

# 5555 Glendon Ct.

*For Sale or Lease*

***Freeway Signage Available***

Colliers



Andrew Jameson

Vice Chair | Columbus  
614 206 6882  
andrew.jameson@colliers.com

Brett Cisler

Senior Executive Vice President | Columbus  
614 437 4498  
brett.cisler@colliers.com

Kendall Jameson

Brokerage Associate | Columbus  
614 906 5131  
kendall.jameson@colliers.com

# Property Highlights

- *Built in 1995*
- *Class A Office*
- *410 Surface Parking Spaces*
- ***138,346 Total Square Feet***
- ***Freeway Signage Available***
- *Close Proximity to Dublin Retail*
- *Easy Access to I-270*
- *Dublin Incentives Available*
- *Furniture Potentially Available*

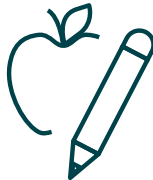
## Drive Times

### Tuttle Crossing



*5 minutes*

### The Ohio State University



*23 minutes*

### Historic Dublin



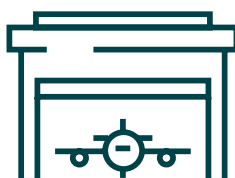
*8 minutes*

### Bridge Park



*8 minutes*

### John Glenn Intl. Airport



*22 minutes*

### Downtown Columbus



*22 minutes*



# Availabilities:

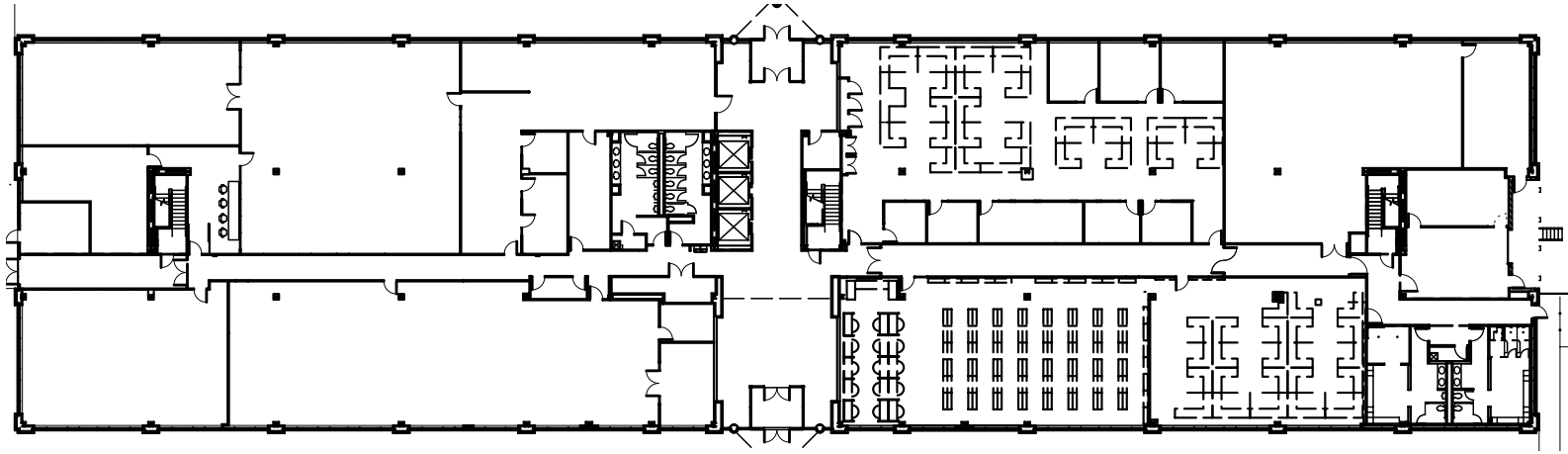
|           |           |                               |
|-----------|-----------|-------------------------------|
| Suite 100 | 34,609 SF | Full floor ; <i>divisible</i> |
| Suite 200 | 34,609 SF | Full floor ; <i>divisible</i> |
| Suite 300 | 34,609 SF | Full floor ; <i>divisible</i> |
| Suite 400 | 34,609 SF | Full floor ; <i>divisible</i> |

