




Build-to-Suit Sites Available!



Scannell Campus at Rickenbacker Exchange

Site Overview

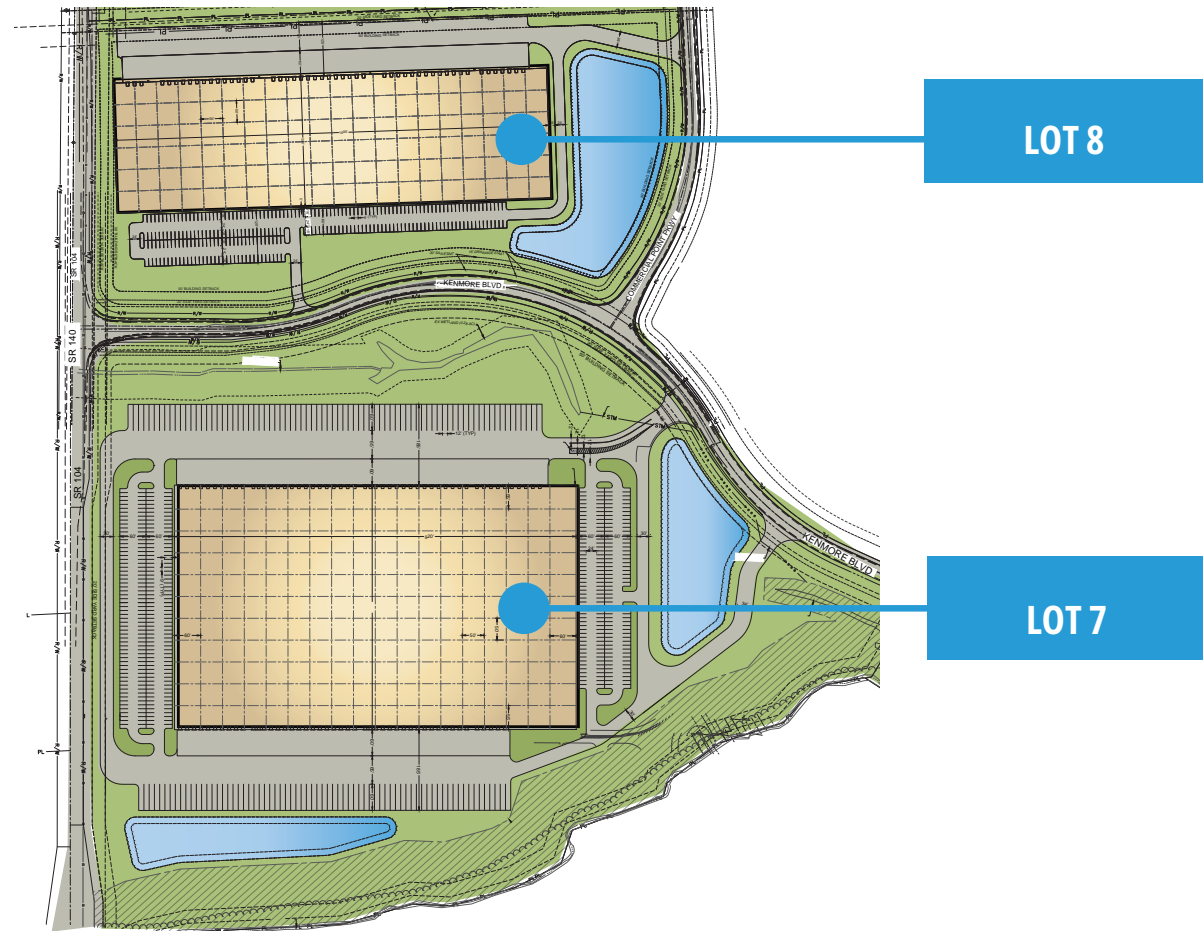


