



Colliers

For Sale or Lease

Owner-Occupant Opportunity



Rockford Homes



ROCKFORD
BUILDING

999

999 Polaris Parkway
Columbus, OH 43240

Aerial Amenity Map

999 Polaris Parkway

CVS pharmacy

Huntington



Walgreens

SHEETZ

QDOBA

Krispy Kreme



CHASE

CHASE

Kroger

FIFTH THIRD BANK

CLUB PILATES



Chick-fil-A

CINEMA

extended STAY AMERICA



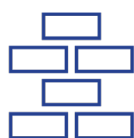
CAND

Chick-fil-A

CVS pharmacy



2 Stories
22,853 Total SF



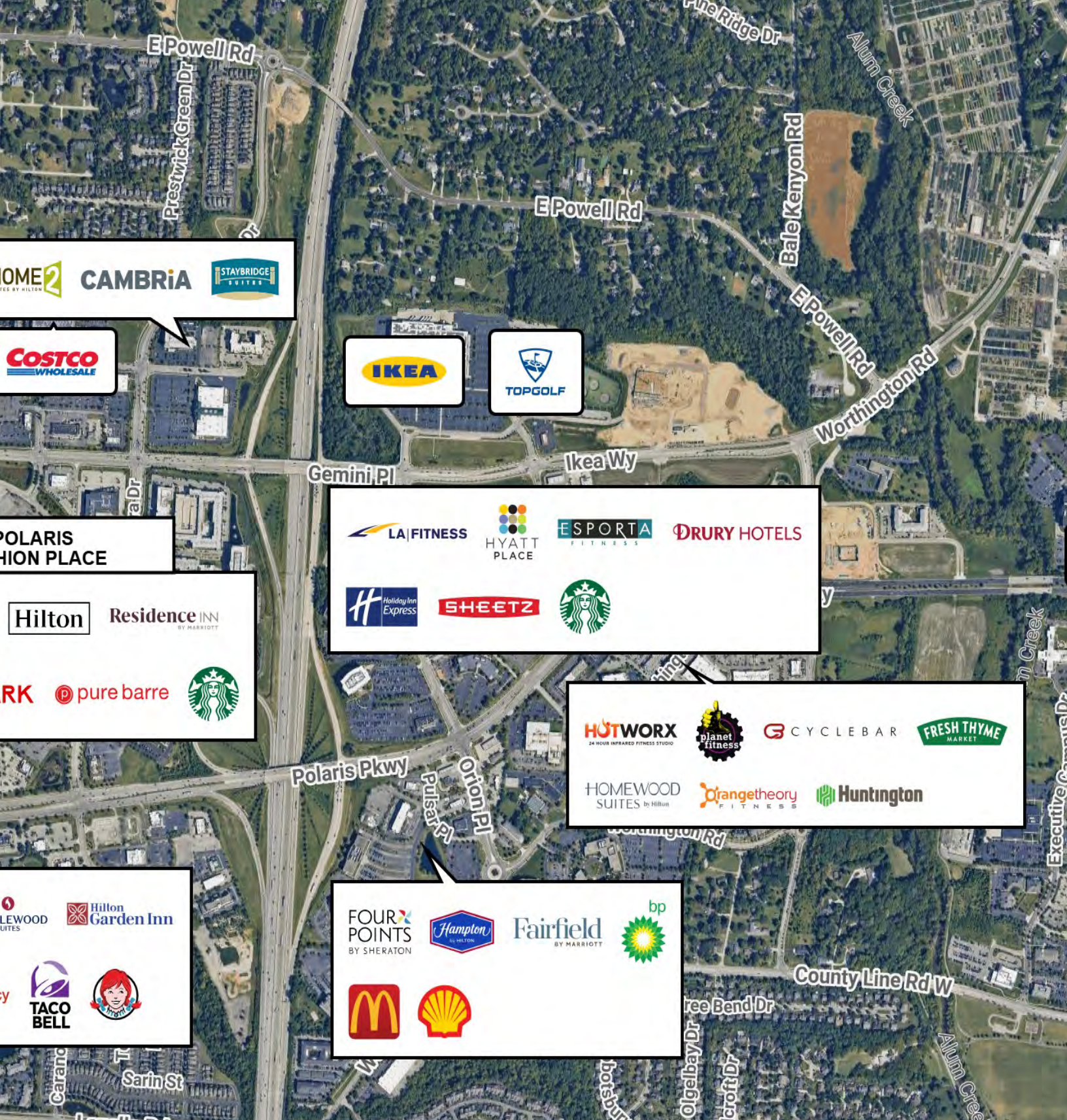
2.19 AC



RSF Available
1,281-22,853 SF



\$3,000,000
Asking Price



**Monument Signage
Opportunity**



**120
Surface Spaces**



**43,388
Traffic Count**

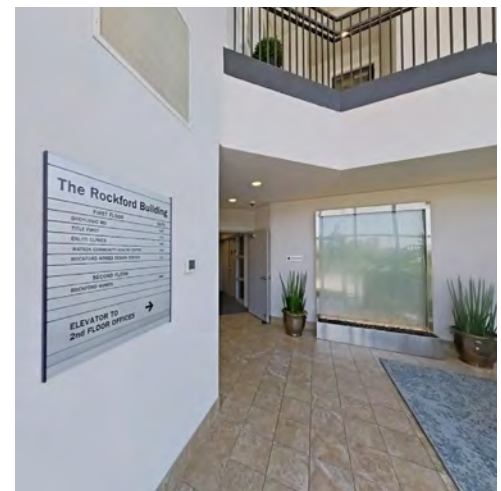


**Great Polaris
Amenities**

Highlights



- Outstanding owner-occupant opportunity
- Monument signage opportunity
- \$18.95 MG lease rate
- Incredible frontage and visibility on Polaris Parkway and Gemini Place
- Renovated lobby and common areas
- 120 surface lot parking spaces
- Great Polaris location with easy access to I-71 and SR 23
- Polaris amenities, restaurants, hotels and entertainment nearby



