

**4700**  
Lakehurst  
Court



# PROPERTY OVERVIEW

## DEVELOPMENT DESCRIPTION

Built in 1994, the building is two stories and contains 50,000 square feet of office space. The average floor plate size is 24,800 square feet.



## LOCATION

4700 Lakehurst is located in the city of Columbus and surrounded by Dublin amenities. The property is located at the intersection of Emerald Parkway and Lakehurst Court, with immediate access to I-270 off Tuttle Crossing.

- > 20 minutes to Downtown Columbus**
- > 20 minutes to John Glenn Columbus International Airport**
- > Minutes from Bridge Park Dublin**
- > Minutes from retail, restaurants, entertainment, medical services and hotel accommodations**

# PROPERTY OVERVIEW



## BUILDING DESCRIPTION

The property features a two story lobby with granite flooring, wood trim, and an open stairway. Recently renovated common areas include LED lighting and HVAC modernization, and an open second floor lobby accented with glass walls. The exterior site is beautifully landscaped and includes an outdoor seating area. The building is fully sprinkled and offers an energy management system.

## PARKING

The surface lot parking is available at a rate of 4/1,000 SF. Parking is free of charge and on an unreserved basis.

## 24 HOUR ACCESS

The building provides tenants with 24 hour access via proximity cards.

