



Industrial Space For Lease

3500 Centerpoint Drive, Grove City, OH

3500 Centerpoint Drive is a Class-A distribution warehouse located in Grove City, Ohio. Located just 10 minutes from downtown Columbus with immediate access to I-270. Built in 2006, this building offers cross-dock loading and 32' minimum clear height as well as 13,603 SF of office space.

Primary Contact

Michael Linder, SIOR

DIR +1 614 410 5628

Columbus, OH

michael.linder@colliers.com

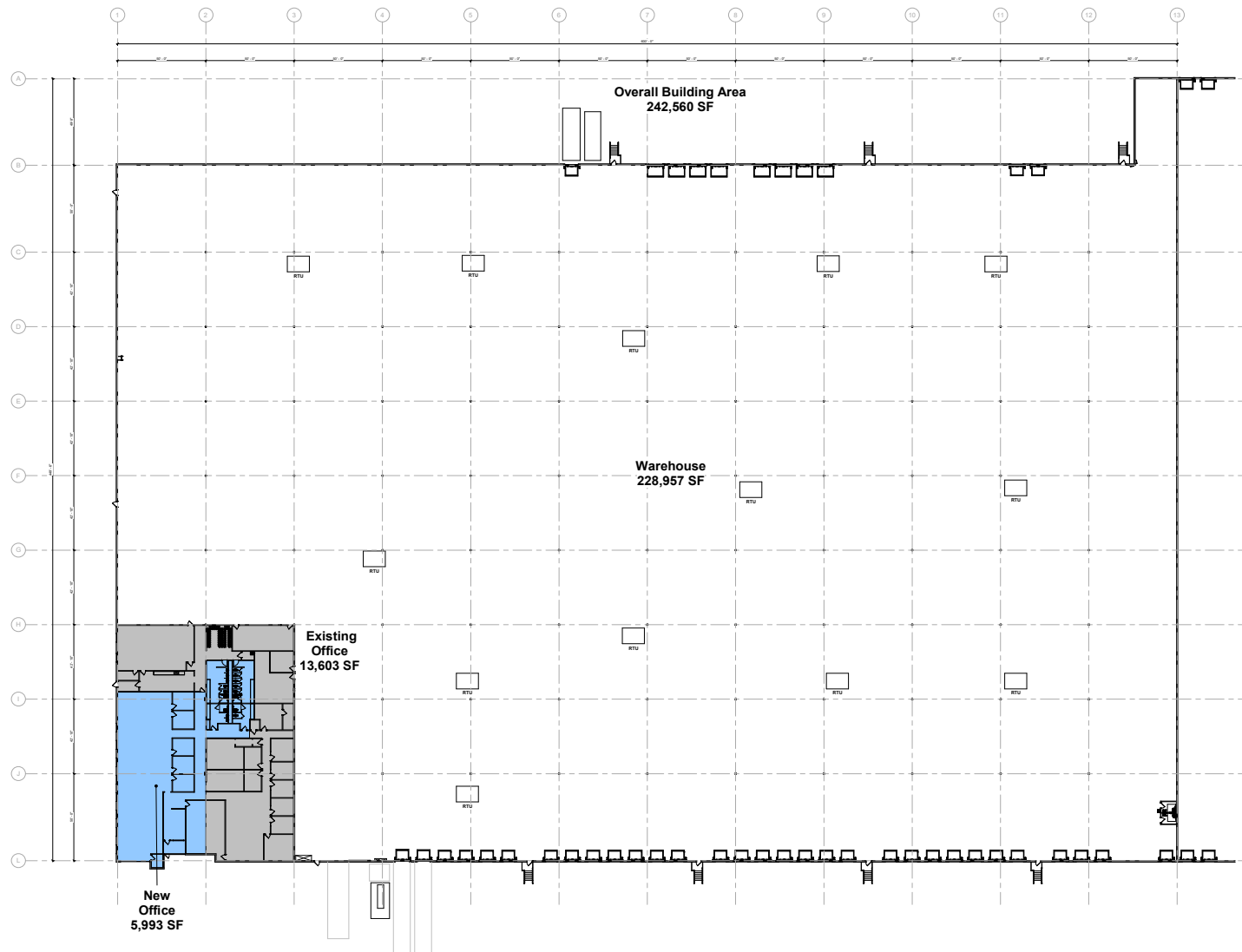
3500 Centerpoint Drive, Grove City, OH



Building Specifications

Total Building Area	490,705 SF	Power	3,000 amps, 480-volts
Available Area	242,560 SF	Signage	Freeway visibility to over 100,000 cars per day
Office Area	13,603 ± SF (remote restrooms in the warehouse)	HVAC	Warehouse air conditioned
Building Dimensions	Approximately 400' x 600'	Lease Rate	Market Rents
Building Configuration	Cross Dock	Operating Expenses	\$2.48/SF (estimated 2026)
Column Spacing	50' x 43' 50' speed bay		
Dock Doors	42 (14 more can be added) each equipped with a mechanical leveler, shelter, and bumpers		
Drive-In Doors	One (1) 12' x 14'		
Clear Height	32' clear min.		
Lighting	LED		
Parking Spaces	200		
Sprinkler System	ESFR		