Availability

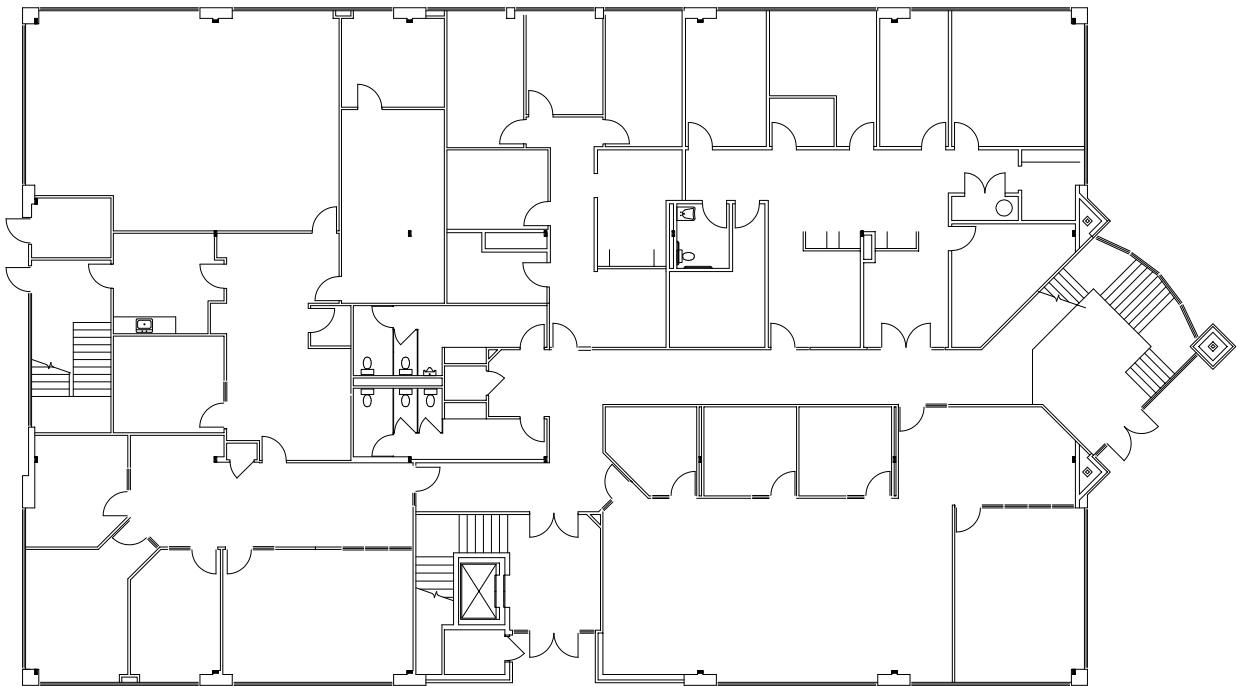


Suite	RSF	Rate/RSF
Suite 104	1,281-11,288	\$18.95 MG
Suite 200	11,565	\$18.95 MG

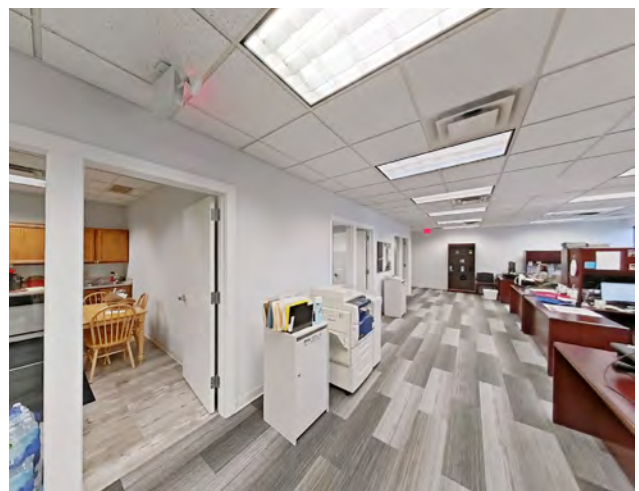
