

FOR LEASE

2400

FARMERS DRIVE

FREEWAY SIGNAGE OPPORTUNITY



# PROPERTY HIGHLIGHTS

- › Common conference & Training room
- › Freeway signage available
- › On-site cafe
- › Located in Sawmill Corporate Center
- › Accessed by the Sawmill Road/I-270 interchange
- › Easy access to I-270 and Route 161
- › Ample parking ratio of 4.5/1,000 SF
- › Parking lot resurfaced in 2025
- › Card key access
- › Building offers dock access
- › Excellent freeway visibility
- › Surrounded by retail amenities

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# FREEWAY VISIBILITY



Sawmill Rd

I-270

# OPPORTUNITY

## AVAILABLE SPACES

| SUITE | RSF          | DESCRIPTION                                                                  |
|-------|--------------|------------------------------------------------------------------------------|
| LL2   | 4,414        | Open space with flexible floor plan; <b><i>divisible</i></b>                 |
| LL4   | 8,399        | Current mail room and storage; can easily be converted to traditional office |
| 100   | 5,000-31,933 | Flexible floor plan; <i>furniture available</i> ; <b><i>divisible</i></b>    |
| 200   | 5,000-34,535 | Flexible floor plan; <b><i>divisible</i></b>                                 |

### LEASE RATE

\$18.00 MG

### MAX CONTIGUOUS

66,468 RSF

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# AMENITIES

*On-site cafe*

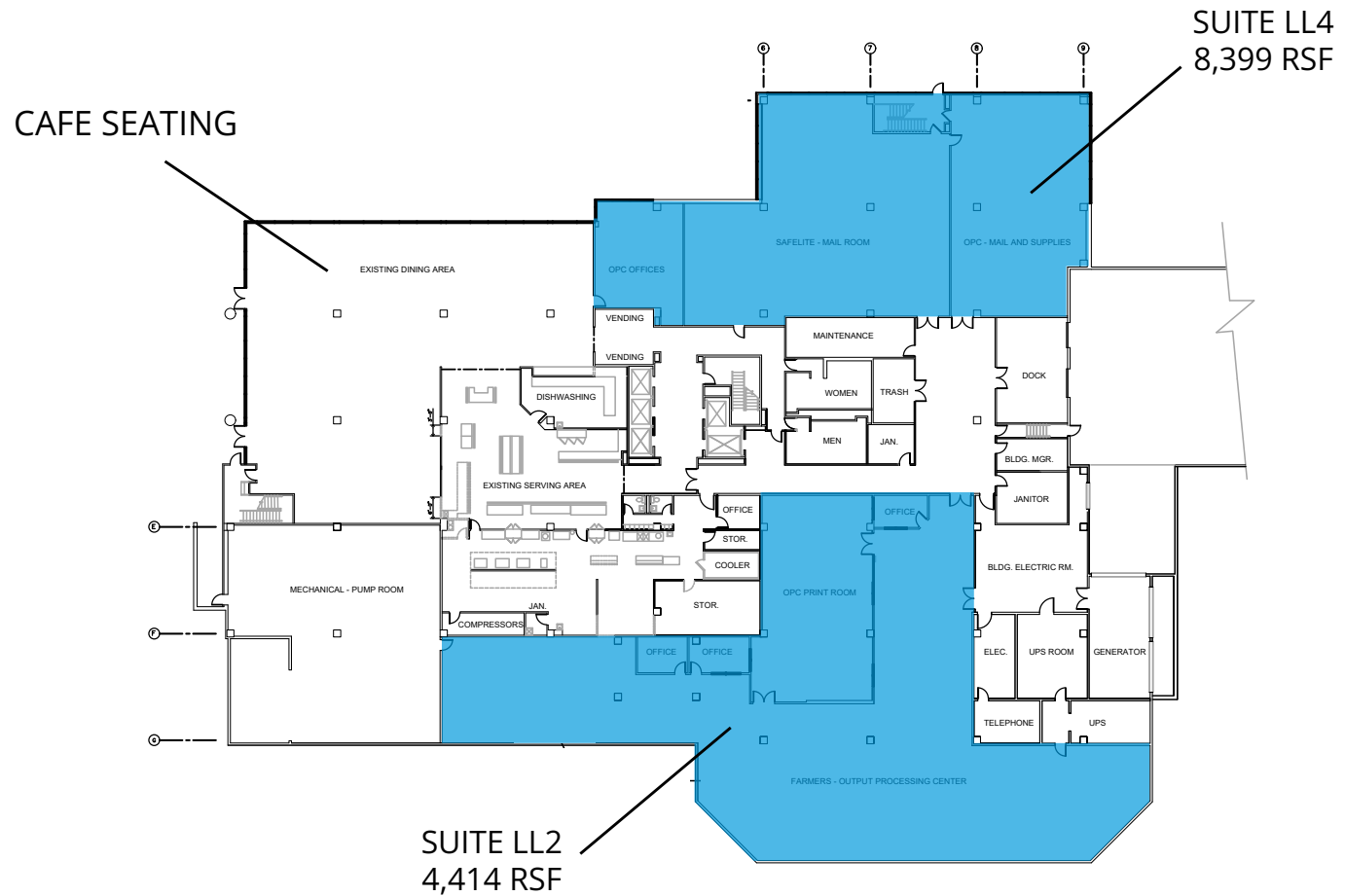


*Indoor/outdoor seating area*



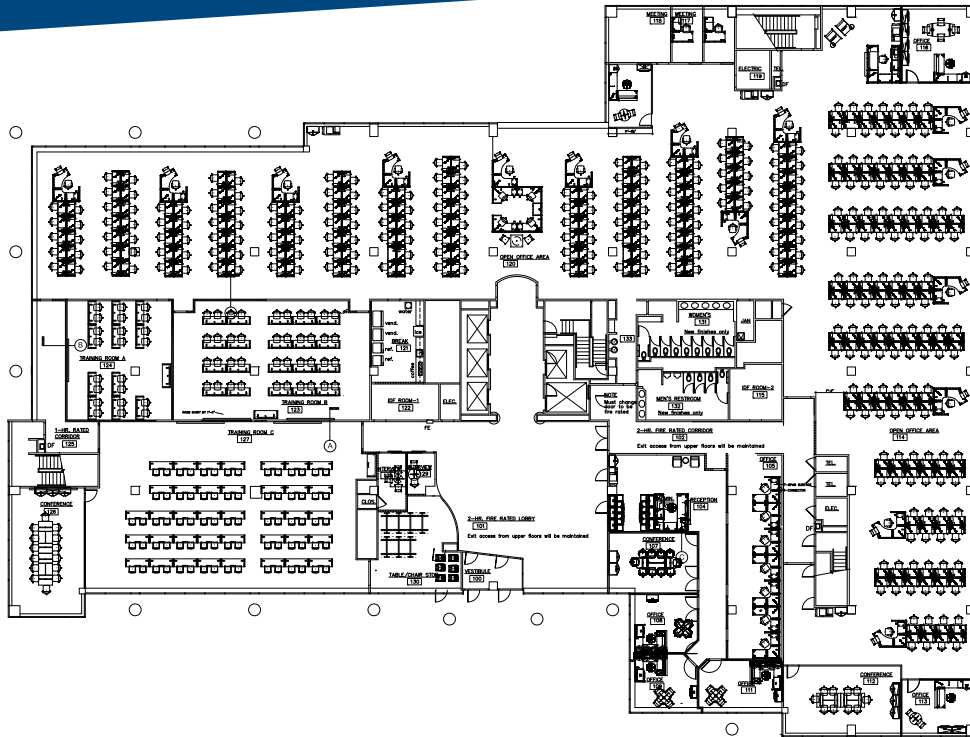
# LOWER LEVEL

12,813 SF



# FIRST FLOOR

5,000-31,933 SF



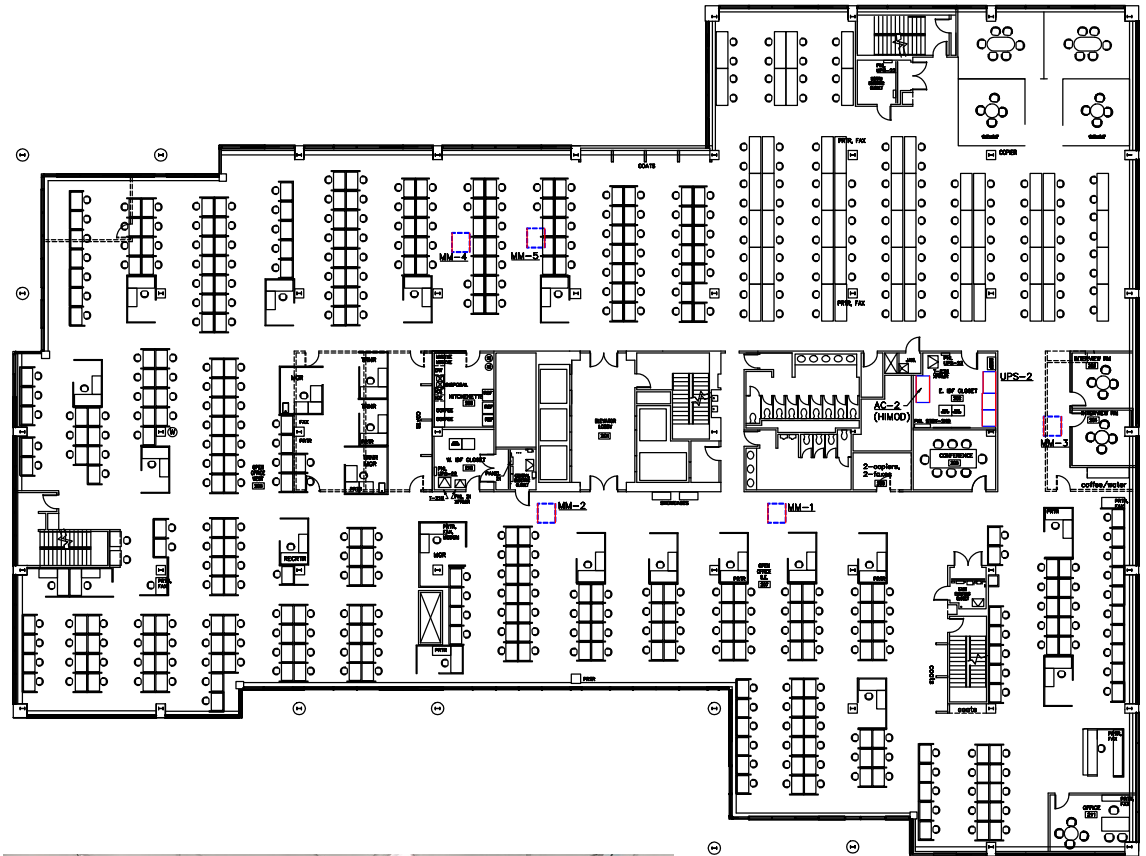
[Click to View Virtual Tour  
\(First Floor\)](#)



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# SECOND FLOOR

5,000-34,535 SF



Click to View Virtual Tour  
(Second Floor)