Floor Plan



3500 Centerpoint Drive, Grove City, OH



Drive Times



**I-70
Interchange**

Highway Access

9 minutes
6.9 miles



**I-71
Interchange**

Highway Access

12 minutes
9.2 miles



**Downtown
Columbus**

Columbus

16 minutes
9.9 miles



**Rickenbacker
Int'l Airport**

Airport

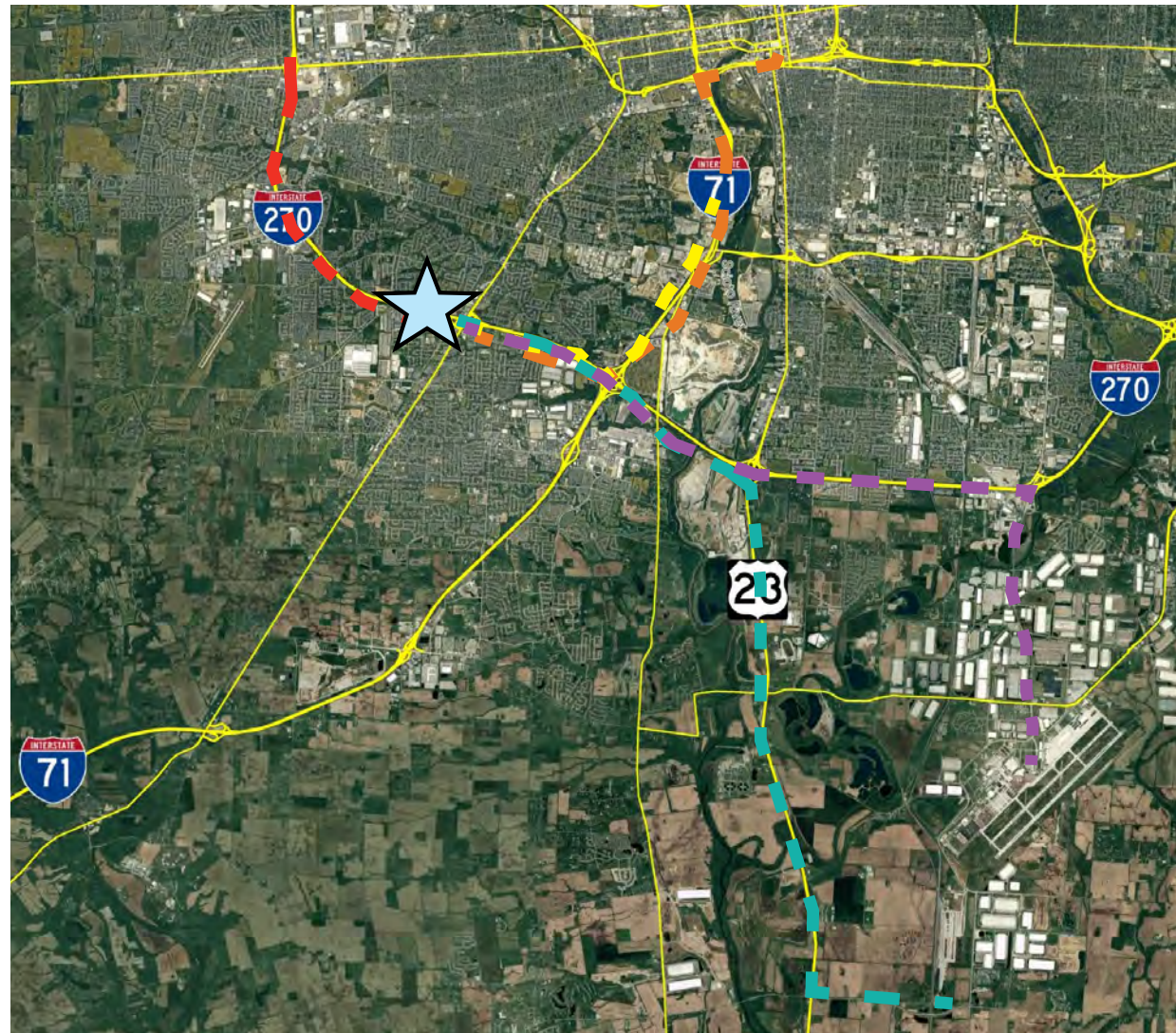
19 minutes
13.0 miles