Excellent  
Visibility

Recent  
Renovations



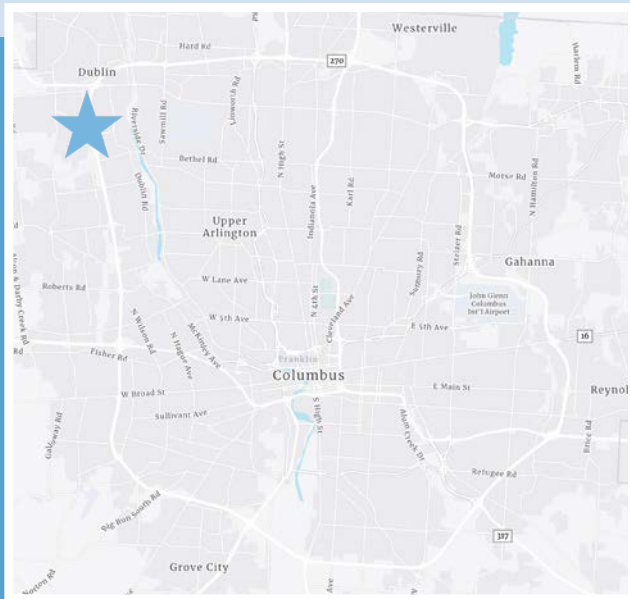
Surrounded  
by Dublin  
Amenities



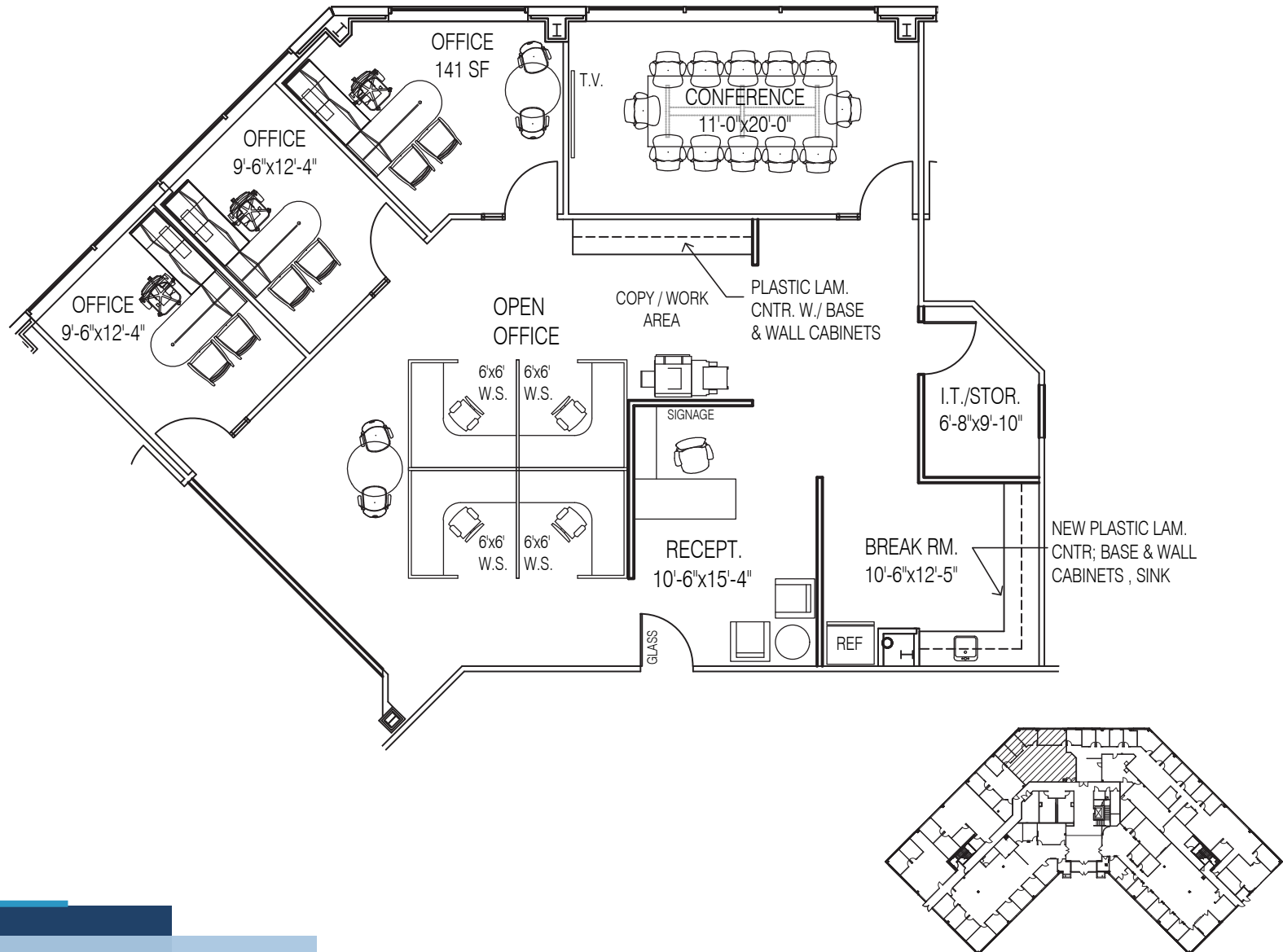
# AVAILABLE SPACES

| SUITE | RSF                      | RATE       | DESCRIPTION                                         |
|-------|--------------------------|------------|-----------------------------------------------------|
| 100B  | 1,896 RSF                | \$21.95 MG | Small suite with private office on the first floor. |
| 200   | 4,709 RSF                | \$21.95 MG | Mostly open space on the second floor.              |
| 225   | 2,676 RSF                | \$21.95 MG | Mostly open space on the second floor.              |
| 250   | 8,171 RSF<br>(divisible) | \$21.95 MG | Large mostly open space on the second floor.        |

