



PRIME HILLIARD RETAIL LOCATION

Property:

- ±1,750 Sq. Ft. available
- Exterior monument signage
- Join Levi's 4 Floors & Steak Escape anchored retail
- High exposure retail corridor

Location:

- Located at Hilliard Rome Rd. & Roberts Rd. intersection



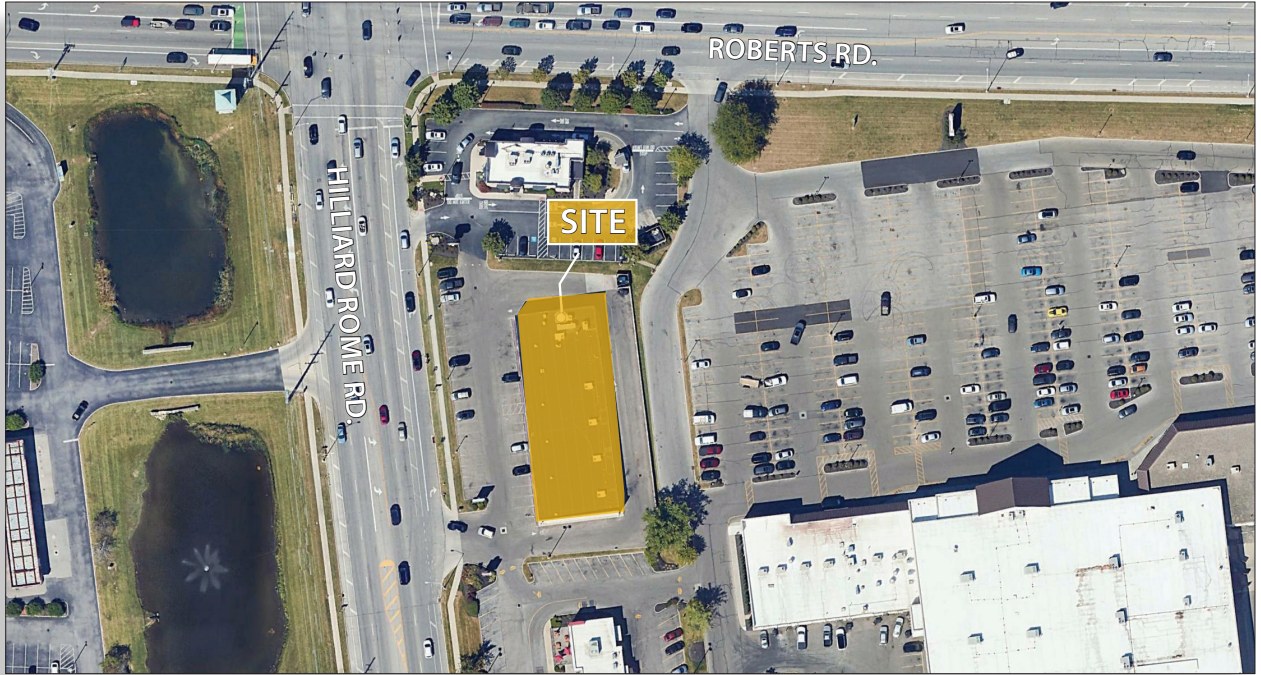
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Rj BOLL Realty, Ltd.

5115 Parkcenter Ave., Ste. 275
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Property Specifications:

- ±1,750 Sq. Ft. available
- Exterior monument signage
- Join Levi's 4 Floors & Steak Escape anchored retail
- High exposure retail corridor
- ±19,000 vehicles daily
- ±20 minutes to downtown Columbus

Rental Rate:

- \$21.95/Sq. Ft. NNN
- 2026 Estimated Operating Expenses: \$5.80/Sq. Ft. (taxes, insurance, CAM)
- Tenant to pay own utilities, trash removal and janitorial

Available Suites:

Unit	Size SF	Rate
2358	1,750	\$21.95 NNN

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DEMOGRAPHICS

Location Facts & Demographics

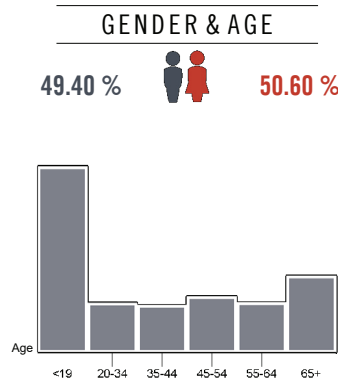
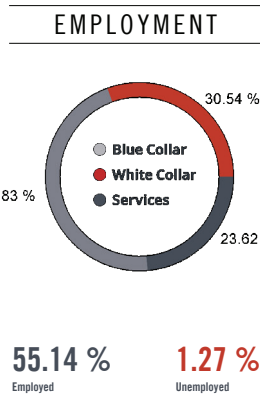
Demographics are determined by a 10 minute drive from 5419 Roberts Rd, Hilliard, OH 43026