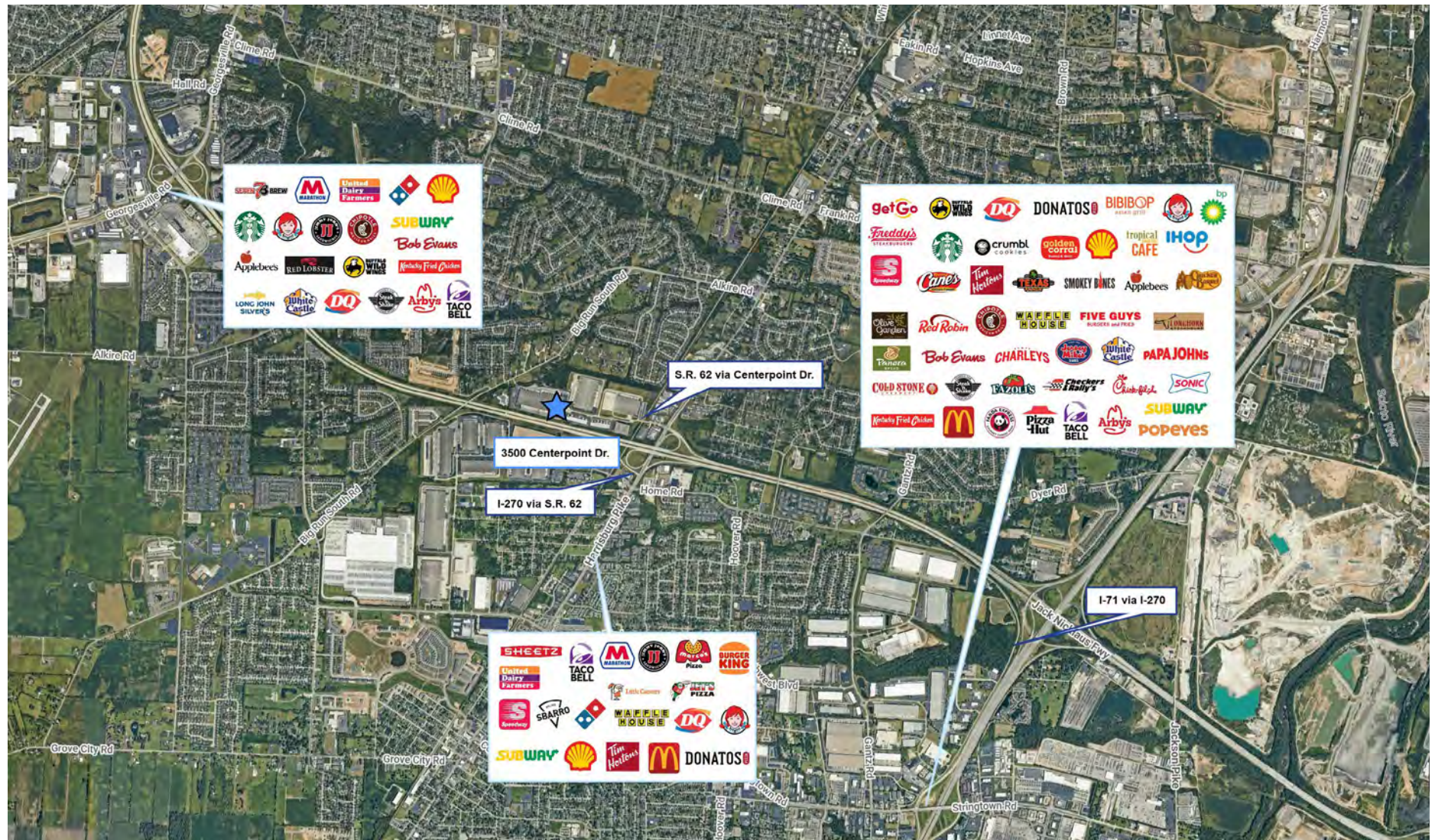
**Norfolk
Southern
Intermodal**

Rail

22 minutes
15.9 miles



Area Access

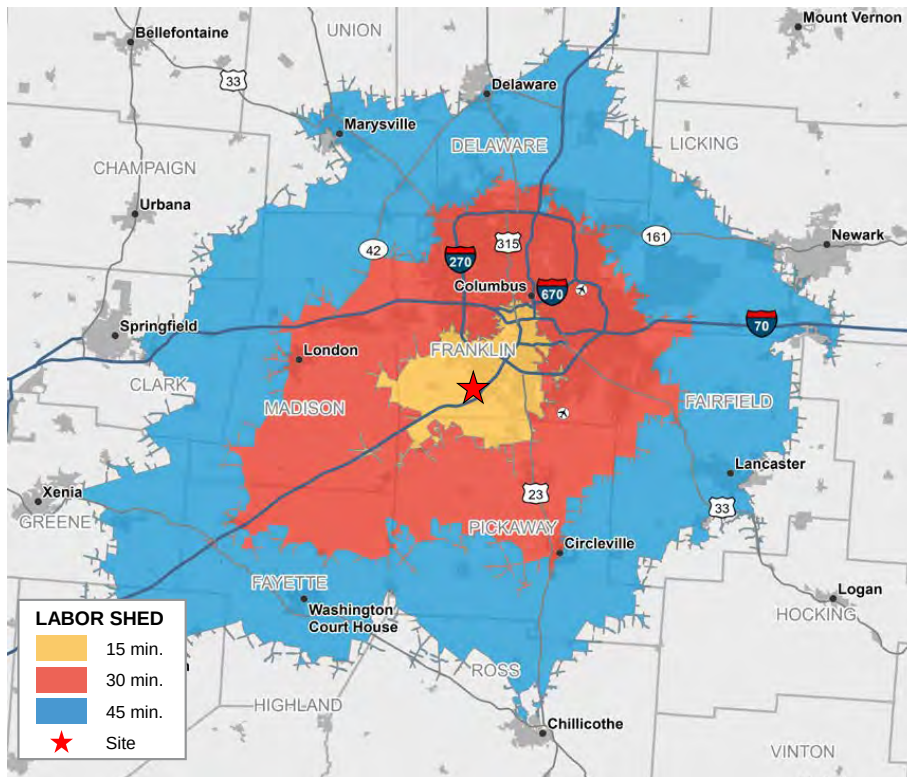


3500 Centerpoint Drive, Grove City, OH



Labor Force

Commute Shed: Grove City Area



Drivetime (minutes)

15

196,852
Population
105,150
Employed
107,785
Total Labor Force
5,174
Production
Workers
9,270
Transportation/
Material Moving
Workers

30

1,409,335
Population
751,592
Employed
773,084
Total Labor Force
34,789
Production
Workers
68,031
Transportation/
Material Moving
Workers

45

1,977,883
Population
1,034,599
Employed
1,061,973
Total Labor Force
48,851
Production
Workers
86,020
Transportation/
Material Moving
Workers

