

# PRESENTING

5055 E Main St Columbus, OH 43213



## Collin Murphy

O: (614) 341-9800 x110 | C: (740) 404-9356  
cmurphy@cbc-aspire.com

## Katrina Stapleton

O: (614) 341-9800 x115 | C: (810) 964-8855  
kstapleton@cbc-aspire.com

## Serene Khatib

O: (614) 341-9800 x116 | C: (479) 900-6282  
skhatib@cbc-aspire.com



# LEASE

**5055 E MAIN ST**  
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## PROPERTY DESCRIPTION

High visibility retail/warehouse/flex space for lease on E Main Street in Whitehall. This ±21,000 SF suite is move-in ready and available immediately! The property is located on the major thoroughfare of E Main Street, which is a high-traffic retail corridor. This space is perfect for businesses seeking maximum exposure and a flexible layout. The space is available now, so you can move in today and start operating. This retail/warehouse space is a rare opportunity to secure a large, high-visibility space in a thriving commercial district.

## PROPERTY HIGHLIGHTS

- ±21,000 SF of wide-open space – perfect for retail, showroom, or flex use
- Available now and ready to move in
- Great showroom opportunity
- Two dock-high doors for seamless loading and logistics
- Large wall of windows providing a lot of natural light and visibility on E Main St
- The space is heated
- 20,000 vehicles per day on E Main St



## OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	21,000 SF
Lot Size:	3.575 Acres
Building Size:	38,824 SF

## PROPERTY WEBSITE

<https://bit.ly/5055EMainSt>



# LEASE

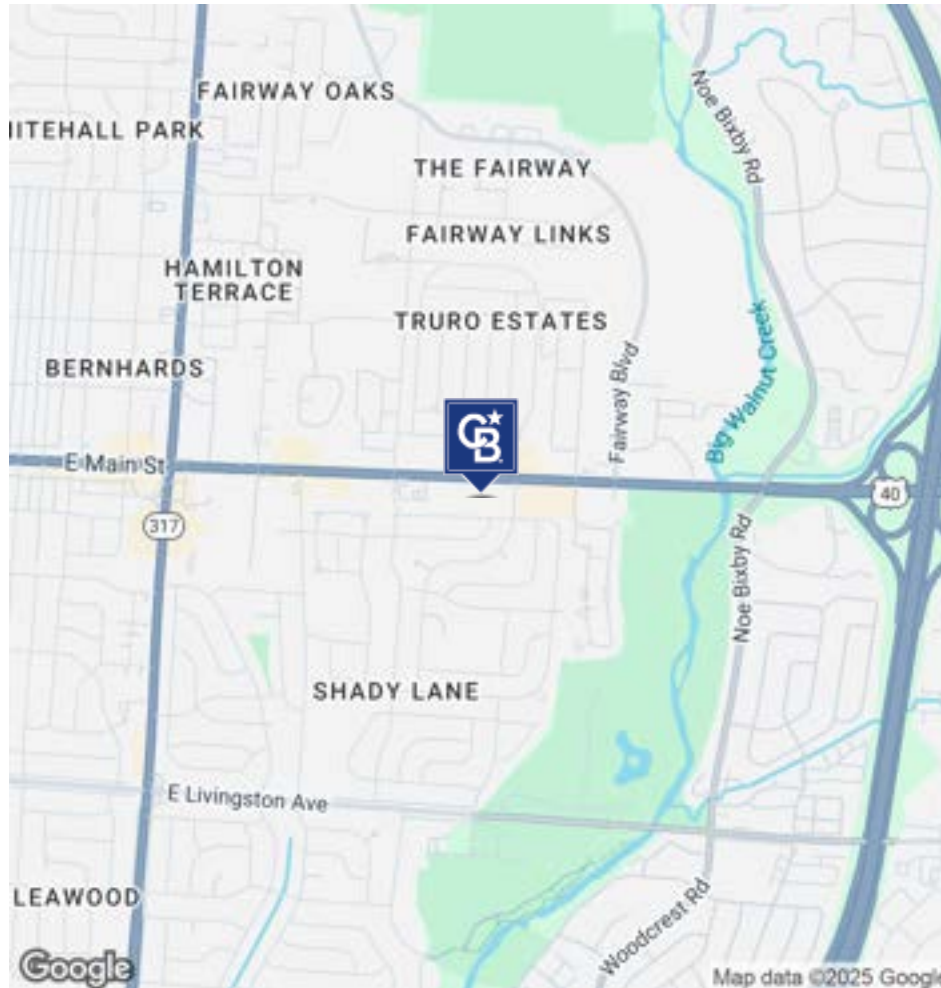
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## LOCATION OVERVIEW

At the intersection of E Main Street and Manfeld Drive in Whitehall. The property is located across the street from Salon Lofts and Miracle Motor Mart. It is between Hamilton Road and Noe Bixby Road, in the bustling retail quarter of E Main Street. This property is just 5 minutes west of I-270 in the city of Columbus, adjacent to Whitehall. Whitehall is a diverse and growing suburb of Columbus, Ohio, located east of the city near John Glenn Columbus International Airport. It is known for its mix of residential areas and commercial development, a commitment to inclusivity, and a suburban feel with parks and restaurants.