***For sale - \$10,936,444 (\$79psf)***

***\$12.50 NNN | OpEx \$10.00 (estimate)***

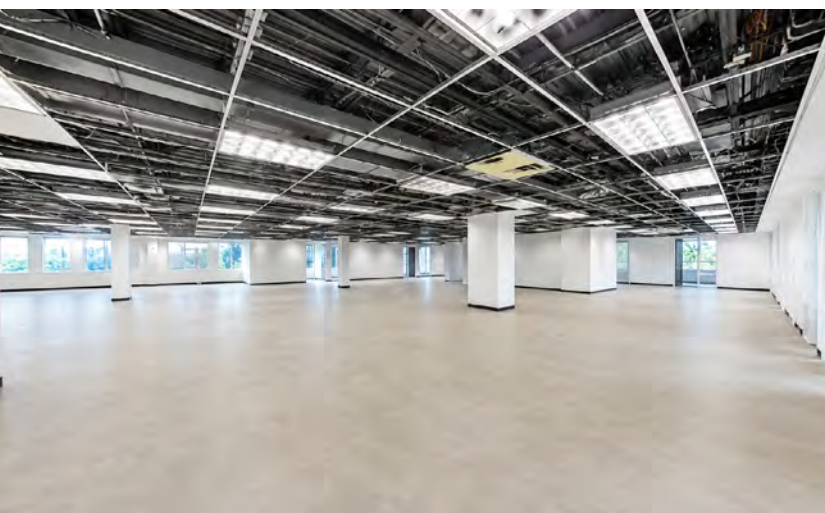
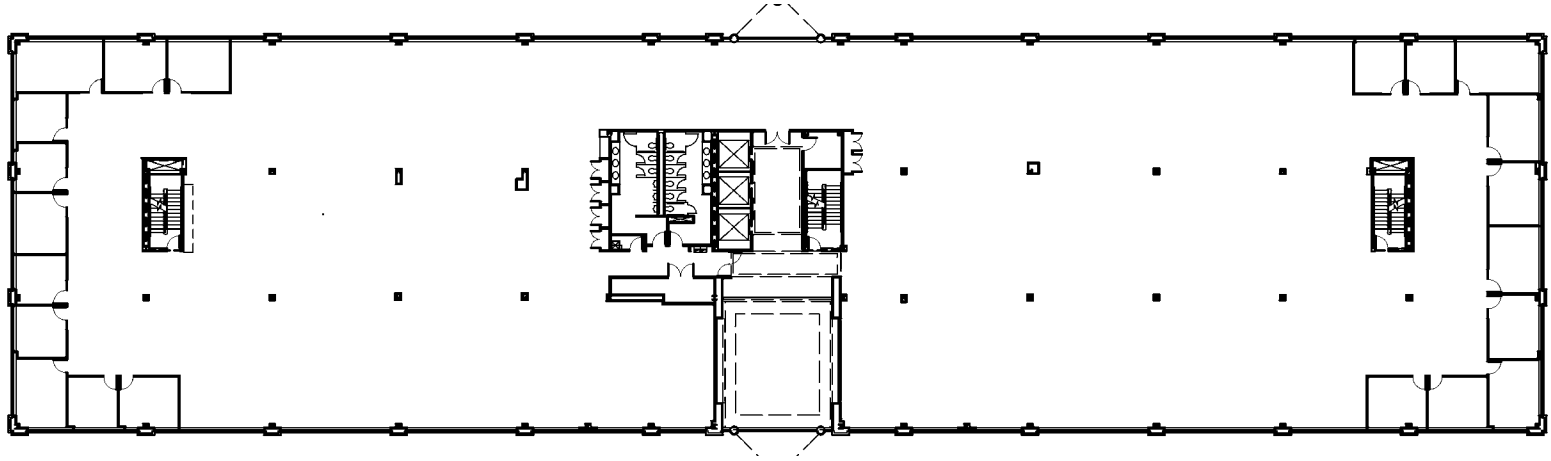
# Suite 100 34,609 SF

