

GROVEPORT

MEDICAL OFFICE FOR LEASE

5323 - 5345 HENDRON ROAD, GROVEPORT, OH 43125



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PROPERTY HIGHLIGHTS

- Available: Suite 5335 +/- 2,056 SF
- Available: Suite 5339 +/- 2,473 SF
- Direct entry, built-out medical suites
- Exterior building and monument signage
- Parking ratio: 3.4 per 1,000 SF
- Located near the heart of Groveport

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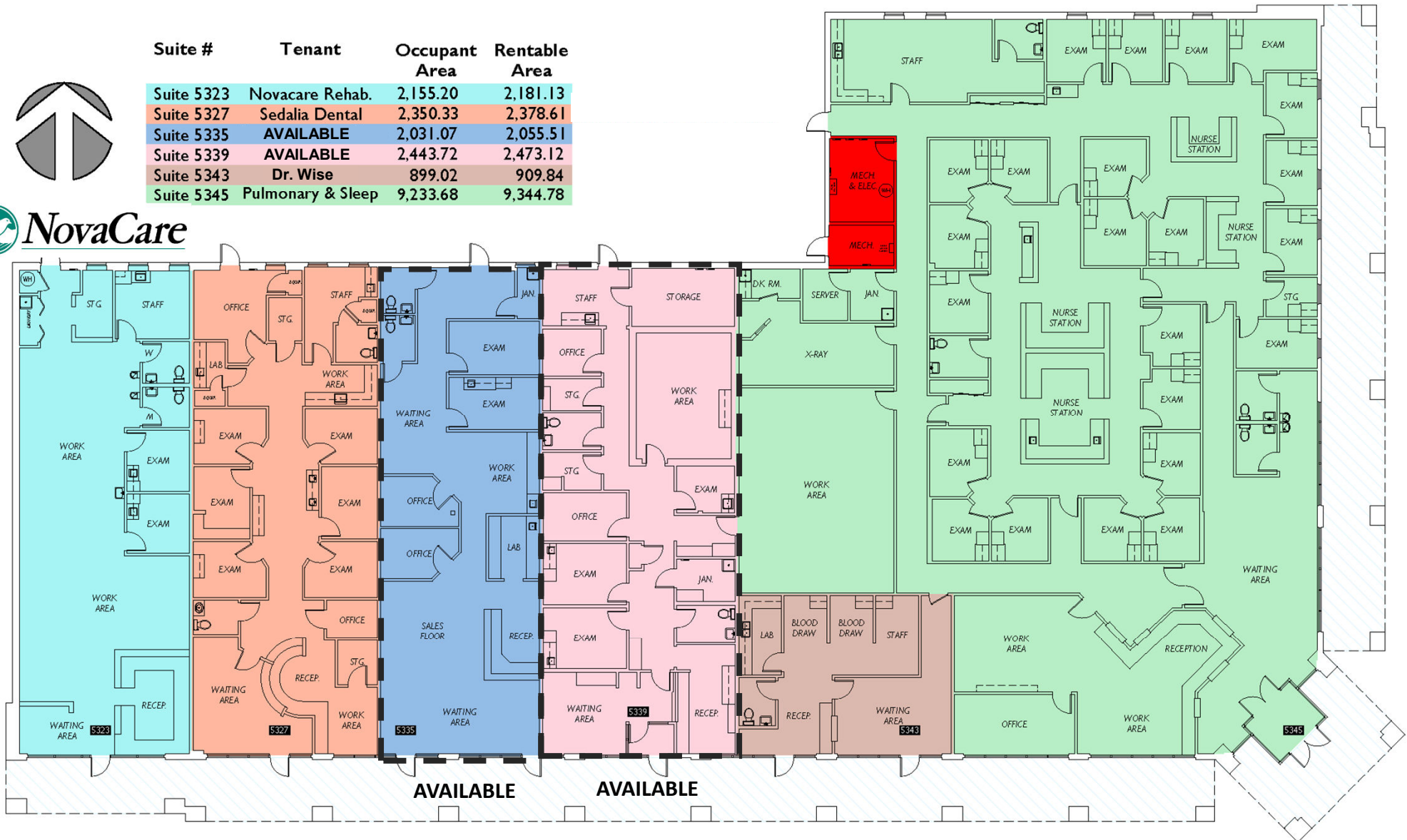
SPACE PLAN



MOUNT CARMEL



Suite #	Tenant	Occupant Area	Rentable Area
Suite 5323	Novacare Rehab.	2,155.20	2,181.13
Suite 5327	Sedalia Dental	2,350.33	2,378.61
Suite 5335	AVAILABLE	2,031.07	2,055.51
Suite 5339	AVAILABLE	2,443.72	2,473.12
Suite 5343	Dr. Wise	899.02	909.84
Suite 5345	Pulmonary & Sleep	9,233.68	9,344.78



www.equity.net

The information contained herein has been obtained from the property owner or other sources that we deem reliable. Although we have no reason to doubt its accuracy, no representation or warranty is made regarding the information, and the property is offered "as is". The submission may be modified or withdrawn at any time by the property owner.