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**COLDWELL BANKER** | **ASPIRE REALTY SERVICES**  
**COMMERCIAL**

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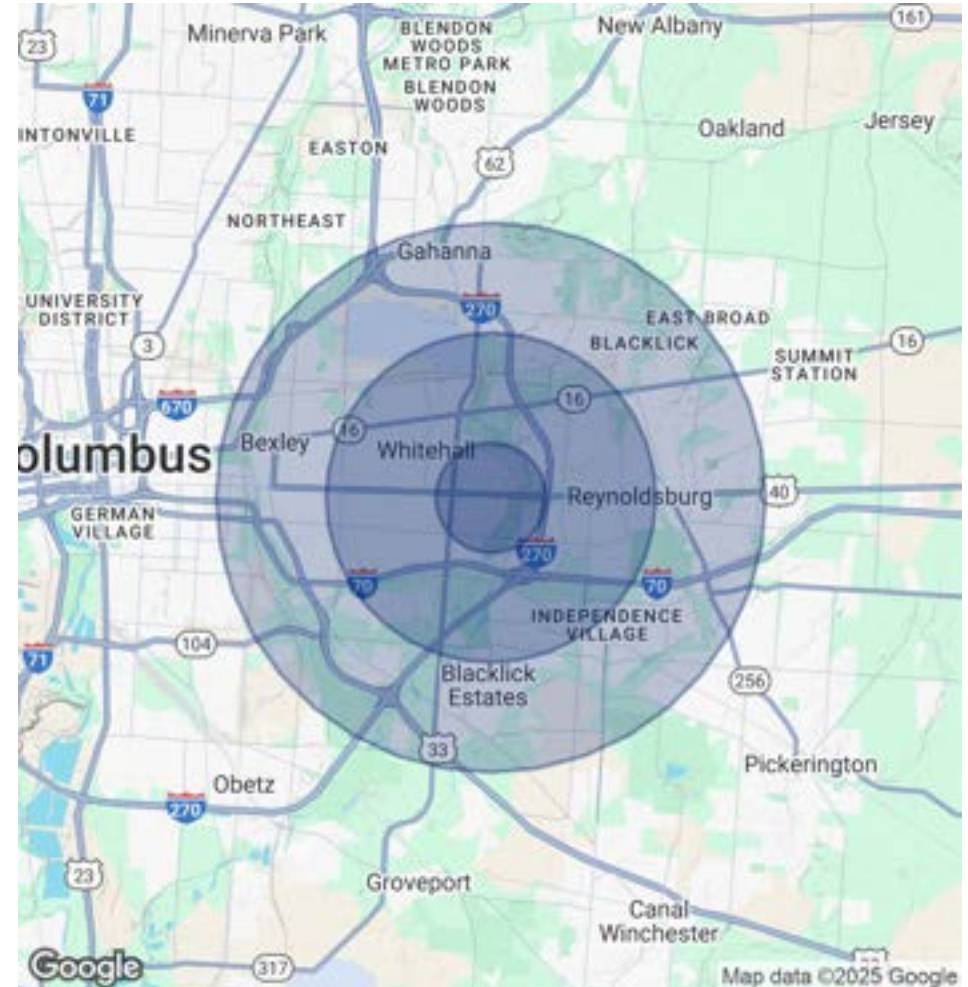
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	15,120	110,600	260,990
Average Age	39	38	38
Average Age (Male)	38	37	37
Average Age (Female)	40	40	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,206	45,285	104,859
# of Persons per HH	2.4	2.4	2.5
Average HH Income	\$61,154	\$66,088	\$81,089
Average House Value	\$231,455	\$214,196	\$260,803

Demographics data derived from AlphaMap

TRAFFIC COUNTS	DIRECTION	YEAR	COUNTS
E Main Street (US-40) east of Country Club Road in Columbus	2-way	2025	19,170
E Main Street (US-40) east of Pierce Ave in Whitehall	2-way	2024	20,564
S Hamilton Road (SR-317) south of Main Street (US-40) in Whitehall	2-way	2024	24,032



## MEET THE TEAM



### **COLLIN MURPHY**

Associate  
c 740-404-9356  
o 614-341-9800 x110  
cmurphy@cbc-aspire.com



### **ANTHONY MARONITIS, CCIM**

Principal - Broker  
c 614-352-8669  
o 614-341-9800 x103  
amaronitis@cbc-aspire.com



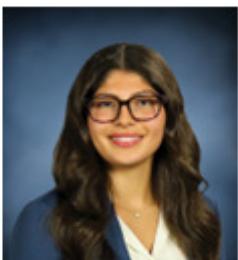
### **KATRINA STAPLETON**

Transaction Coordinator/Associate  
c 810-964-8855  
o 614-341-9800 x115  
kstapleton@cbc-aspire.com



### **CHRIS HOWARD**

Principal  
c 614-264-6801  
o 614-341-9800 x104  
choward@cbc-aspire.com



### **SERENE KHATIB**

Associate  
c 479-900-6282  
o 614-341-9800 x116  
skhatib@cbc-aspire.com