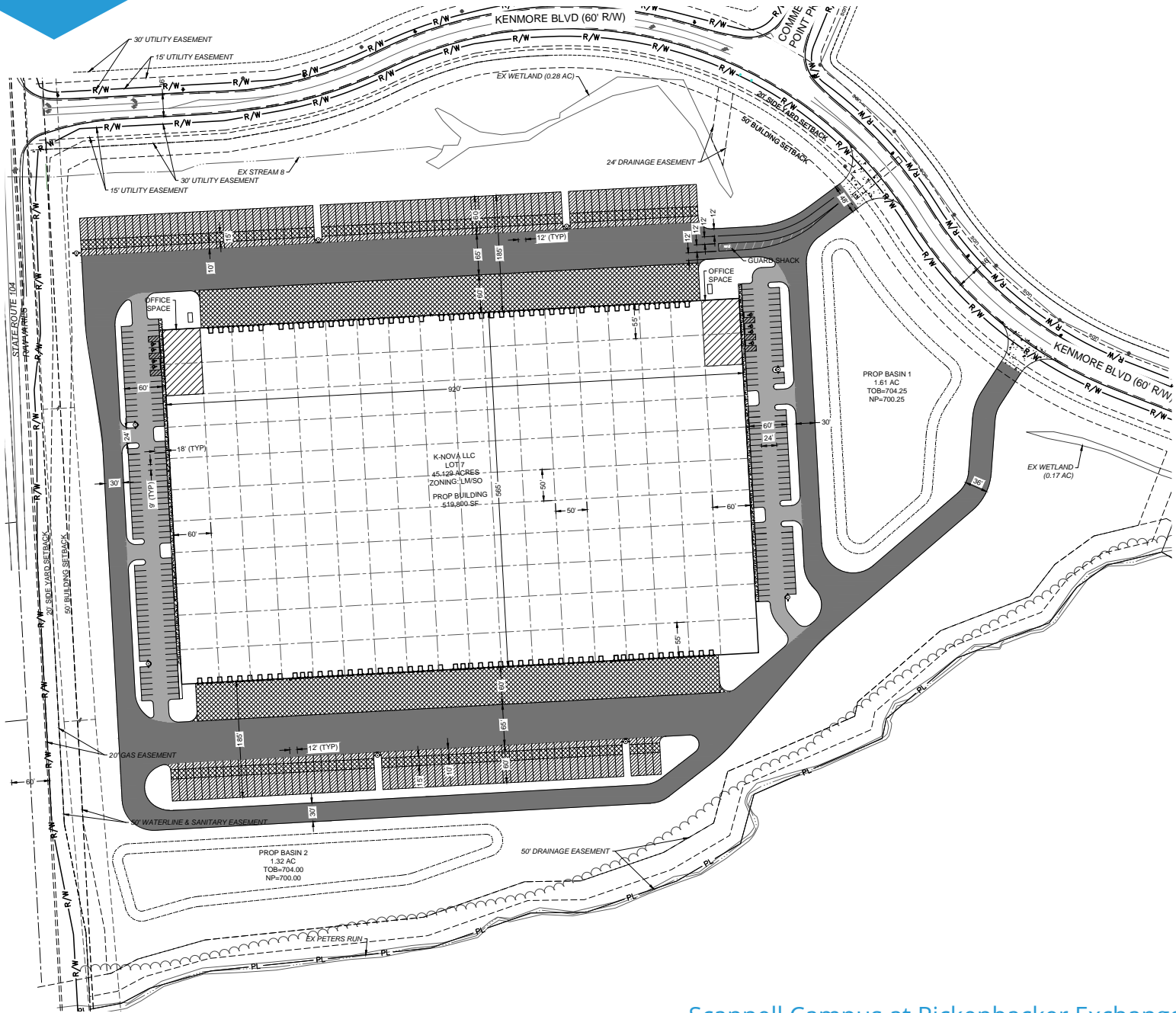
Site Layout

Unmatched Speed to Market!

All site work is complete. Full delivery in 10 months!

