

800 YARD STREET

Office Leasing Opportunities | Grandview Heights, Ohio

GRANDVIEW
YARD



RESTAURANTS & RETAIL NEARBY

- A. HOFBRÄUHAUS COLUMBUS
- B. THE GRAND EVENT CENTER
- C. COURTYARD MARIOTT
- D. HYATT PLACE COLUMBUS OSU
- E. PASTIMES PUB & GRILL
- F. MASSAGE ENVY
- G. JT'S PIZZA & PUB
- H. LA FITNESS
- I. HIGHBANK DISTILLERY



GRANDVIEW YARD

is a premier business district with an urban vibe and suburban conveniences located just outside downtown Columbus with easy access to I-670 and SR 315. The growing neighborhood is home to some of the region's most successful businesses alongside restaurants, grocery, service retail, hotels and event facilities, and luxury urban living. Modern architecture and walkable streets are complemented by lush green spaces, brick and tree-lined sidewalks and convenient parking.

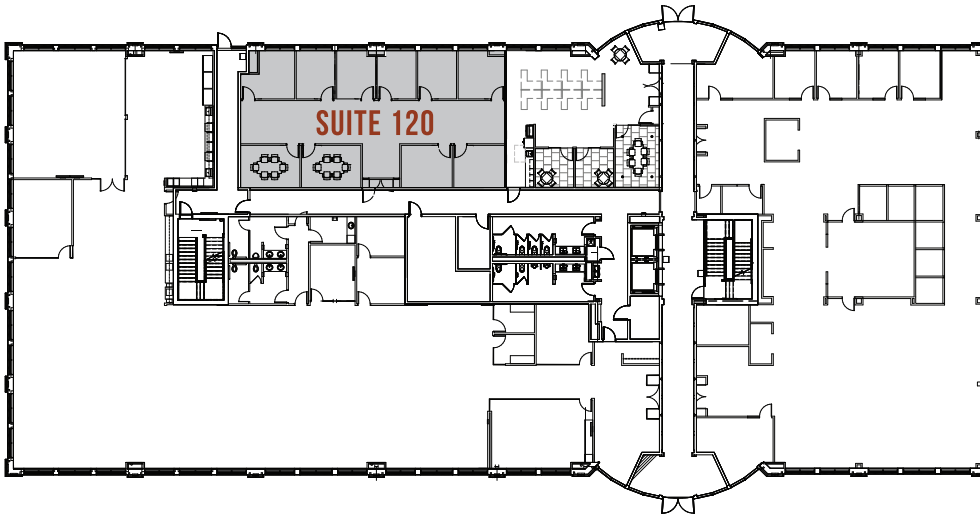
Building Features:

- Three-story, ±75,000 SF building
- Available suites:
 - First Floor: ±2,550 SF
 - Second Floor: ±22,500 SF (demisable)
 - Third Floor: ±3,200 SF
- Complimentary parking in the adjacent deck plus ample metered on-street parking
- Nearby amenities include LA Fitness, Pastimes Pub & Grill, JT's Pizza, Chick-Fil-A, Brekkie Shack, Habaneros, Winans, Panera, Agape Mediterranean, Club Pilates, Giant Eagle, and more.
- Tenants are eligible for as-of-right payroll tax incentives from the City of Grandview Heights.



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Nationwide Realty Investors

GRANDVIEWYARD.COM

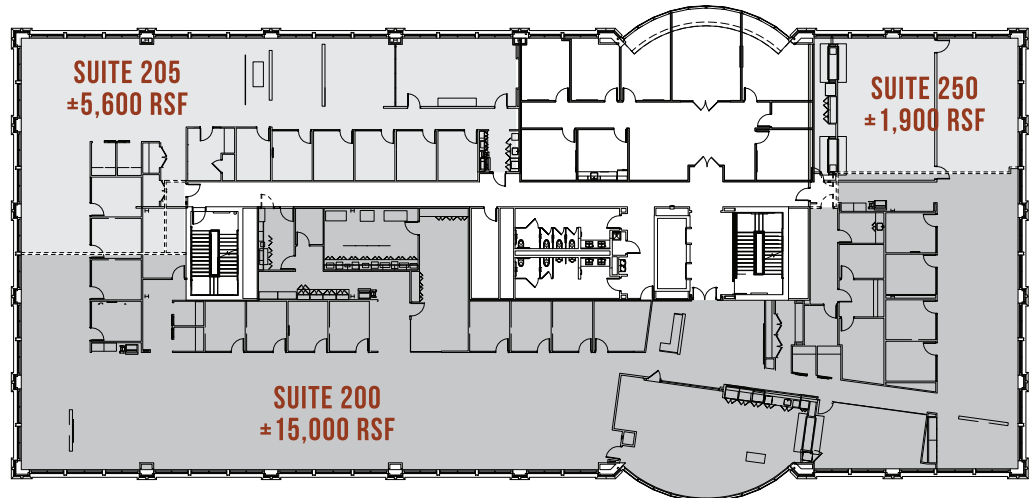


FIRST FLOOR

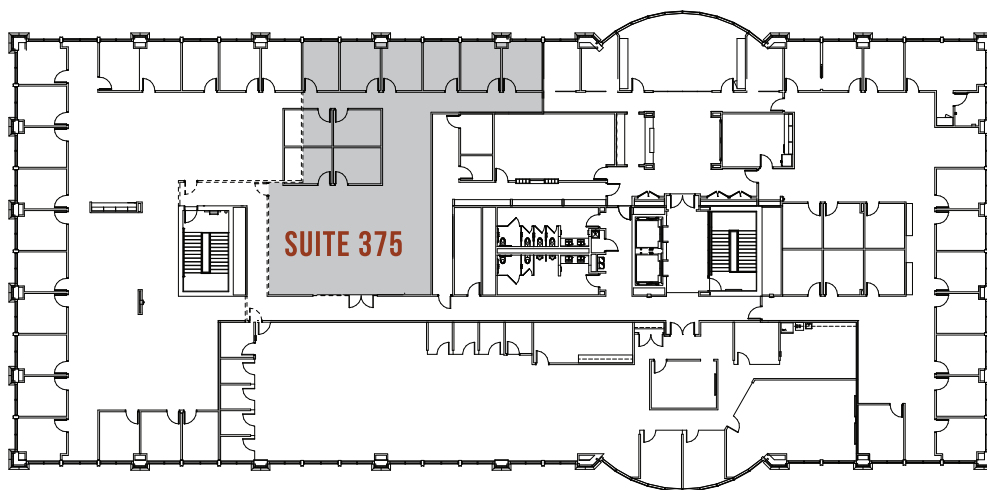
SUITE 120 AVAILABLE
± 2,550 RSF

SECOND FLOOR

SUITE 200* AVAILABLE
± 22,500 RSF
*DEMISABLE



*CONCEPTUAL DEMISING PLAN – OTHER DEMISING LOCATIONS AND SUITE SIZES ARE POSSIBLE



THIRD FLOOR

SUITE 375 AVAILABLE
± 3,200 RSF



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