

FOR LEASE
1500

LAKE SHORE DR
COLUMBUS, OH

UNDER NEW OWNERSHIP

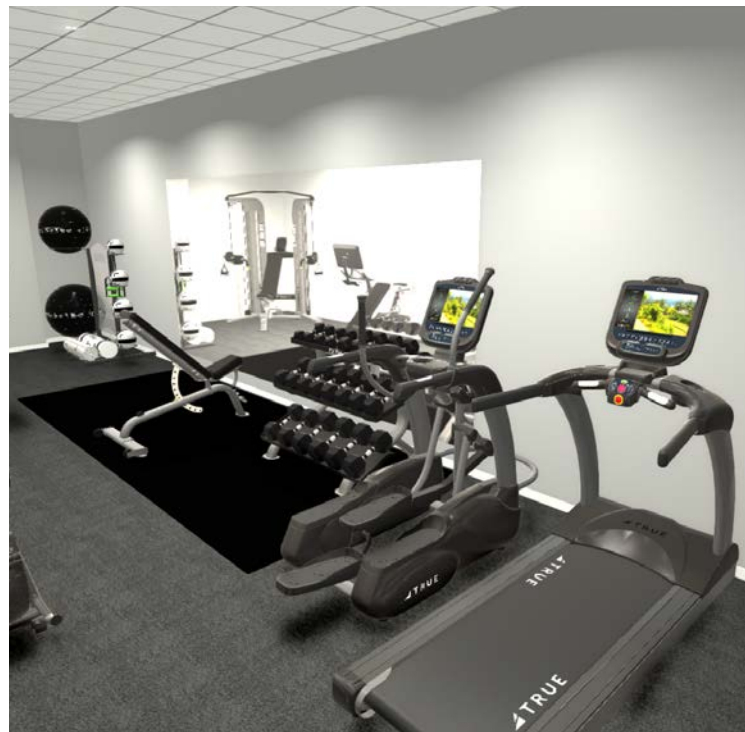
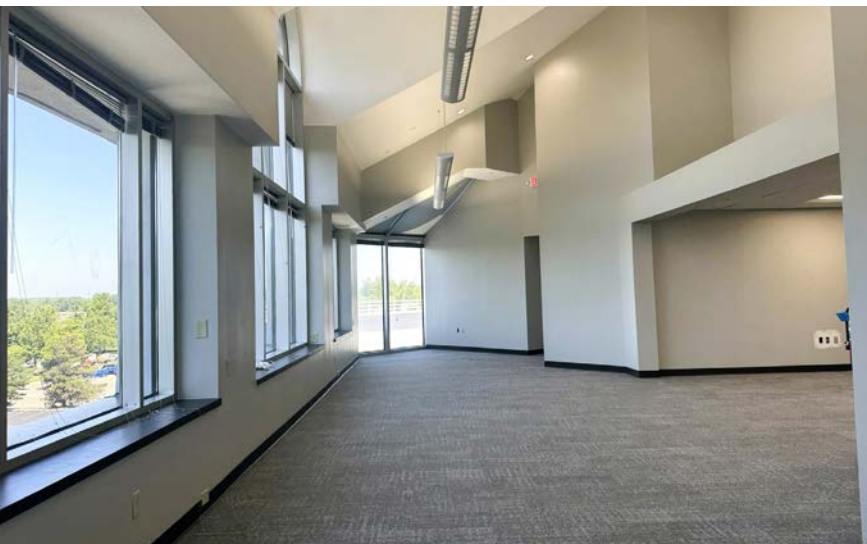


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1500 LAKE SHORE DR

1500 Lake Shore Dr is a multi-tenant office building located in the thriving Grandview Heights / Upper Arlington submarket of Greater Columbus, Ohio.

RECENT PROPERTY UPGRADES!



