



530 W. SPRING ST., COLUMBUS, OH 43215



LIONRES.COM

530 W. SPRING STREET

Lion Real Estate Services // 107 S. High St., Suite 350, Columbus, OH 43215

45,000 SF | 530 W. SPRING ST. | COLUMBUS, OH

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 27,217 RSF

Lease Rate: \$17.25 SF/yr (NNN)

Year Built: 2001

Building Size: 45,000 SF

Submarket: Downtown

PROPERTY OVERVIEW

Operating Exp: \$9.03/SF

Taxes: \$3.31/SF

Insurance: \$0.53/SF

Façade/anchor signage available, Free onsite parking

CBD, Arena District / Astor Park / Crew Stadium

LOCATION OVERVIEW

Directly accessible from east & westbound Spring Street with easy access to Downtown, State Route 315 & I-70. Building is located directly across from the Scotts Miracle Gro stadium

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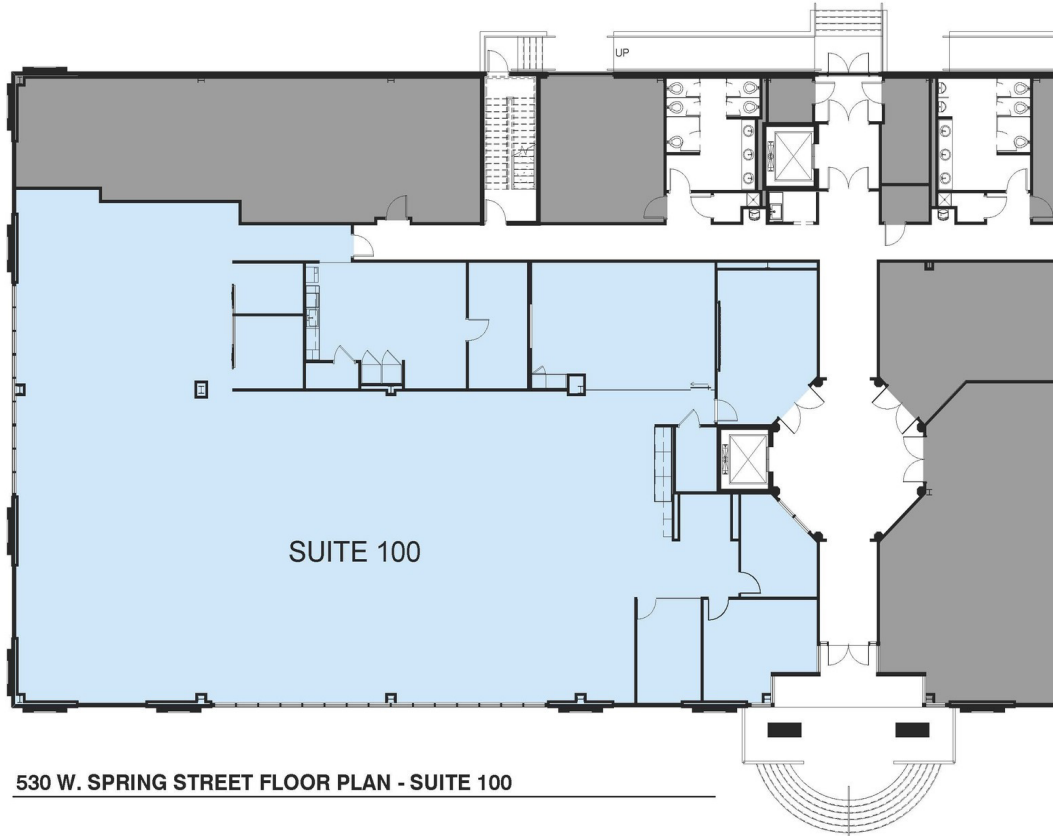
AVAILABLE SPACES

Lease Rate: \$17.25SF/YR (NNN) **Total Space** 27,217 RSF
Lease Type: NNN **Lease Term:** NEG

LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
\$17.25 SF/YR	NNN	9426 RSF	Negotiable	Suite 100 - Parking ratio of 3/1 included in lease rate. Anchor signage opportunity available. Nicely Improved. Rent Ready
\$17.25 SF/YR	NNN	11410 RSF	Negotiable	Suite 200 - Parking ratio of 3/1 included in lease rate. Anchor signage opportunity available. Nicely Improved. Rent Ready
\$17.25 SF/YR	NNN	6381 RSF	Negotiable	Suite 290 - Parking ratio of 3/1 included in lease rate. Anchor signage opportunity available. Nicely Improved. Rent Ready

