

FOR LEASE

6005 RADEKIN ROAD, COLUMBUS, OHIO 43232

OFFICE/WAREHOUSE SPACE FOR LEASE NEAR REYNOLDSBURG, OHIO



4608 Sawmill Road, Columbus, Ohio 43220
www.BestCorporateRealEstate.com

PROPERTY VIDEO
[CLICK TO VIEW](#)

CONTACT FOR MORE INFORMATION

JUSTIN BOEHLKE
BROKERAGE ADVISOR

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LISTING OVERVIEW

ABOUT

This exceptional flex office/warehouse opportunity is located in the heart of Reynoldsburg's thriving commercial corridor. This well-maintained $\pm$ 2,560 SF site offers a highly functional layout, ideal for auto, trade, educational, industrial, or other warehouse users looking for a prime easy access location, within minutes of multiple major roadways.

The space features a welcoming reception area, two private offices, a conference area, workshop room, 2 bathrooms (one with shower), and ample storage, providing an efficient blend of private work space, collaborative meeting areas, and dedicated warehouse space. Lot positioning offers easy industrial access from rear, and a privatized professional entry at the front, creating an efficient and professional work environment.

Located just minutes from Downtown Reynoldsburg, Interstate 70, Interstate 270, numerous retail shops, and amenities, this location provides excellent accessibility for employees, clients, and deliveries.



AMENITIES AND ADVANTAGES

CONVENIENT LOCATION, 1 MILE FROM MAJOR THRUWAYS (I270 and I70)

AMPLE WAREHOUSE SPACE AVAILABLE, FLEXIBLE FOR USE

7 DEDICATED PARKING SPACES IN FRONT, MORE PARKING ON SITE

CLOSE PROXIMITY TO MAJOR CORRIDOR (REYNOLDSBURG)

2 DEDICATED BATHROOMS FOR SITE, ONE WITH SHOWER

EASY ACCESS AND PULL AROUND FOR SEMI-DELIVERY

2 DEDICATED OFFICES, WORKSHOP, 1 1/2 BATHS, CONFERENCE ROOM

FUNCTIONAL VENTILATION, AIR COMPRESSOR, AND HVAC FOR SITE

PROPERTY OVERVIEW

LIST PRICE \$2,650 MG

BUILDING TYPE OFFICE/WAREHOUSE

BUILDING SIZE ±2,560 SQFT

LOT SIZE ± 0.259

PARKING FRONT AND REAR (7 DEDICATED)