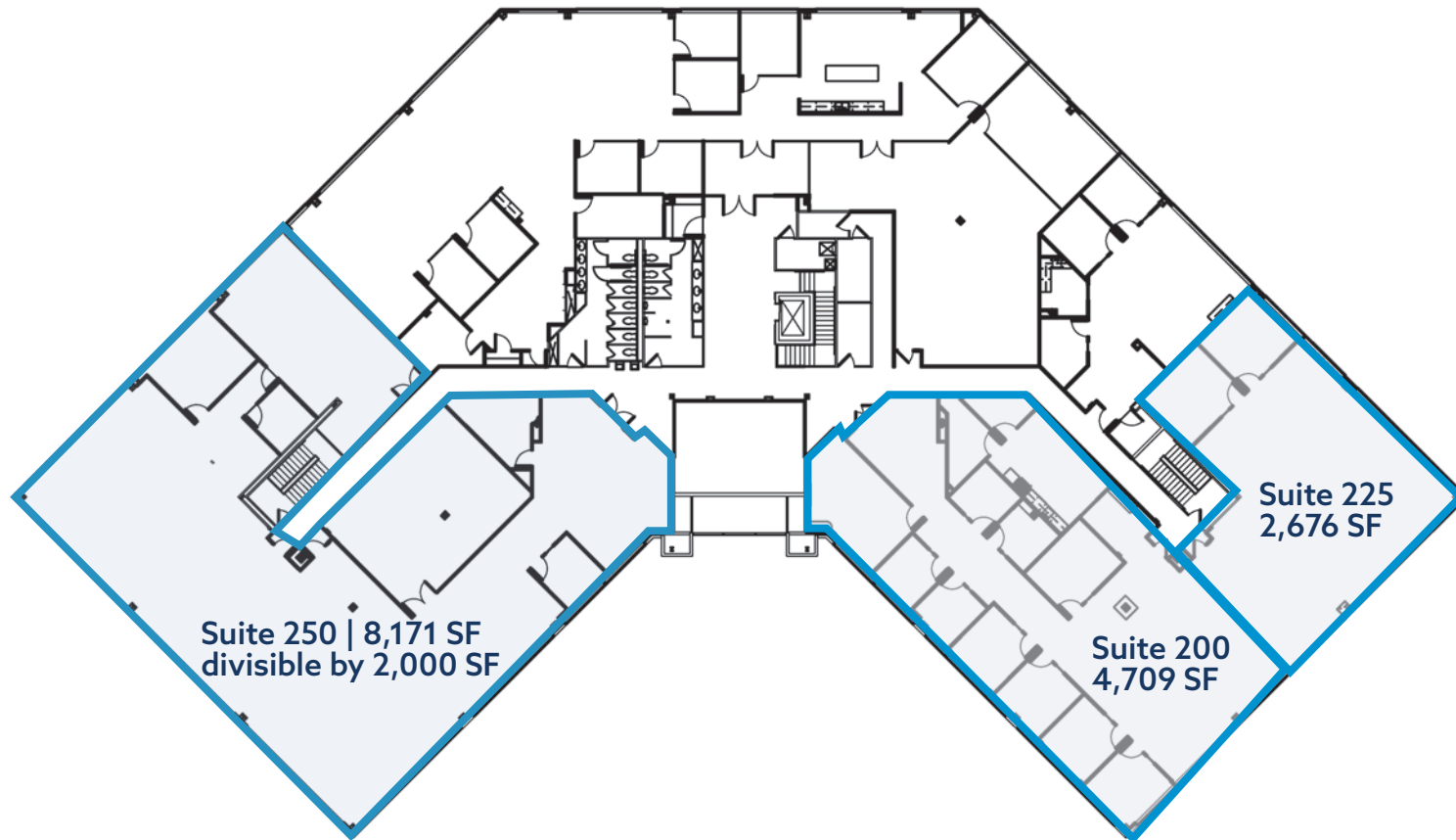
Suite 200 and 225 can be combined up to 7,385 SF  
Lease rate is MG with a base year for expenses.



# SUITE 100B | 1,896 RSF



# SECOND FLOOR



Suite 200 and 225 can be combined up to 7,385 SF  
Lease rate is MG with a base year for expenses.

## CONTACT US

BRETT CISLER  
614 402 2252  
[brett.cisler@colliers.com](mailto:brett.cisler@colliers.com)

ANDREW JAMESON SIOR CCIM  
614 206 6882  
[andrew.jameson@colliers.com](mailto:andrew.jameson@colliers.com)

MARTY ELLINGER  
614 753 0486  
[marty.ellinger@colliers.com](mailto:marty.ellinger@colliers.com)



This document/email has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and /or its licensor(s). © 2019. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.