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SUITE 100 - 9,426 SF



530 W. SPRING STREET FLOOR PLAN - SUITE 100

URBAN DESIGN LLC

LION CONSTRUCTION SERVICES, LLC

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Tenant: N/A

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Drawn by: HMK
Checked by:

SUITE 100

530 W. SPRING STREET FLOOR PLAN - SUITE 100

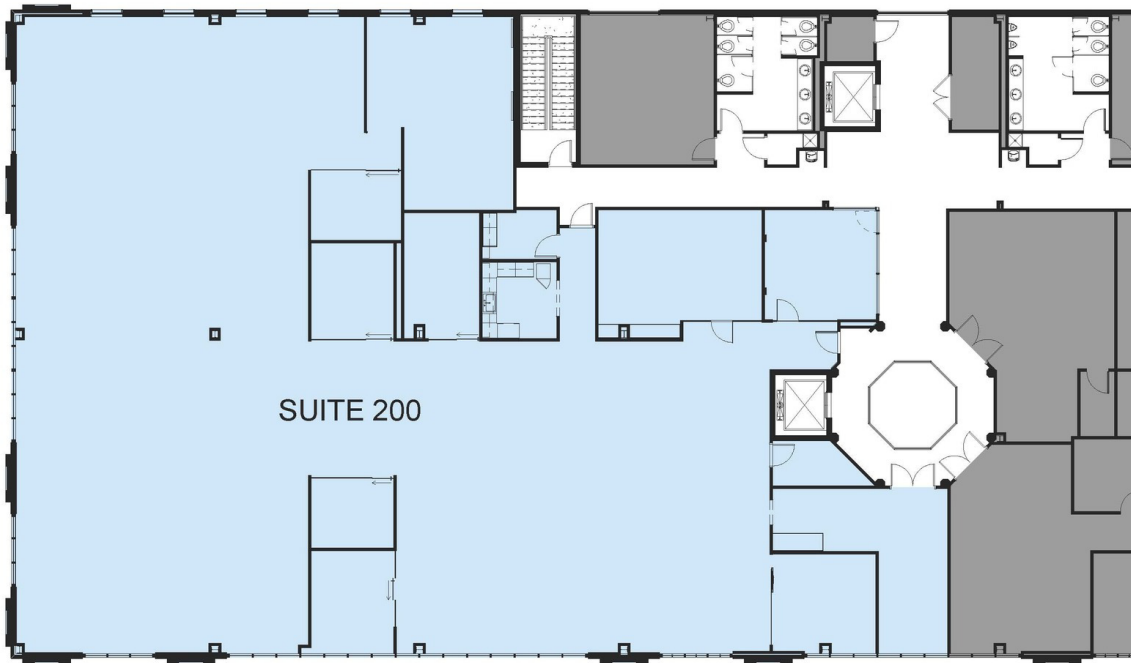
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1 SUITE 100
Floor Plan Information