ZONING INNOVATION

YEAR BUILT 1993

PROPERTY TAXES (2025) \$3,366.20

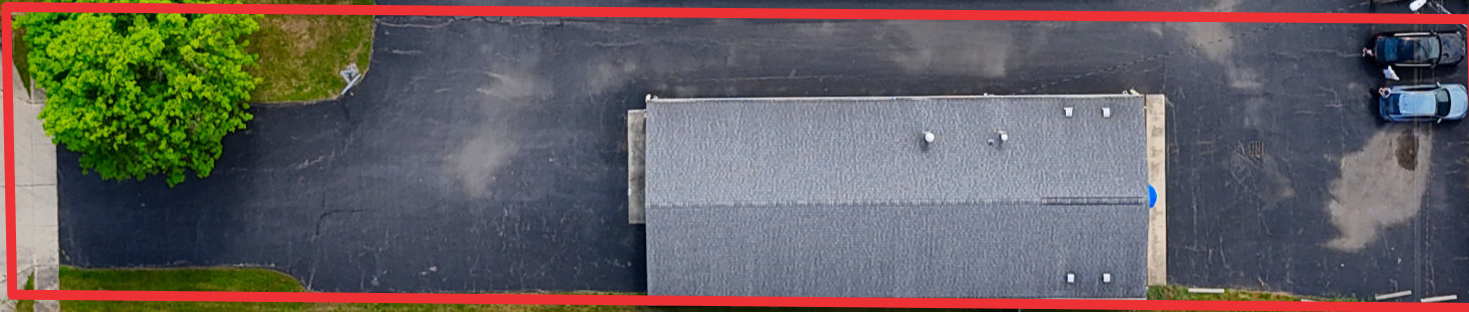






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PARCEL VIEW



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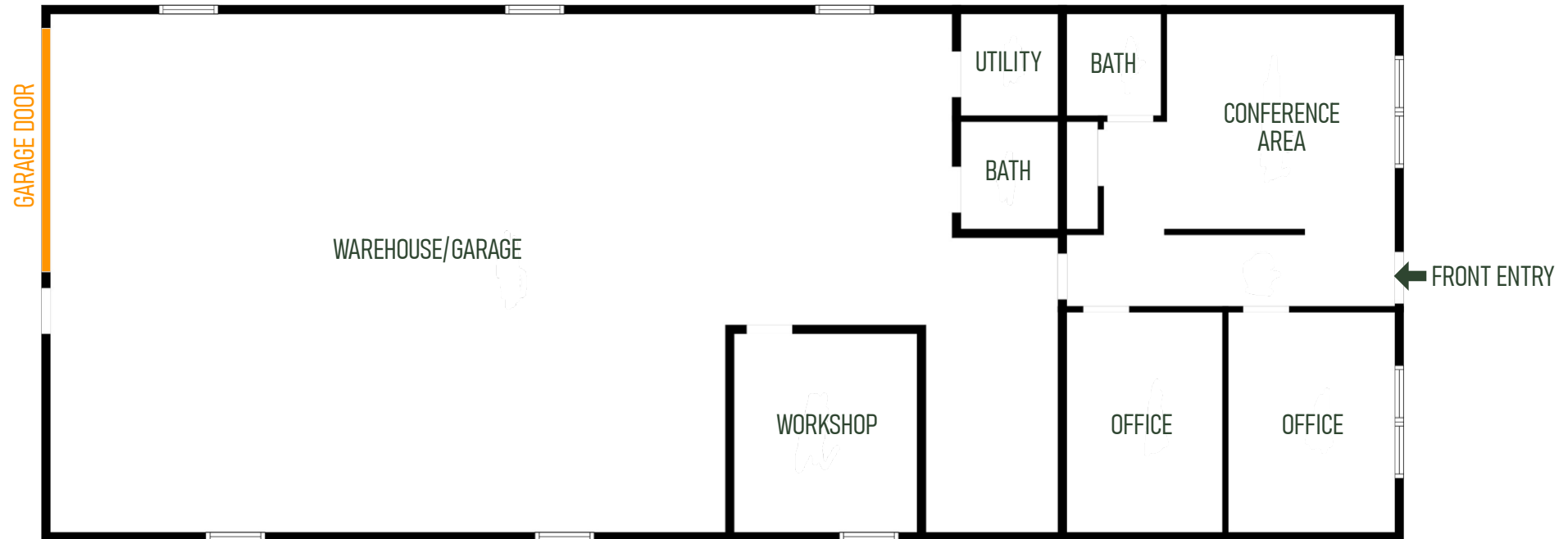
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PARCEL VIEW



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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NEARBY AMENITIES



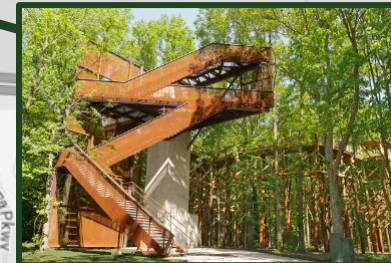
HUBER PARK



BLACKLICK WOODS METRO PARK AND GOLF COURSE



BLACKLICK WOODS CANOPY WALK



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Sources: Google and MetroParks.net

This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable. We have no reason to doubt its accuracy, but we do not guarantee it. *Line Drawings are Approximate*

42,245
POPULATION

37.6
MEDIAN AGE

21,460
AREA EMPLOYEES

\$73,152
MEDIAN HOUSEHOLD INCOME

\$305,100
MEDIAN PROPERTY VALUE

MAJOR LOCAL EMPLOYERS



VICTORIA'S SECRET



Bath & Body Works



Dynalab
TEST SYSTEMS



T-Tech



WALLICK Communities



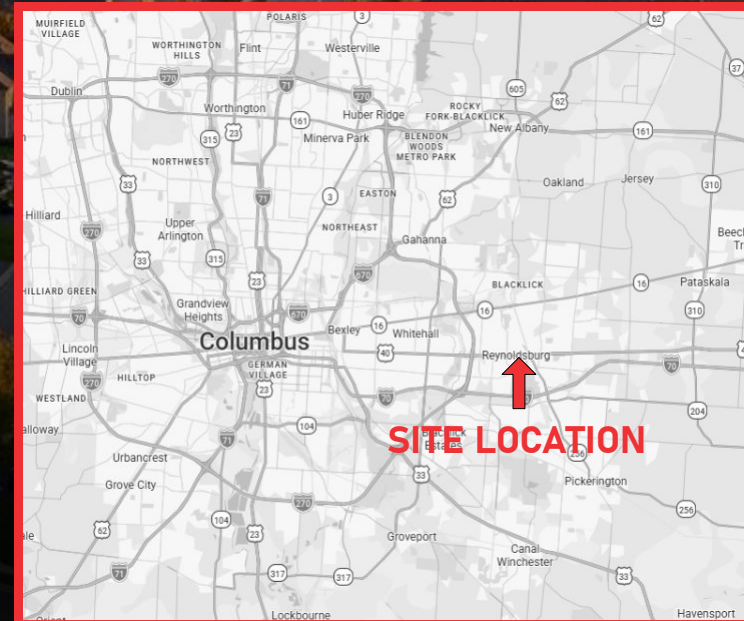
CALIBER
COLLISION



MOUNT CARMEL

AREA OVERVIEW

Reynoldsburg is known as "The Birthplace of the Tomato". The tomato was 'born' in Reynoldsburg in the 19th century with the help of local favorite son Alexander W. Livingston. Livingston developed the 'Paragon Tomato', billed as the first-ever tomato bred for commercial use. His legacy lives on in the Livingston House and Museum on Graham Road, which is listed on the National Registry of Historic Homes. Reynoldsburg was originally called Frenchtown, and under the later name was placed in 1831 by John French, and named for him. The present name is for John C. Reynolds, a local merchant. A post office called Reynoldsburgh was established in 1833, and the name was changed to Reynoldsburg in 1893. Reynoldsburg is an area where a plethora of businesses, communities, and families thrive just on the outskirts of Columbus, Ohio.



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