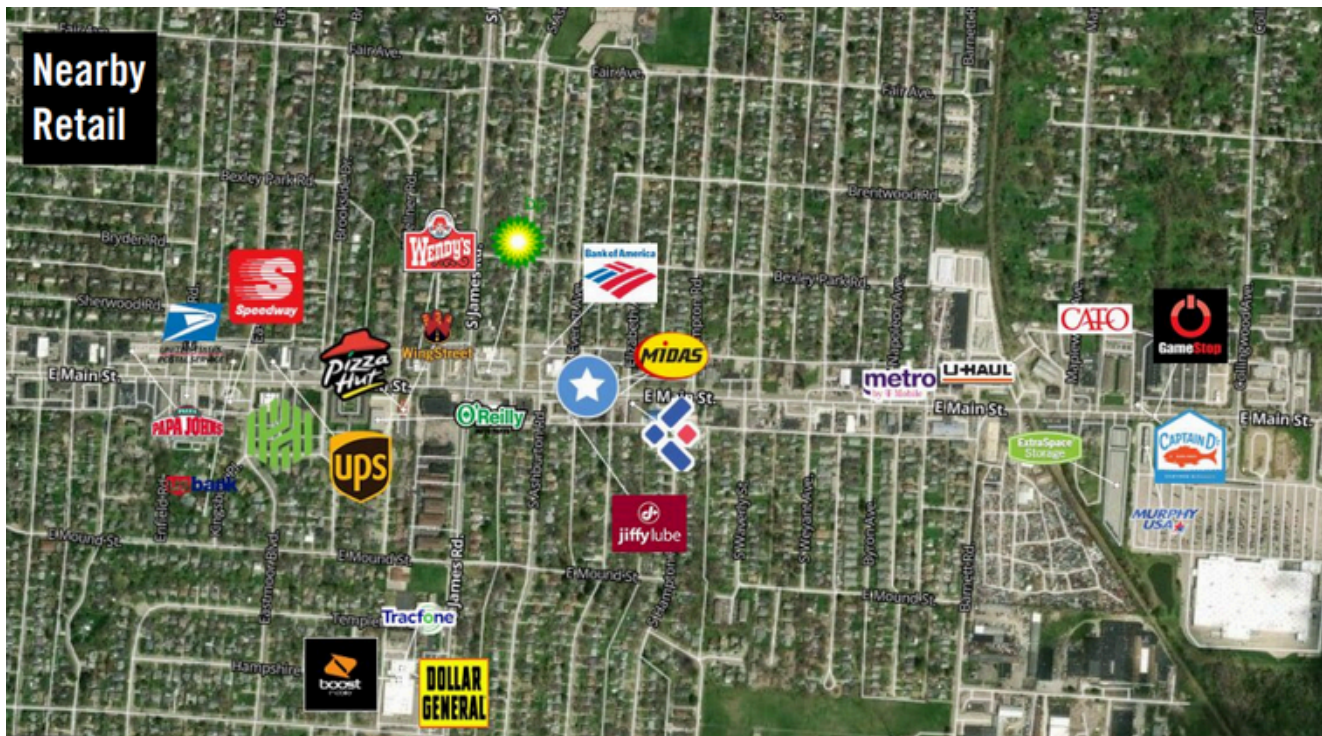
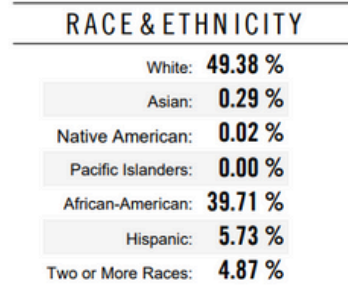
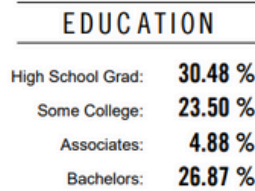


**Catylist Research**



### HH SPENDING

Housing	<b>\$15,370</b>
Grocery	<b>\$5,451</b>
Travel	<b>\$5,591</b>
Entertainment	<b>\$2,360</b>
Electricity	<b>\$1,549</b>
Apparel	<b>\$1,113</b>
Furniture	<b>\$186</b>
Gas	<b>\$341</b>



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