	LOT 7	LOT 8
Total Building Size	519,800 SF	300,000 SF
Total Acres	45.52 AC	19.94 AC
Office Space	6,300 SF	Built-to-suit
Docks	52 with 52 future doors	30 with 22 future doors
Drive-in Doors	4	2
Car Parking Spaces	383	393
Trailer/Truck Parking	143	0
Ceiling Height	36'	36'
Lighting	LED	LED
Heating and Cooling	Direct gas fired / make-up air handling units	Direct gas fired / make-up air handling units
Cross Docked	Yes	No
Column Spacing	50' x 50' with 55' speed bay	50' x 50'
Utilities	All available	All available
Power	One (1) 2,000 amp service expandable for tenant needs	One (1) 1,200 amp service expandable for tenant needs





Drive Times



I-70 & I-270 interchange
25 minutes
22 miles



SR 665 & I-71 interchange
10 minutes
7.5 miles



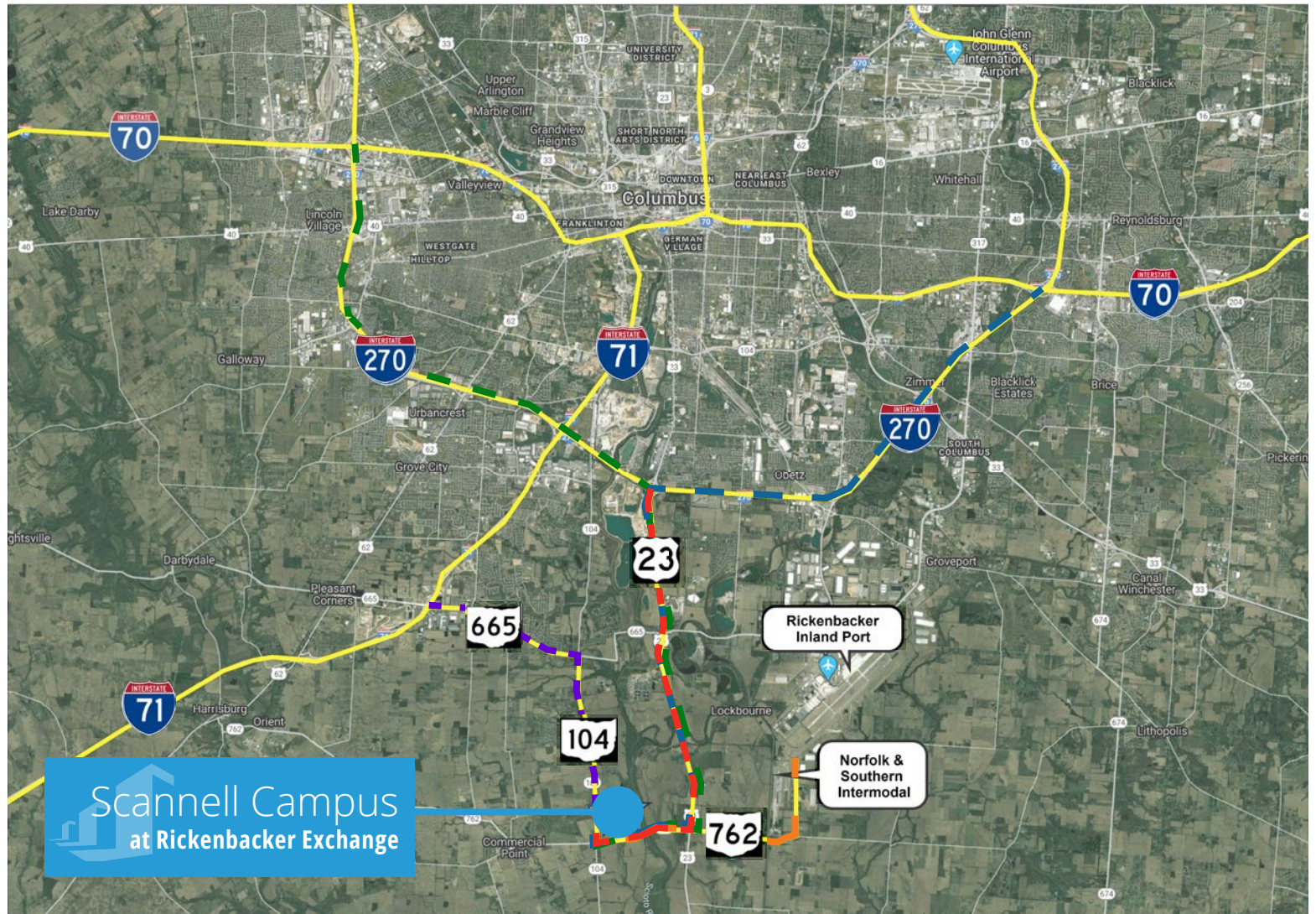
US 23 & I-270 interchange
11 minutes
8.5 miles