BUILDING FEATURES



Recently renovated
lobby



Terrific access to
Dublin Road and all
major freeways



Abundant parking
available free of
charge to tenants



On-site fitness
facility



BUILDING AVAILABILITY

SUITE	RSF	RATE/RSF/YR	DETAILS
225	1,790	\$14.95 NNN	Efficient suite configuration Available: November 1st, 2026
240	4,326	\$14.95 NNN	Mostly open space with several private offices Available: May 1, 2027
*300	3,106	\$14.95 NNN	Efficient buildout and open suite configuration Available: July 1st, 2026
*350	2,679 - 7,252 <i>Option to Demise</i>	\$14.95 NNN	Flexible suite configuration with scenic wooded views Available Now

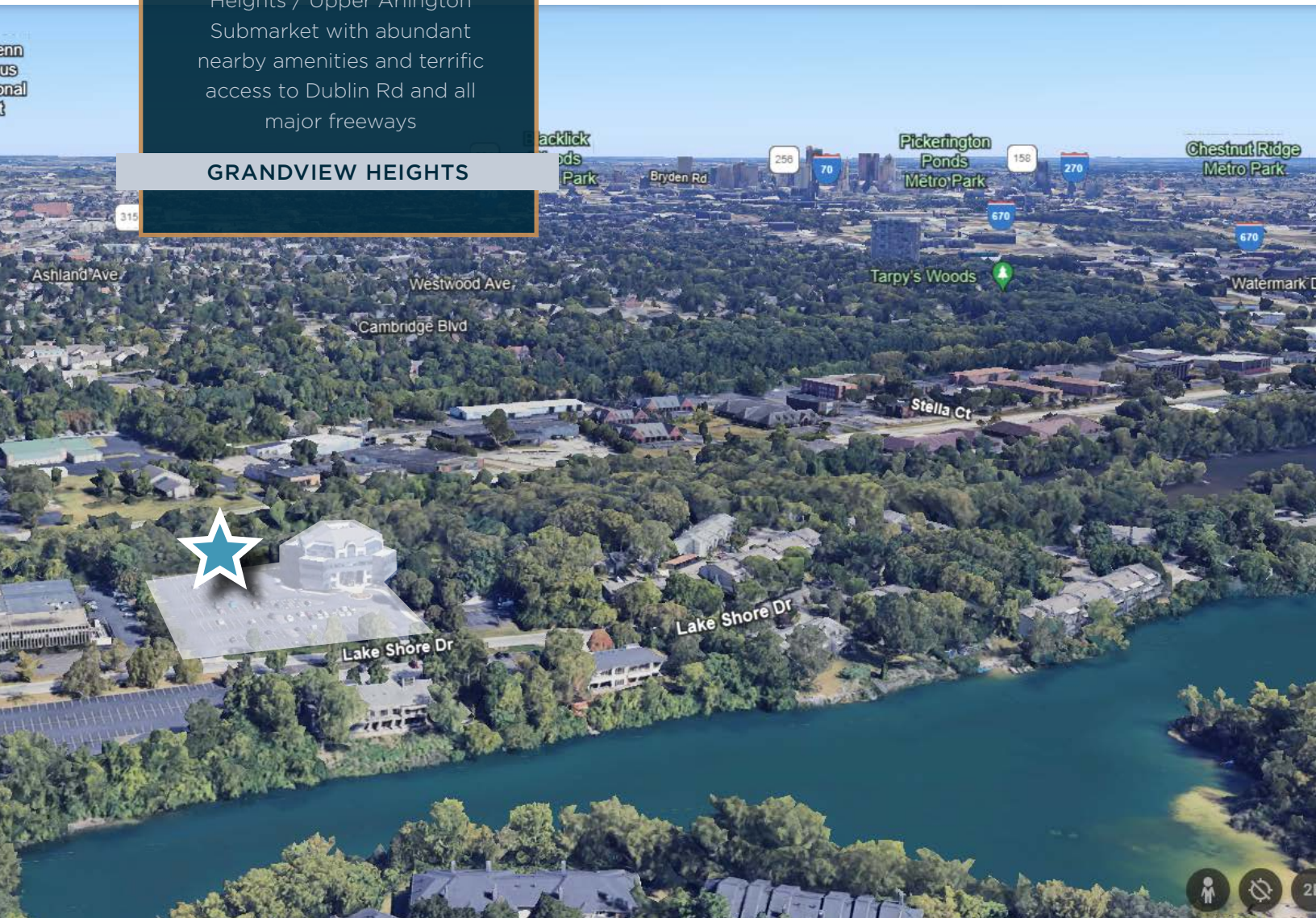
Operating Expenses are currently estimated to be \$9.24 PSF
 *Option to combine Suite 300 & Suite 350 for total of 10,358 SF