*divisible*



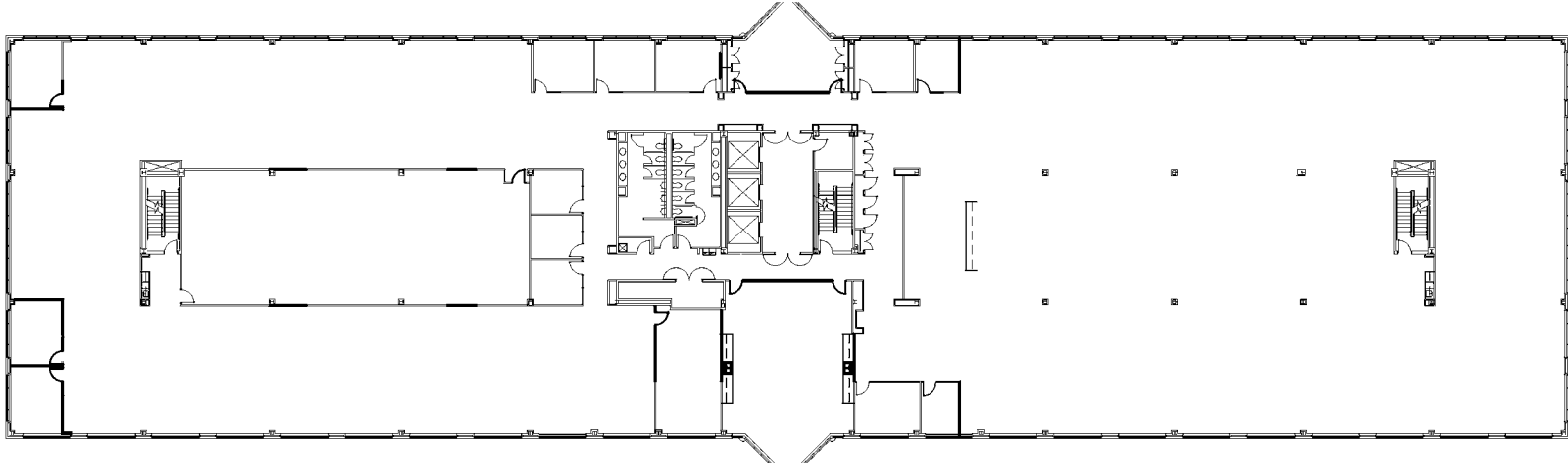
# Suite 200 34,609 SF

*divisible*



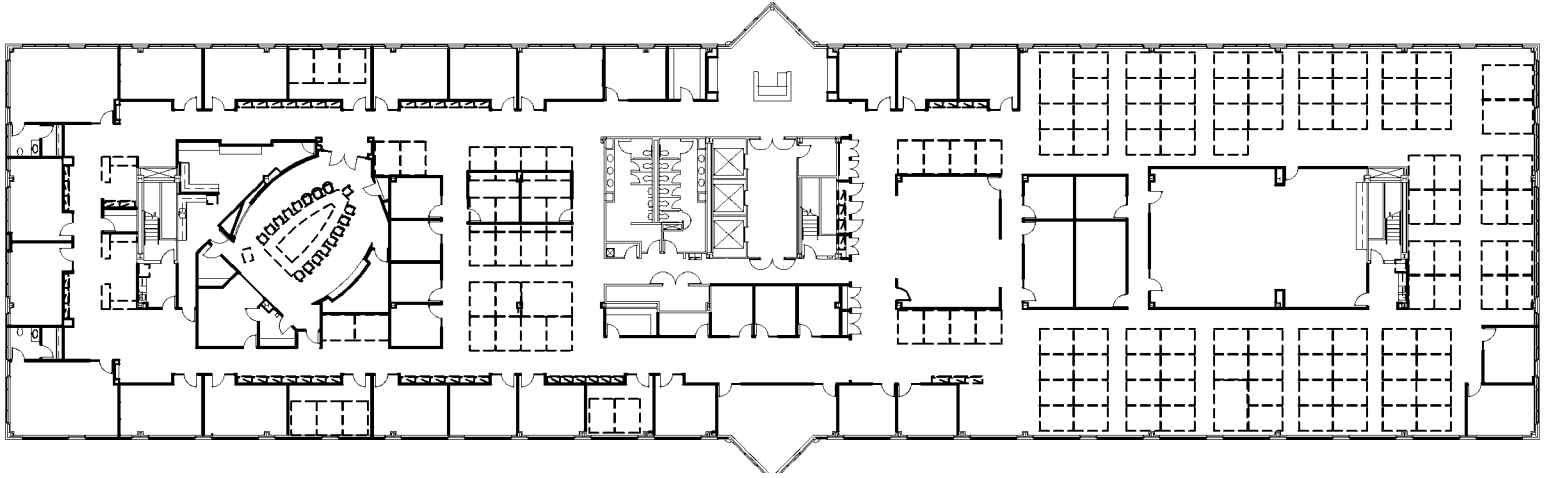
# Suite 300 34,609 SF

*divisible*



# Suite 400 34,609 SF

*divisible*



## PERFORMANCE INCENTIVES

The city may offer growing companies annual performance-based cash incentives based upon a percentage of actual payroll withholdings (2% of wages). Using job and payroll growth figures provided by the company, the City may propose multiple-year term annual payments equivalent to a set percentage of total payroll withholdings paid to the city.