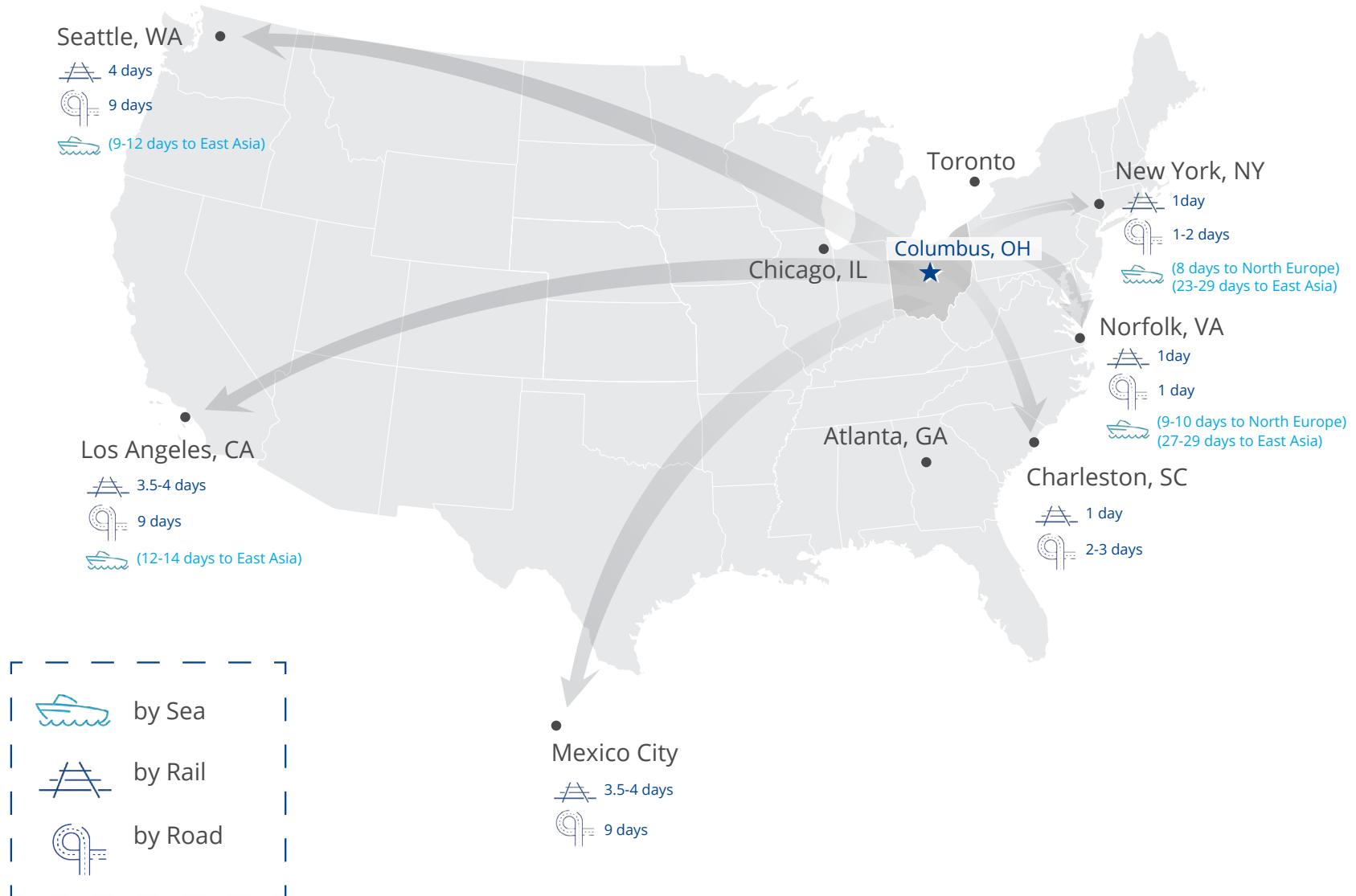


Source: Esri Business Analyst, 2024.

3500 Centerpoint Drive, Grove City, OH



Market Access



Contact Us

Primary Contact

Michael Linder, SIOR
DIR +1 614 410 5628
Columbus, OH
michael.linder@colliers.com

Columbus Industrial Team

Shane Woloshan, SIOR
Joel Yakovac, SIOR
Jonathan Schuen, SIOR
Kyle Ghiloni, SIOR

Colliers | Greater Columbus Region

2 Miranova Place
Suite 900
Columbus, OH 43215

The information contained herein was obtained from sources believed reliable; however, Colliers International makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions prior to sale or lease, or withdrawal without notice.