LOCATION

1500 Lake Shore is conveniently located in the Grandview Heights / Upper Arlington Submarket with abundant nearby amenities and terrific access to Dublin Rd and all major freeways

GRANDVIEW HEIGHTS



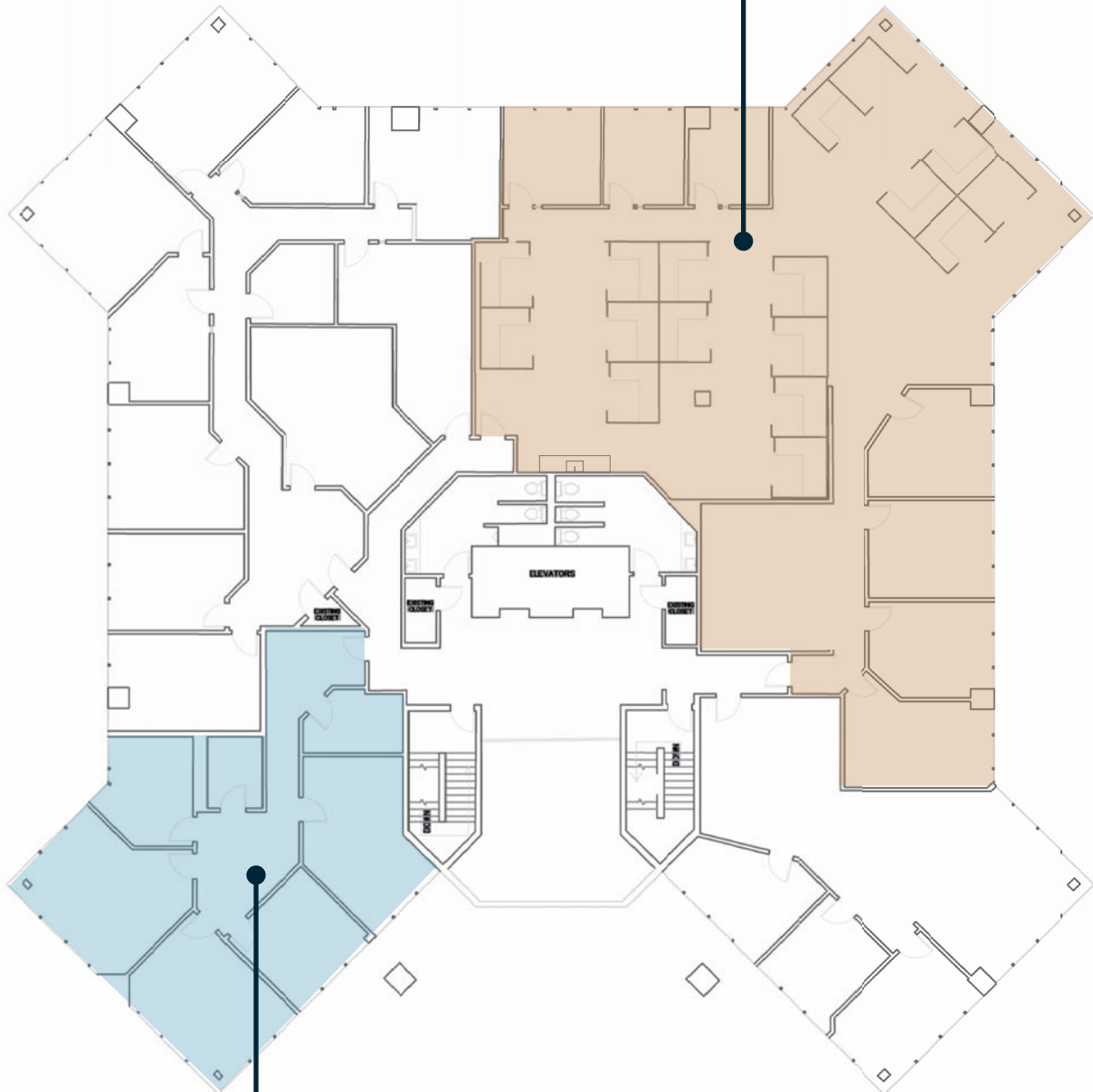
NEARBY AMENITIES

- DK Diner
- El Vaquero Mexican Restaurant
- Emelio's Restaurant
- Bob Evans
- Chicken Salad Chick
- Roots Natural Kitchen
- Bada Bean Bada Booze
- York Steak House
- Kroger
- Gants Pizza
- Fifth Third Bank
- Heartland Bank
- Huntington Bank
- Dan the Baker
- Modo Yoga
- Butcher Shop Fitness
- Grandview Pro Fitness
- Planet Fitness
- UA Fitness
- Cambridge Tea House