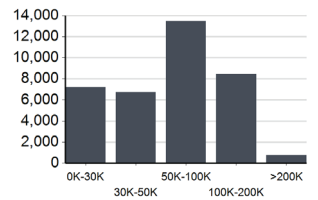
CITY, STATE
Hilliard, OH

POPULATION
91,751

AVG. HHSIZE
2.55



INCOME BY HOUSEHOLD



MEDIAN HH INCOME
\$65,245

HOME OWNERSHIP

Renters: **12,935**

Owners: **22,932**

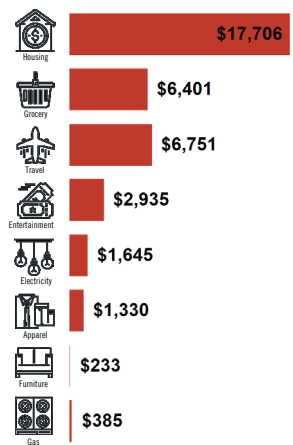
EDUCATION

High School Grad:	22.36 %
Some College:	22.58 %
Associates:	7.32 %
Bachelors:	43.40 %

RACE & ETHNICITY

White:	79.22 %
Asian:	4.79 %
Native American:	0.01 %
Pacific Islanders:	0.06 %
African-American:	5.28 %
Hispanic:	5.70 %
Two or More Races:	4.95 %

HH SPENDING

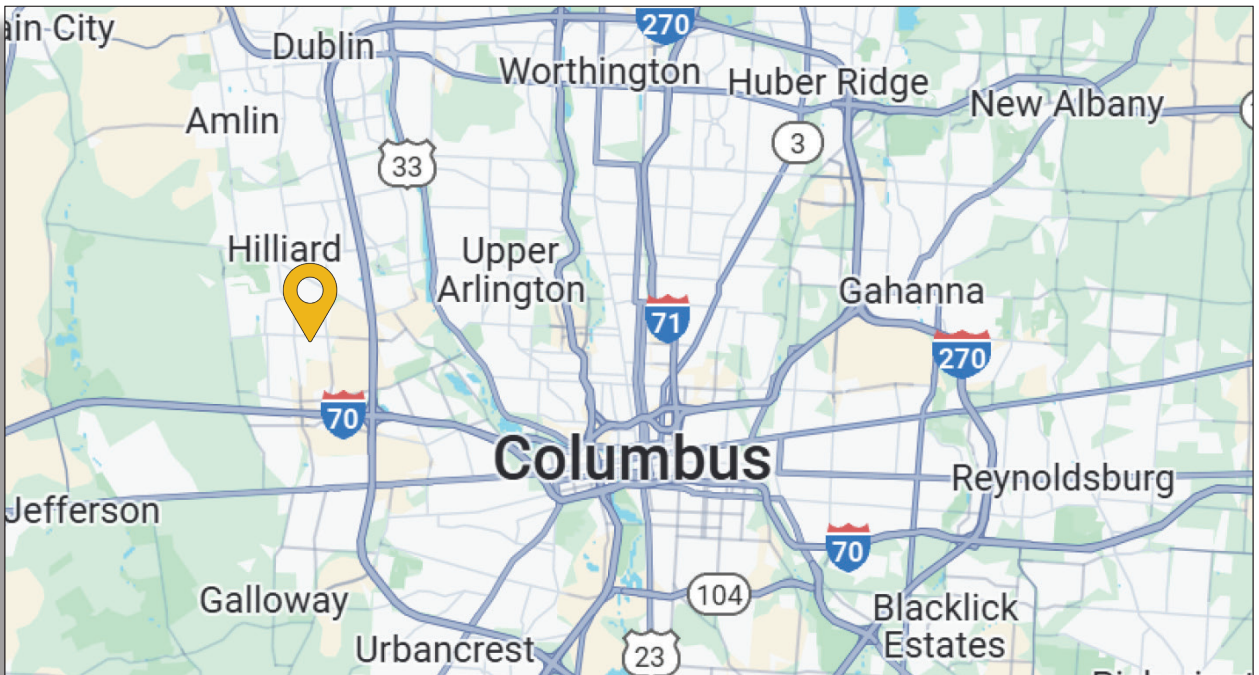


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