I-70 & I-270 interchange
20 minutes
18.3 miles



Norfolk & Southern Intermodal
7 minutes
3.4 miles

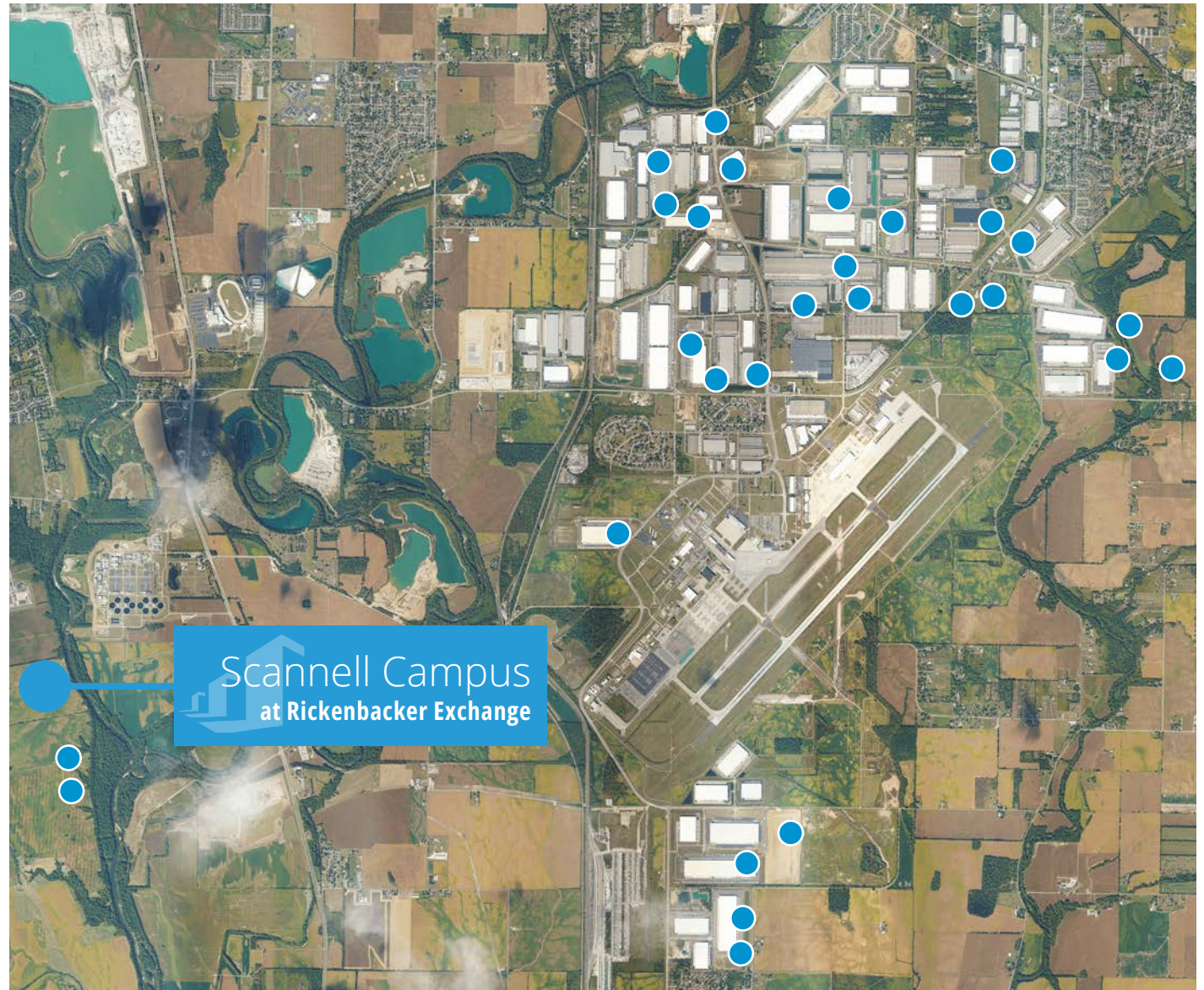


Corporate Neighbors

Rickenbacker is home to many Fortune 500 tenants. A sampling of corporate neighbors are below:

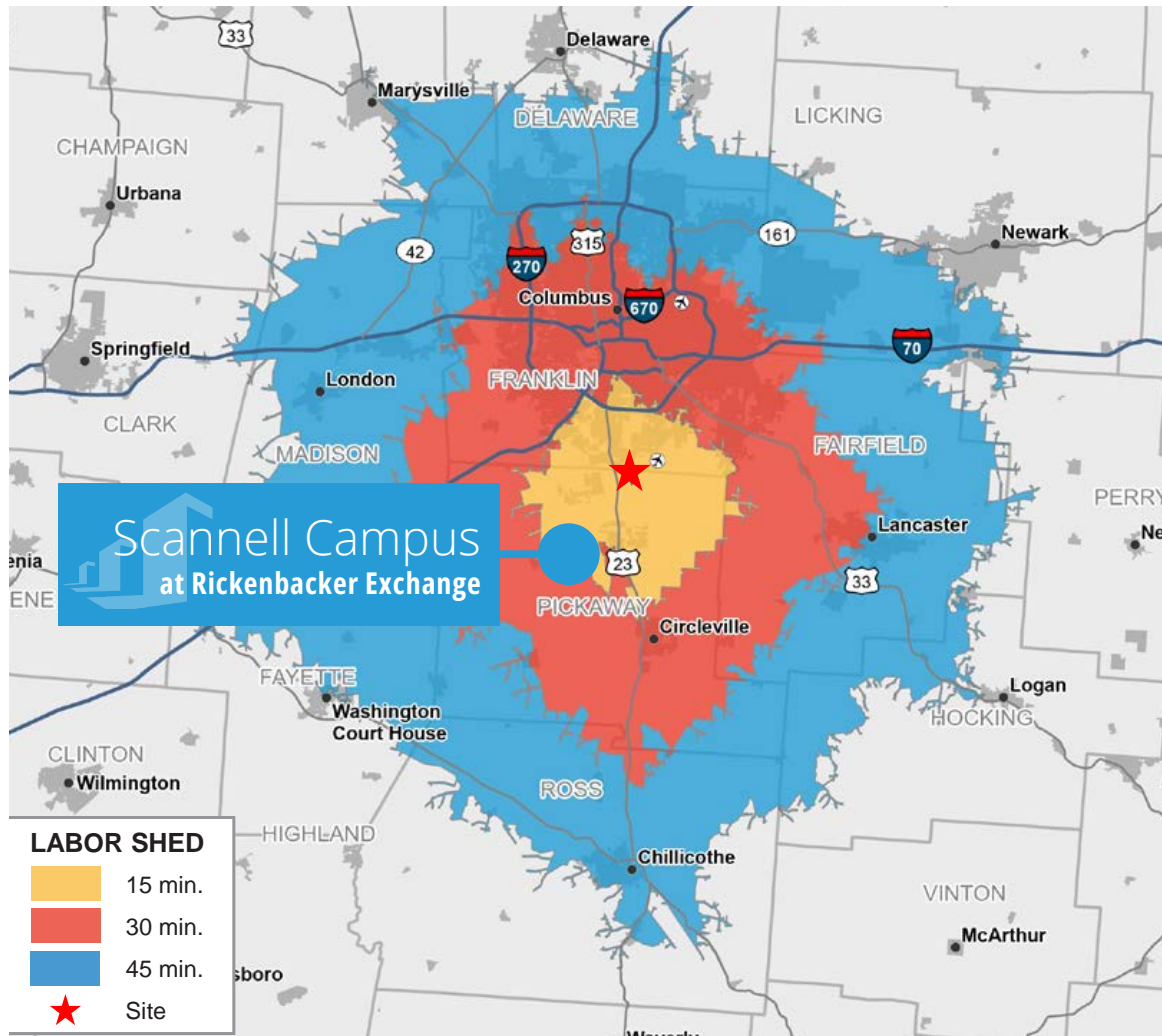


Bath & Body Works®



Labor Force

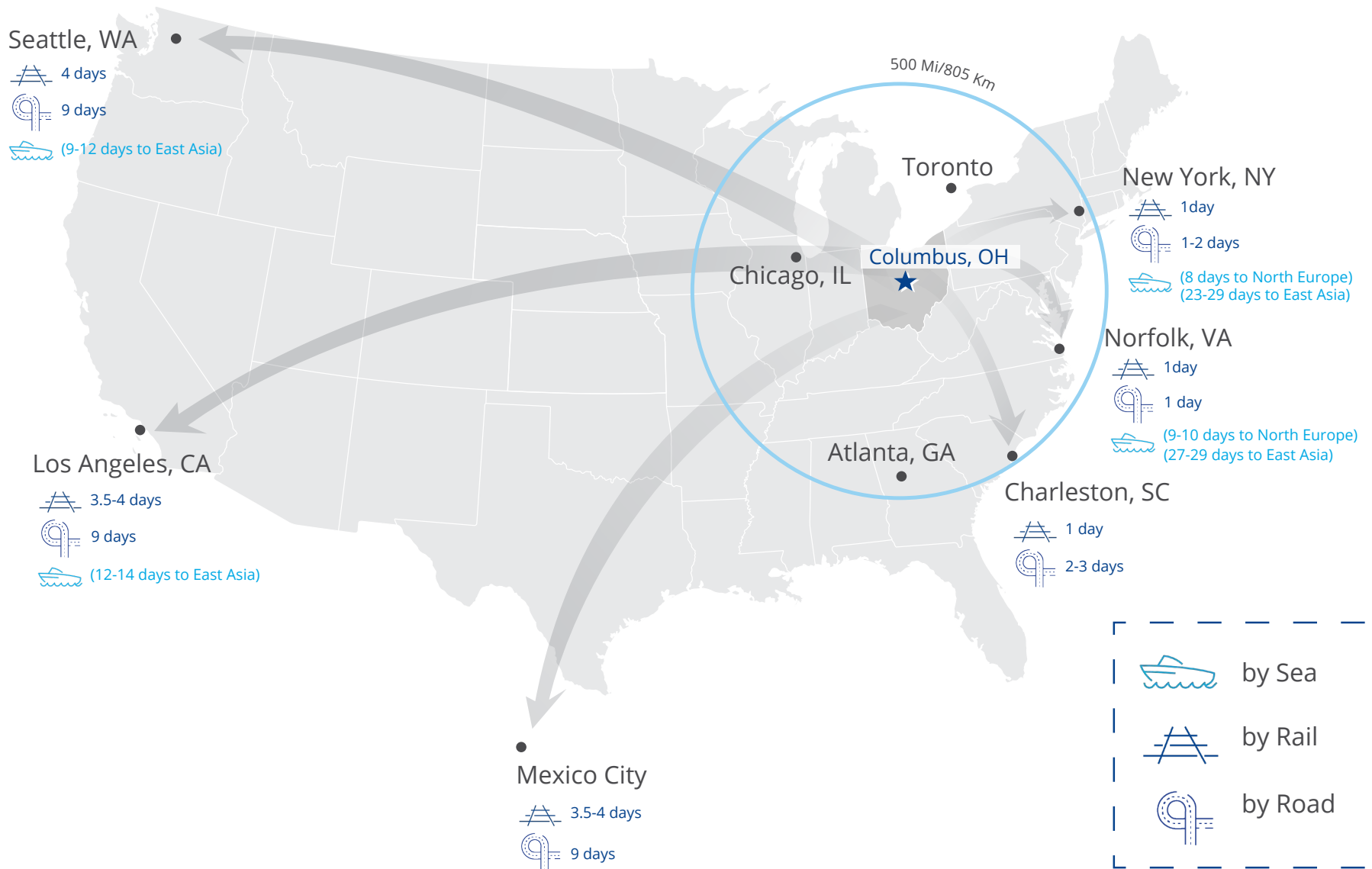
Commute Shed: Rickenbacker Area



15	30	45
71,556 Population	1,098,543 Population	1,927,371 Population
36,261 Employed	577,629 Employed	1,006,588 Employed
37,144 Total Labor Force	594,618 Total Labor Force	1,033,551 Total Labor Force
1,783 Production Workers	27,947 Production Workers	46,510 Production Workers