INTERIOR



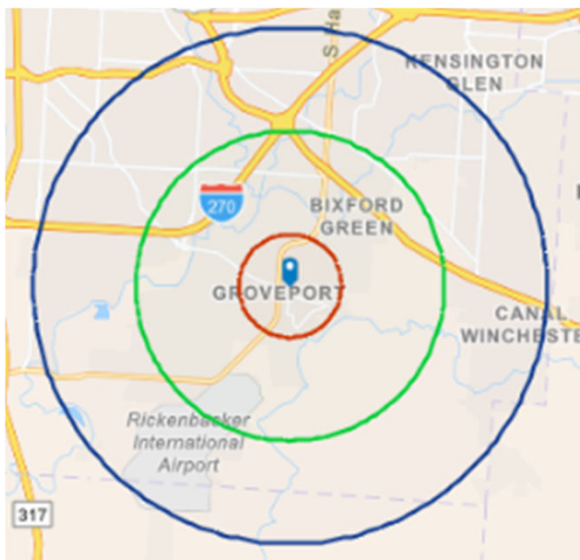
SIDE PHOTO



AERIAL



1-MILE RADIUS DEMOS



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KEY FACTS

3,987

Population



2.4

Average
Household Size



42.1

Median Age

\$70,943

Median Household Income

BUSINESS



183

Total Businesses



3,657

Total Employees

EDUCATION



6%

No High School
Diploma



43%

High School
Graduate



28%

Some
College



24%

Bachelor's/Grad/Prof
Degree

INCOME



\$36,028

Per Capita
Income



\$70,943

Median
Household
Income



\$86,765

Average
Household
Income

EMPLOYMENT



57.8

White
Collar %



31.5

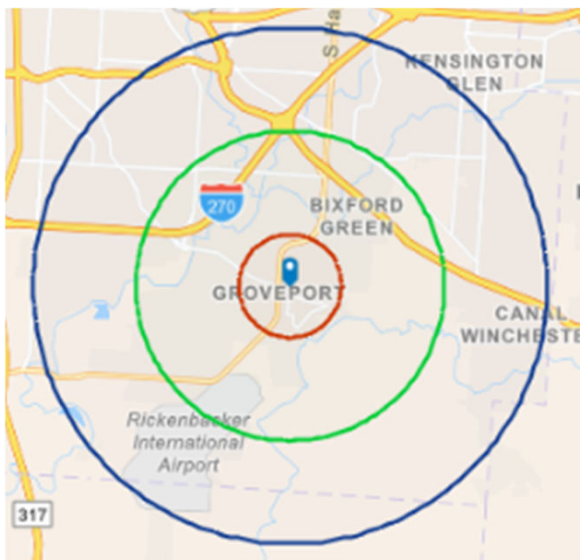
Blue
Collar %



10.5

Services
%

3-MILE RADIUS DEMOS



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KEY FACTS

20,552

Population



2.4

Average
Household Size



39.8

Median Age

\$68,381

Median Household Income

BUSINESS



662

Total Businesses



16,120

Total Employees

EDUCATION



6%

No High School
Diploma



39%

High School
Graduate



30%

Some
College



25%

Bachelor's/Grad/Prof
Degree

INCOME



36,617

Per Capita
Income



\$68,381

Median
Household
Income



\$88,983

Average
Household
Income

EMPLOYMENT



56.6

White
Collar %



32.0

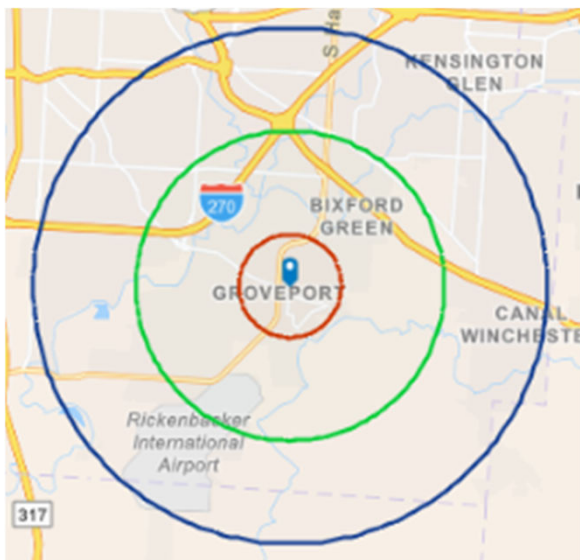
Blue
Collar %



11.4

Services
%

5-MILE RADIUS DEMOS



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KEY FACTS

94,642

Population



2.5

Average
Household Size



36.3

Median Age

\$59,707

Median Household Income

BUSINESS



1,900

Total Businesses



34,042

Total Employees

EDUCATION



9%

No High School
Diploma



39%

High School
Graduate



29%

Some
College



23%

Bachelor's/Grad/Prof
Degree

INCOME



\$31,317

Per Capita
Income



\$59,707

Median
Household
Income



\$80,204

Average
Household
Income

EMPLOYMENT



56.2

White
Collar %



28.5

Blue
Collar %



15.3

Services
%