



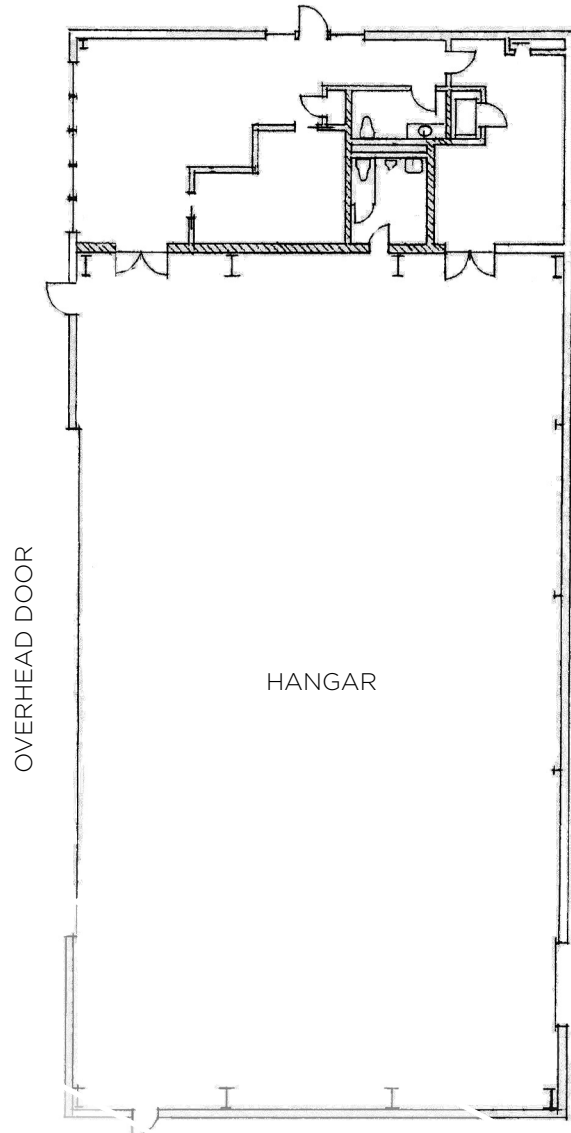
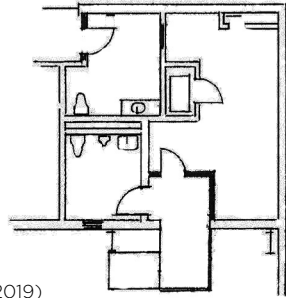
FOR AVIATION USE ONLY

4800 E. FIFTH AVE

COLUMBUS, OH 43219

7,800 SF Airplane Hangar

7,800 SF
 1,500 SF of Office
 6,300 SF of Hangar
 Aircraft Hangar Door 60' x 18' (replaced in 2019)
 1 Overhead door



PROPERTY HIGHLIGHTS/

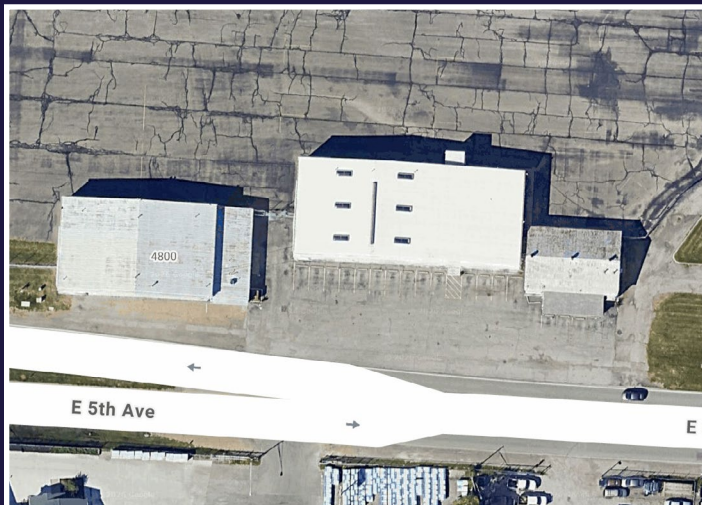
Building Size:	7,800 SF
Suite Size:	6,300 SF
Office Size:	+/- 1,500 SF
Loading:	1 (60' x 18') Aircraft Hangar Door 1 Overhead door
Parking:	19 spaces
Clear Height:	22'
Zoning:	M - City of Columbus
Lighting:	Hi-bay and strip fluorescents
Roof:	Low profile metal lap roof system, installed 1968
Sprinkler:	None
Airport Access:	Airside access to Port Columbus
HVAC:	Gas supplied furnace, 500,000 BTUs in hangar. Split system, gas furnace 130,000 BTUs, 1-ton cooling capacity in finished space
Power:	200A & 100A, 240V, 3P, 4-wire configurations
Utilities:	Water - City of Columbus Sewer - City of Columbus Electric - South Central Power Natural Gas - Columbia Gas
Lease Rate:	Negotiable, Triple net lease
OPEX:	N/A