FLOOR PLANS

SECOND FLOOR

Suite 240 - 4,326 SF
Available: 5/1/27



Suite 225 - 1,790 SF
Available: 11/01/26

FLOOR PLANS

THIRD FLOOR

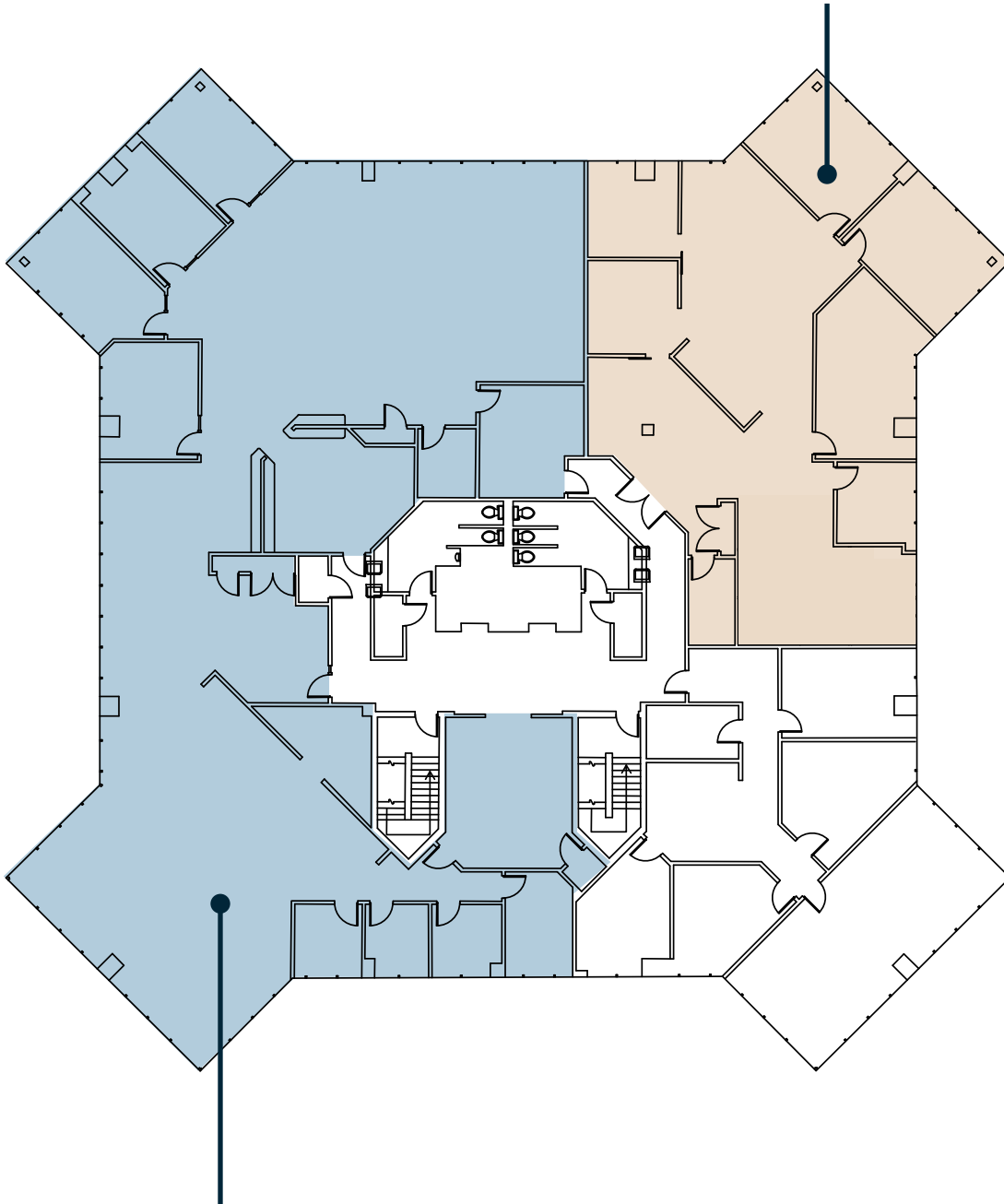


Scan QR code or [click here](#) to view 360-degree tour of Suite 300.