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SUITE 200 - 11,410 SF



530 W. SPRING STREET FLOOR PLAN - SUITE 200



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Tenant N/A

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SUITE 200

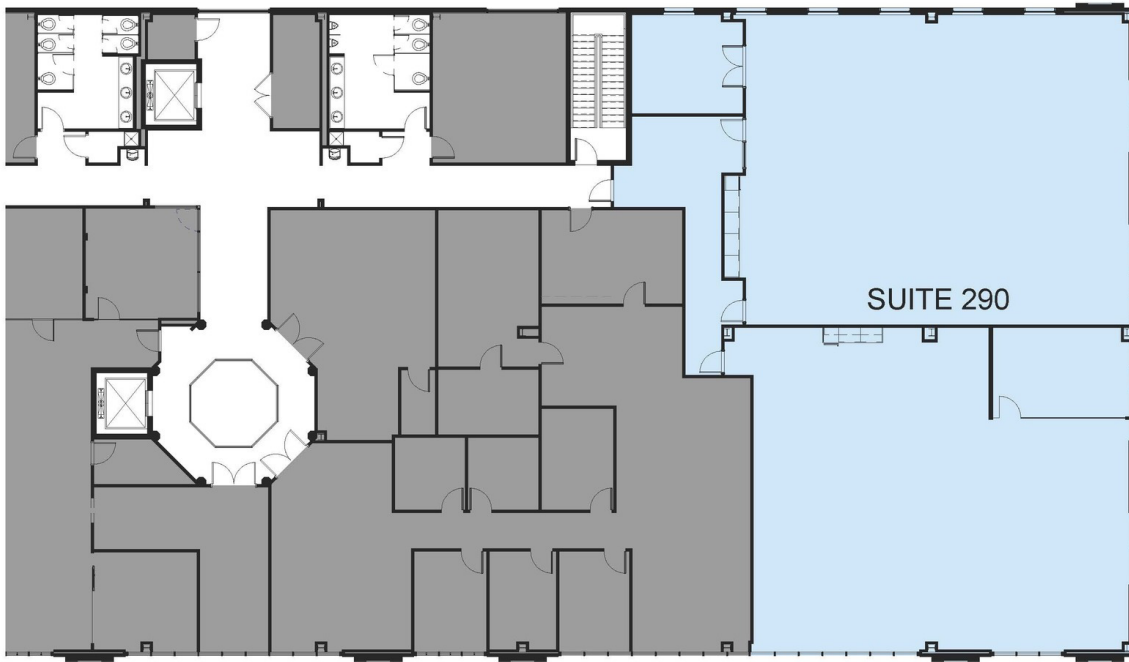
530 W. SPRING STREET FLOOR
 PLAN - SUITE 200

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SUITE 290 - 6,381 SF



530 W. SPRING STREET FLOOR PLAN - SUITE 290



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Tenant N/A

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Date 05.27.2026
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SUITE 290

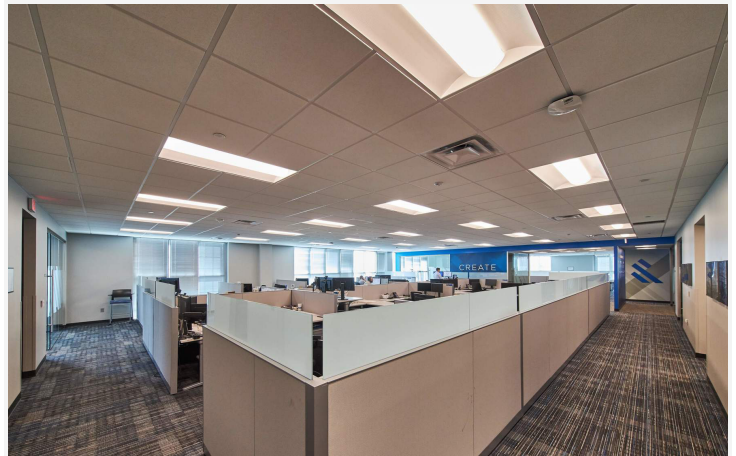
530 W. SPRING STREET FLOOR
 PLAN - SUITE 290

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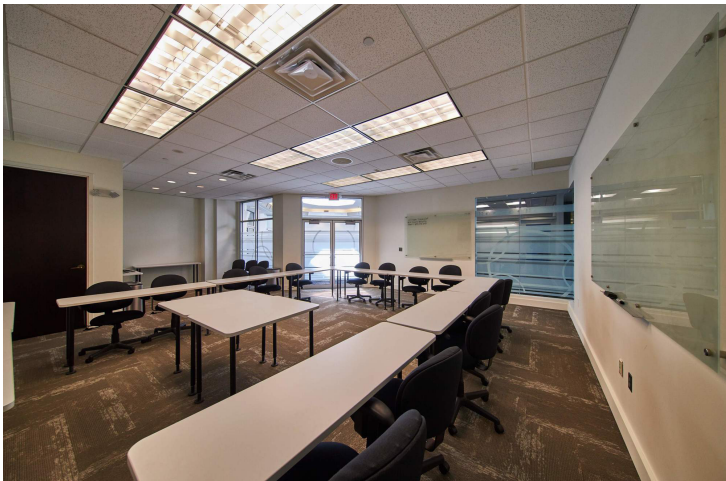
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ADDITIONAL PHOTOS



45,000 SF | 530 W. SPRING ST. | COLUMBUS, OH

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MERCHANT MAP



530 W Spring St
Merchant Map

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 17th Floor Center
 21 East State Street
 Floor 18
 Columbus, OH 43215
 614.401.2131 Fax 614.229.0160
 Lionre.com

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