3,900 Transportation/ Material Moving Workers	55,299 Transportation/ Material Moving Workers	84,751 Transportation/ Material Moving Workers

Within
30 MINUTES
 there are over
577,629 RESIDENTS
EMPLOYED

North American Market Access

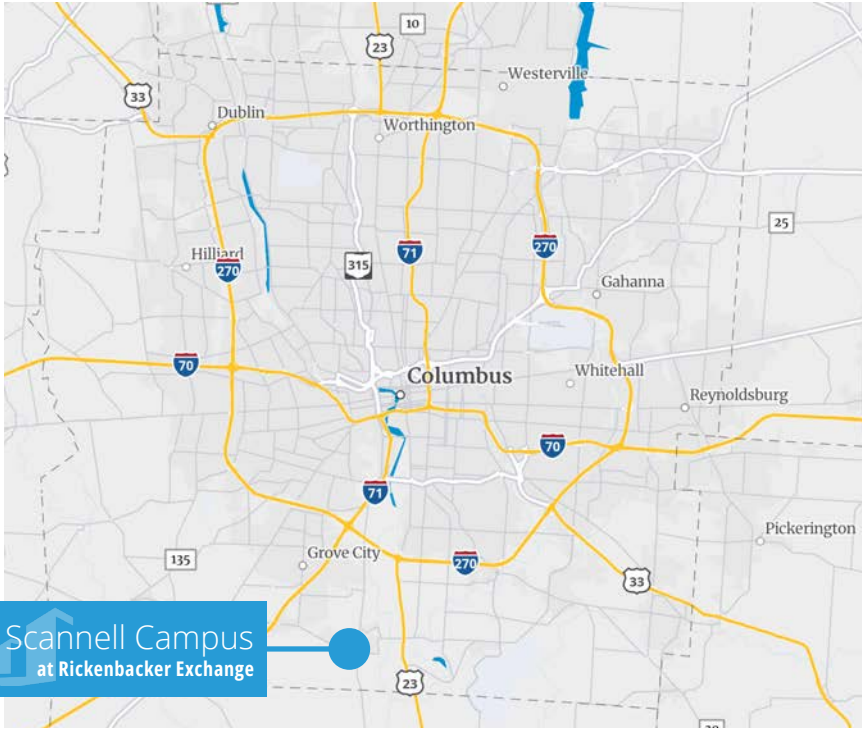


Location Information

About Columbus

Columbus is located within a 10-hour drive of 46 percent of the country's population, making it a point of access for businesses and consumers. With access to top transportation networks like John Glenn International Airport, Rickenbacker International Airport, numerous rail terminals and national interstates, Columbus is a certified logistics hub.

Located in the heart of the most densely populated area of the United States, the **Columbus Region is the No. 1 point of access to U.S. businesses, supply chains and customers.**





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