**Option to combine Suite 300 & Suite 350 for total of 10,358 SF*

***Suite 300 - 3,106 SF**

Available: 07/01/26



***Suite 350 - 7,252 SF**

Available Now

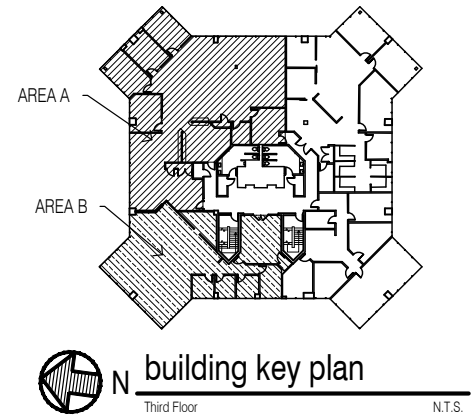
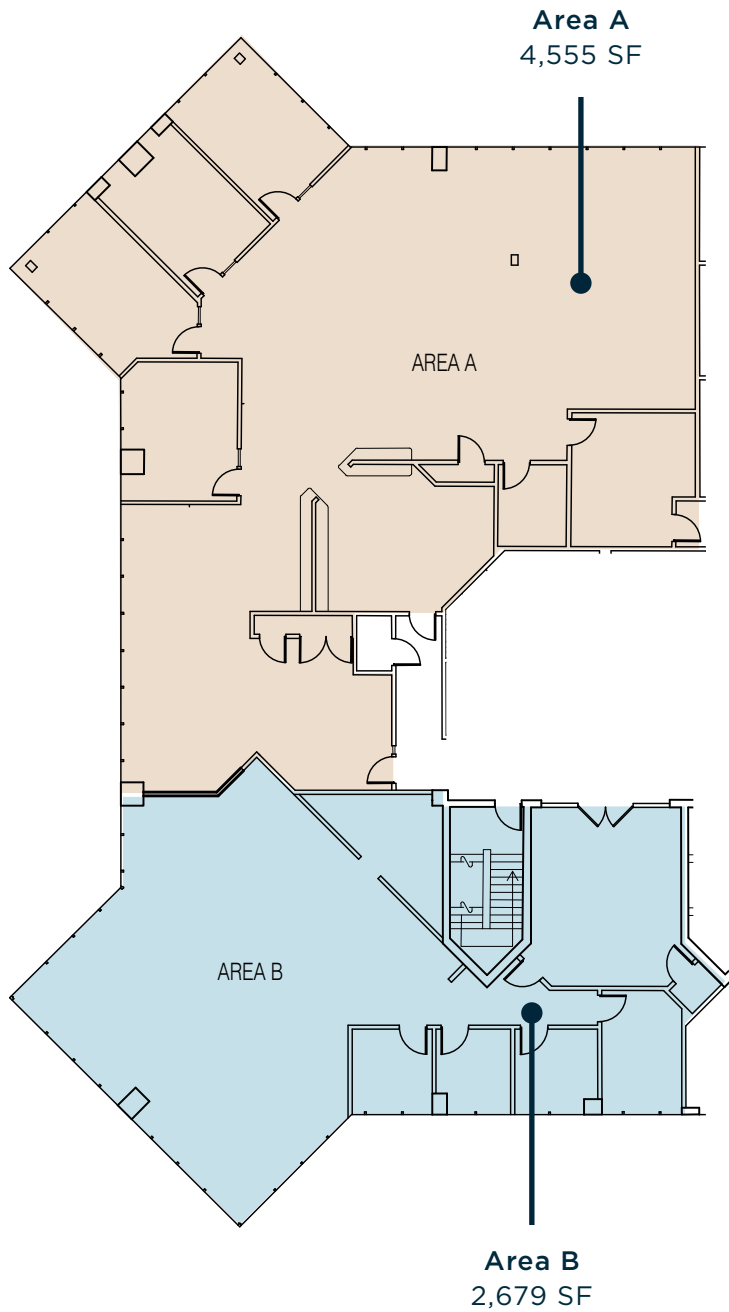