## STATE OF OHIO

JobsOhio exists to drive Ohio's job creation, new capital investment, and economic growth by being a leading provider of innovative business solutions to companies. Dublin's Economic Development team helps coordinate state incentives for businesses as well.

## BUILDING PERMIT ASSISTANCE

The city of Dublin has organized a cross-functional team called Review Services to complete commercial plan reviews. The team is comprised of specialists from Building Standards, Planning, Engineering, and the Washington Township Fire Department. Their purpose is to perform plan reviews in a unified and coordinated fashion for compliance with building, fire, engineering, landscape, and zoning standards.

The Dublin economic development team attends permit review meetings on a regular basis to help facilitate the approval process - helping the company save time and money.

## COMMUNITY QUALITY OF LIFE

Dublin

- 2,000+ acres of parkland and 130+ miles of bike paths
- Top rated school district
- Home of the PGA Tour Memorial Tournament
- Host of the award-winning Dublin Irish Festival
- Community and corporate wellness programs

# Profile & Incentives

## FIBER OPTICS

Dublink Transport is the city-owned 125-mile underground fiber optic highway. Dublink Transport is a fiber program transporting high speed data (up to 100 gigabit) from office to local carrier-neutral data center at no cost.

Dublink provides access to significant choices of networks, speed, cost and services; Ohio Supercomputer Center (OSC); Ohio Academic Resource Network (OARnet); and Central Ohio Research Network (CORN)

## STATE OF OHIO

The City may provide a Technology Grant and/or a Relocation Grant to offset moves and/or technology upgrades to facilities.

Other incentives may be available based on the company's needs and the project details. For more information:

City of Dublin Economic Development  
([www.ThriveinDublinOhio.com](http://www.ThriveinDublinOhio.com))  
5800 Shier Rings Road, Dublin, Ohio, 43016  
Phone: 614 410 4618  
Email: [business@dublin@oh.us](mailto:business@dublin@oh.us)

## CITY GOVERNMENT

- Responsible and responsive
- Dedicated economic development team
- Fiscally sound: AAA from Moody's Investors service, AAA from Fitch Ratings



## Strong Infrastructure

- Healthy tax base funds the City's Capital improvements Program (CIP) for infrastructure that keeps pace with the city's growth



## Highways

- Five highway interchanges
- 33 smart corridor hub for connected and autonomous vehicle testing



## Safety

- Ohio's Safest City in 2017 (safehome.org)



## Diverse Mix of Real Estate

- 9 million+ SF Class A and Class B space
- More than 900,000 SF medical office space
- Mixed use, walk-able Bridge Street District and a vibrant Historic District
- 2,000 acres of available land



## Sophisticated Workforce

- Recognition as a midwest IT magnet and Creative Class city
- 80% of residents have a bachelor's or graduate degrees
- Near 25 institutes of higher learning, including the Ohio University Dublin campus



## Home to 4,300+ Businesses

- 20+ corporate HQs, including Fortune 15 Cardinal Health and The Wendy's Company
- Entrepreneurial resources
- Consistently ranked Best Suburb for Business by Columbus CEO magazine readers

A photograph of a modern, multi-story office building with a light-colored facade and large windows. A dark green sign with white text is mounted on the building. In the foreground, there is a large, empty parking lot with white parking lines. A tall, dark light pole stands to the left of the building. The sky is blue with scattered white clouds. 

**FREEWAY SIGNAGE AVAILABLE**



This document/email has been prepared by Colliers for advertising and general information only. Colliers 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 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 and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Greater Columbus Region



## FOR MORE INFORMATION

Andrew Jameson

Vice Chair | Columbus  
614 206 6882

[andrew.jameson@colliers.com](mailto:andrew.jameson@colliers.com)

Brett Cisler

Senior Executive Vice President | Columbus  
614 437 4498

[brett.cisler@colliers.com](mailto:brett.cisler@colliers.com)

Kendall Jameson

Brokerage Associate | Columbus  
614 906 5131

[kendall.jameson@colliers.com](mailto:kendall.jameson@colliers.com)