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# LOCATION

## Restaurants

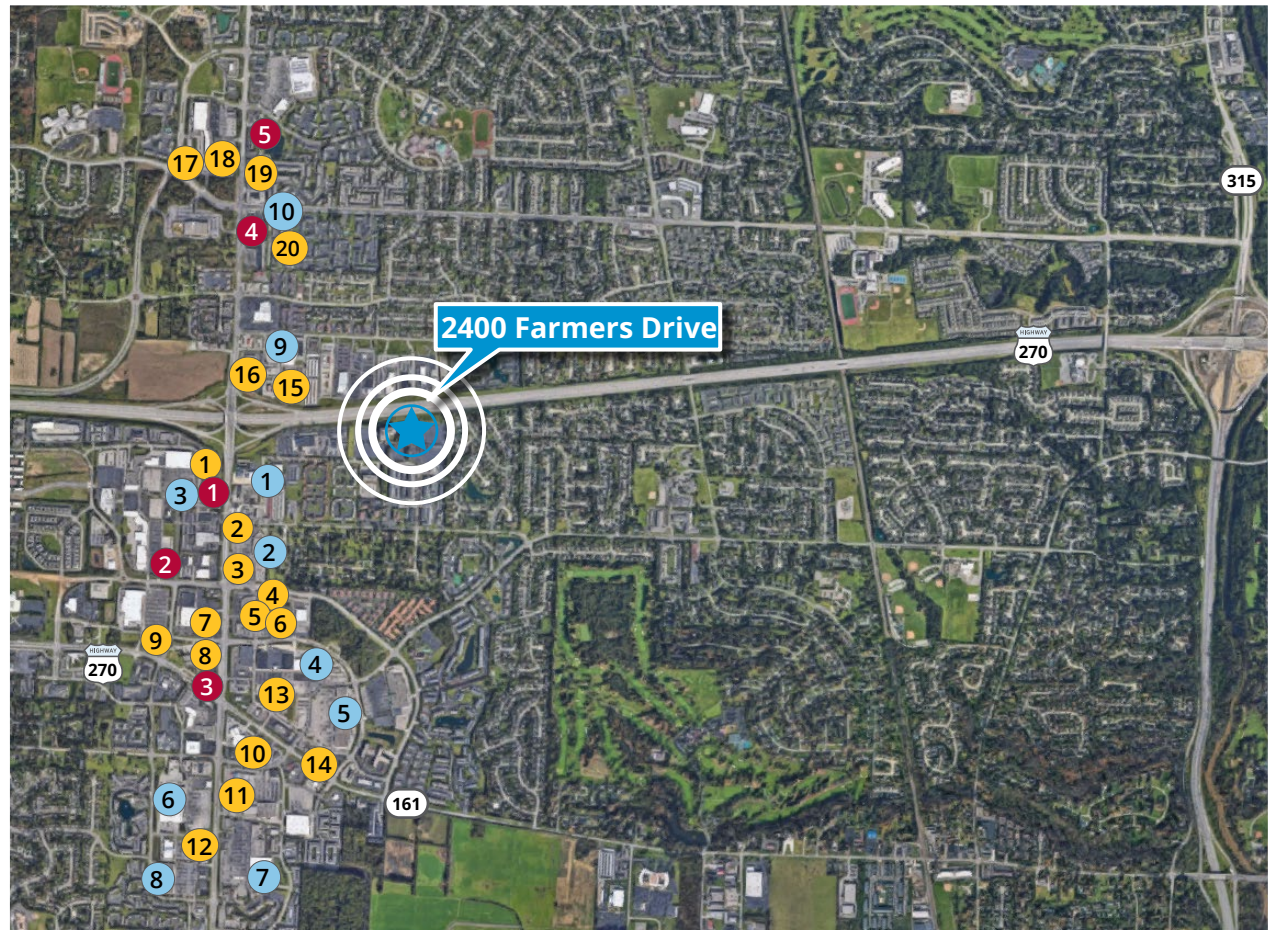
- |                         |                        |
|-------------------------|------------------------|
| ① Bob Evans             | ⑪ bd's Mongolian Grill |
| ② Einstein Bros. Bagels | ⑫ Red Lobster          |
| ③ Chipotle              | ⑬ Joe's Crab Shack     |
| ④ Gokul Cafe            | ⑭ El Vaquero           |
| ⑤ BIBIBOP Asian Grill   | ⑮ iHop                 |
| ⑥ Starbucks             | ⑯ Olive Garden         |
| ⑦ Boston Market         | ⑰ 101 Beer Kitchen     |
| ⑧ Piada Italian Street  | ⑱ Tim Hortons          |
| Food                    | ⑲ Max & Erma's         |
| ⑨ Mellow Mushroom       | ⑳ Anna's Greek Cuisine |
| ⑩ Panera Bread          |                        |

## Shopping

- |                         |                       |
|-------------------------|-----------------------|
| ① North West Square     | ⑥ Meijer              |
| ② Sawmill Plaza         | ⑦ Target              |
| ③ Dublin Village Center | ⑧ Kohls               |
| ④ Whole Foods           | ⑨ New Market Shopping |
| ⑤ Michaels              | ⑩ Sawmill Center      |

## Banks

- |                    |            |
|--------------------|------------|
| ① Chase Bank       | ④ Key Bank |
| ② Huntington Bank  | ⑤ PNC Bank |
| ③ Fifth Third Bank |            |



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# AERIALS







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