Scan QR code or [click here](#) to view 360-degree tour of Suite 350.

FLOOR PLANS

SUITE 350 DEMISE PLANS

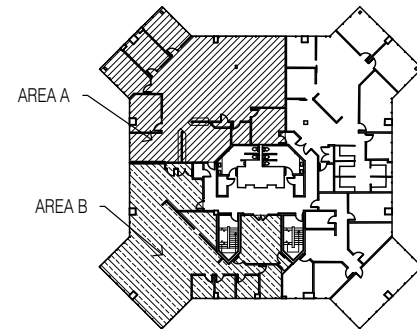
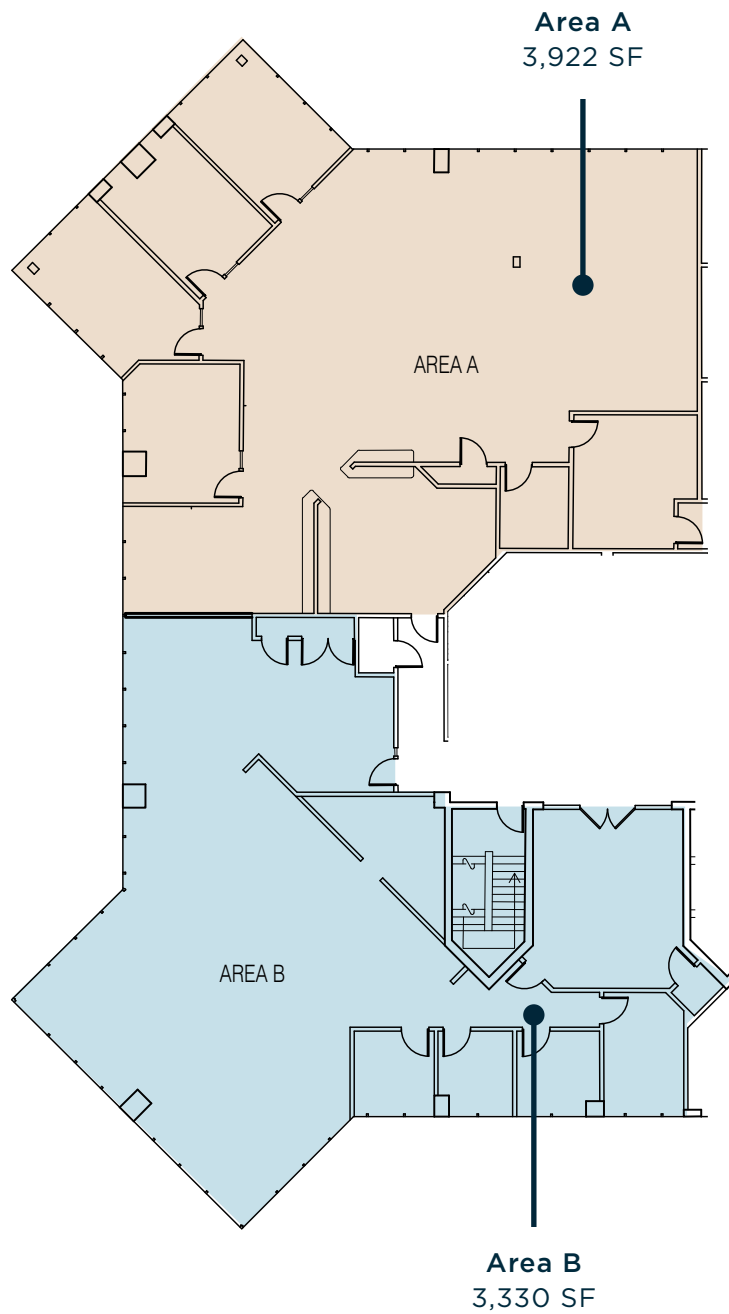
OPTION 1