PROPERTY PHOTOS

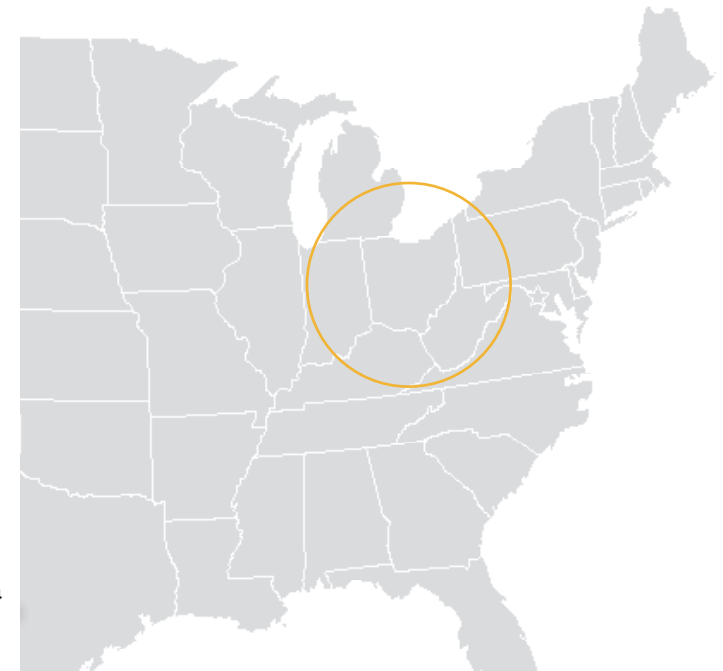
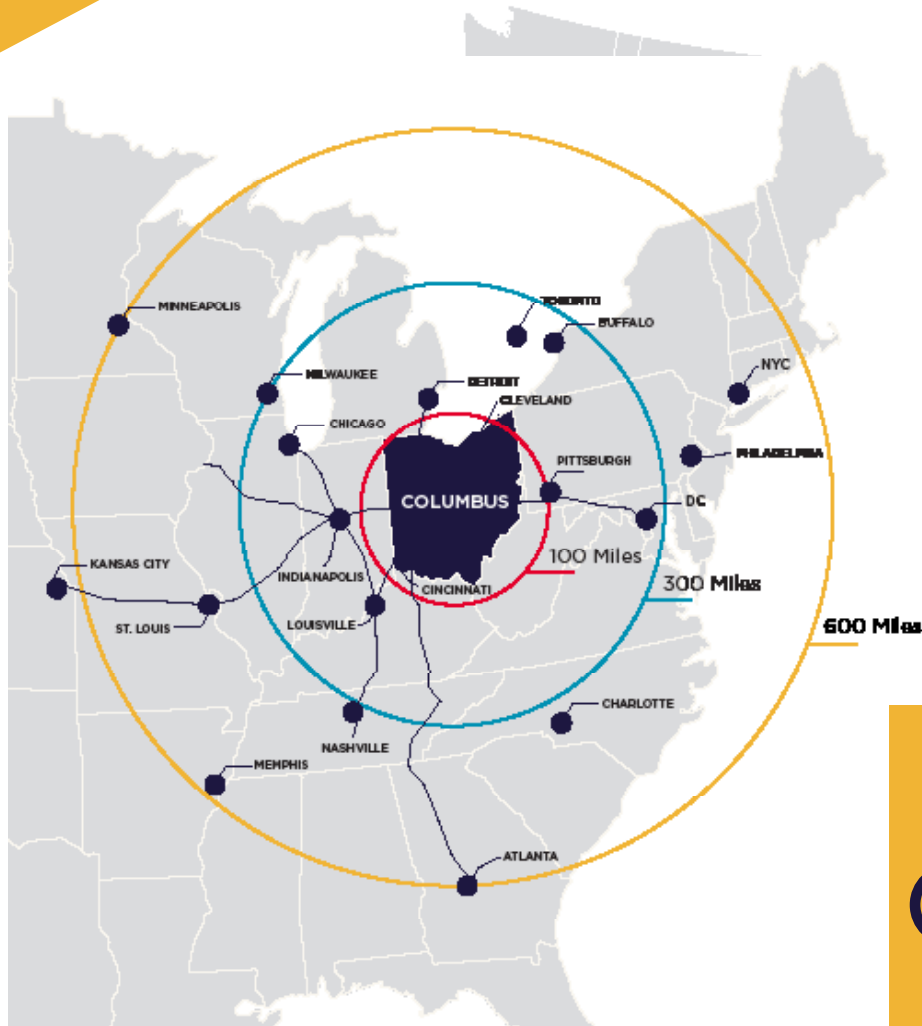
**RANKED A TOP 10 FTZ IN THE
NATION FOR WAREHOUSING &
DISTRIBUTION FOR THE PAST
EIGHT YEARS IN A ROW**

FTZ 138 ENCOMPASSES THE
ENTIRE **COLUMBUS REGION**.
150,000 TONS OF AIR FREIGHT
PASS THROUGH FTZ 138 EACH
YEAR

4800 E Fifth Avenue offers
convenient airside access to
Port Columbus along with major
highways including **I-270 & I-70**



COLUMBUS REGION



48% of the U.S. Population
48% of Headquarter Operations
44% of Manufacturing Capacity

WITHIN A 1-DAY TRUCK DRIVE

Top 10

FOREIGN-TRADE
ZONE IN THE U.S.



10% Lower

COST OF LIVING IN THE
COLUMBUS REGION COMPARED
TO NATIONAL AVERAGE

0%

CORPORATE
INCOME TAX

AERIAL MAP

Downtown: 6.4 miles
I-270: 3.4 miles
I-670: 1.3 miles
Intel: 20 miles

4800 E Fifth Avenue





For more information,
please contact:

Mike Hurd, SIOR

Managing Director

+1 614 827 1719

mike.hurd@cushwake.com

©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

325 John H. McConnell Blvd, Suite 450

Columbus, Ohio 43215

Direct +1 614 241 4700

Fax +1 614 241 4701

cushmanwakefield.com