



1645 Westbelt Drive
Columbus, OH 43228

For Lease

Warehouse space for lease in close proximity to I-70 and I-270 in desirable Westbelt submarket. Completed 2025 improvements include LED lighting throughout, a comprehensive office refresh, and applying fresh paint to the warehouse roof deck and walls.

This property is owned by:



Building Type: 216,549 ± SF warehouse

Available Space: 39,374 - 108,275 ± SF

Lease Rate: \$4.75 - \$6.95/SF NNN

Operating Expenses: \$1.75/SF
(estimated 2026)

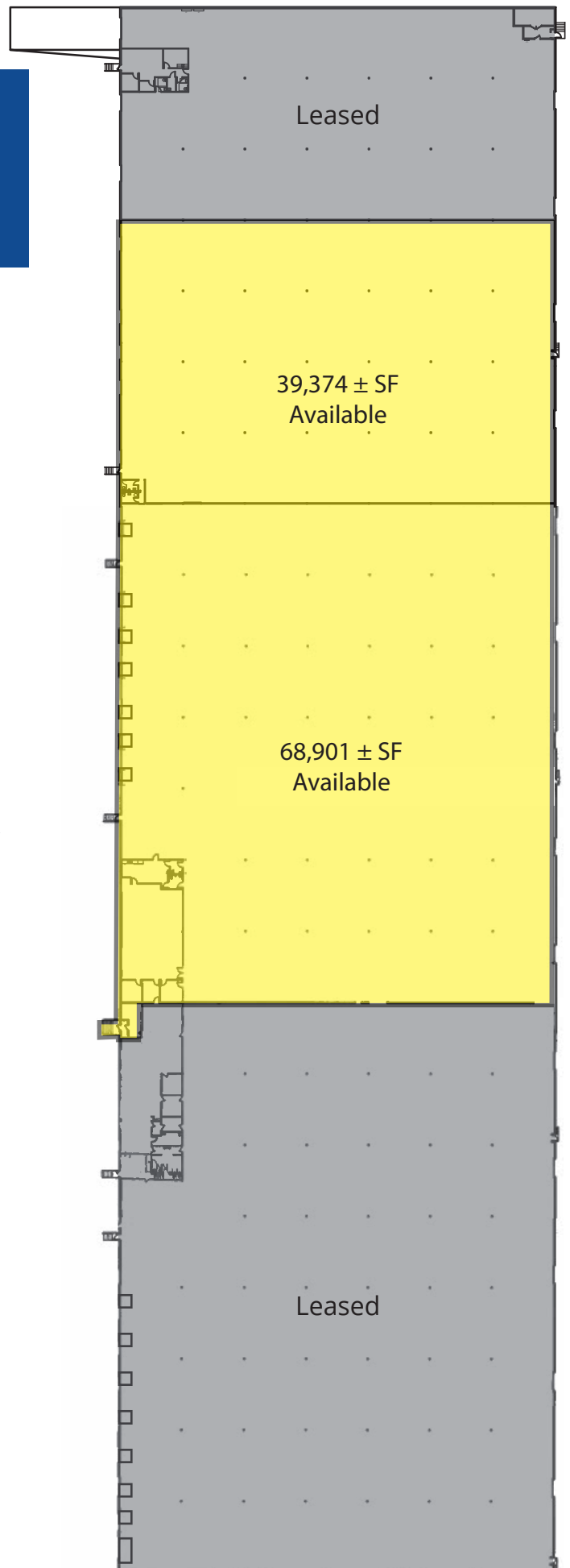
Space Amenities

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- Available immediately
- 39,374 - 108,275 ± SF available
- 2,800 ± SF office
- 12 dock doors with levelers
- 21' - 26' clear height
- 40' x 35' column spacing
- New roof in 2023
- Wet sprinkler
- Power: 400 amp, 480V
- Zoning: M2 (Manufacturing) - City of Columbus

Improvements include:

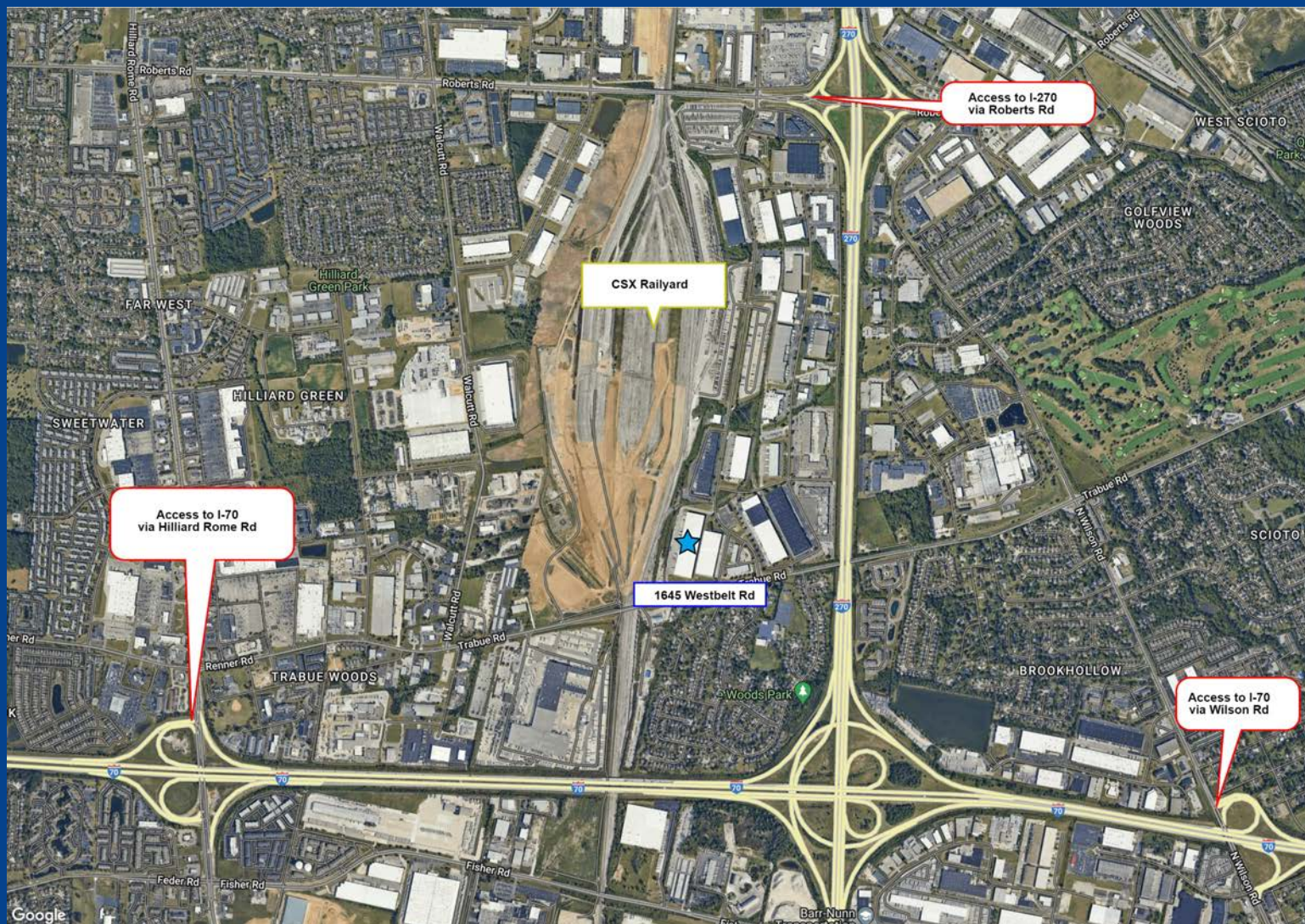
- Full office refresh
- New LED lighting
- New paint on interior warehouse walls and roof deck



Site Plan

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