FLOOR PLANS

SUITE 350 DEMISE PLANS

OPTION 2



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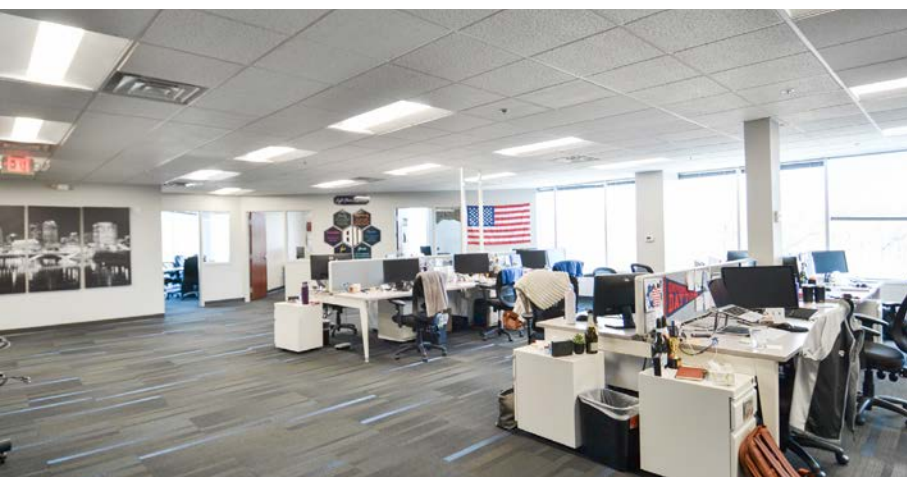
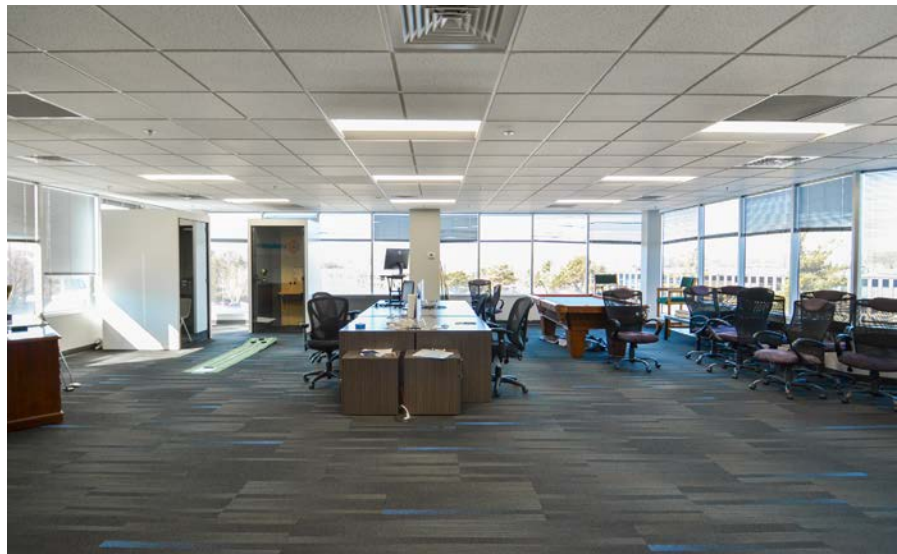
building key plan

Third Floor

N.T.S.

PHOTOS

SUITES 300 & 350



PHOTOS

SAMPLE TENANT FINISHES





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