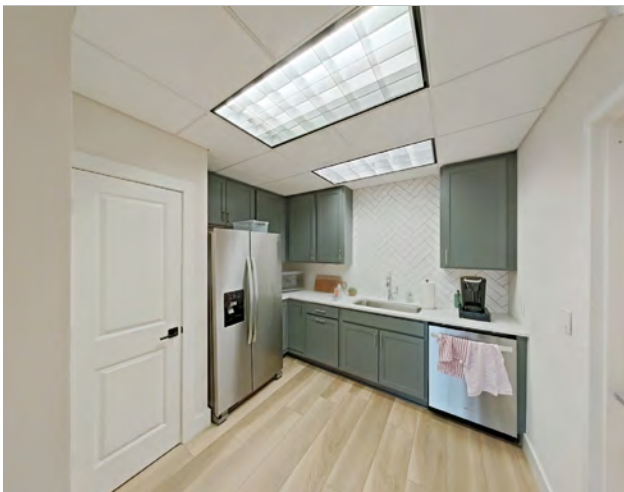
First Floor Availability

± From 1,281-11,288 SF

LOBBY ENTRY & 4 OFFICES



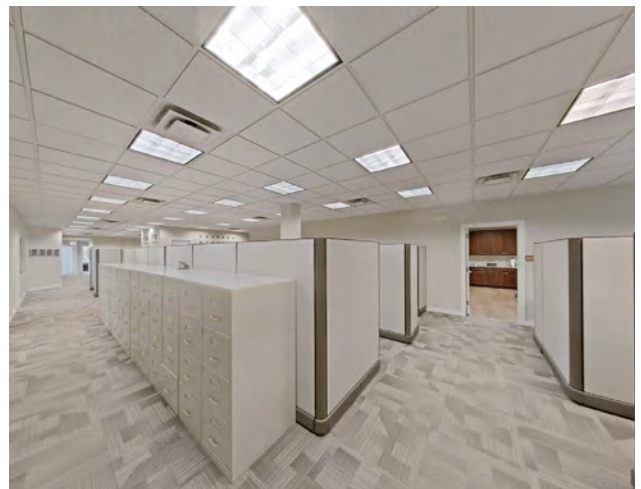
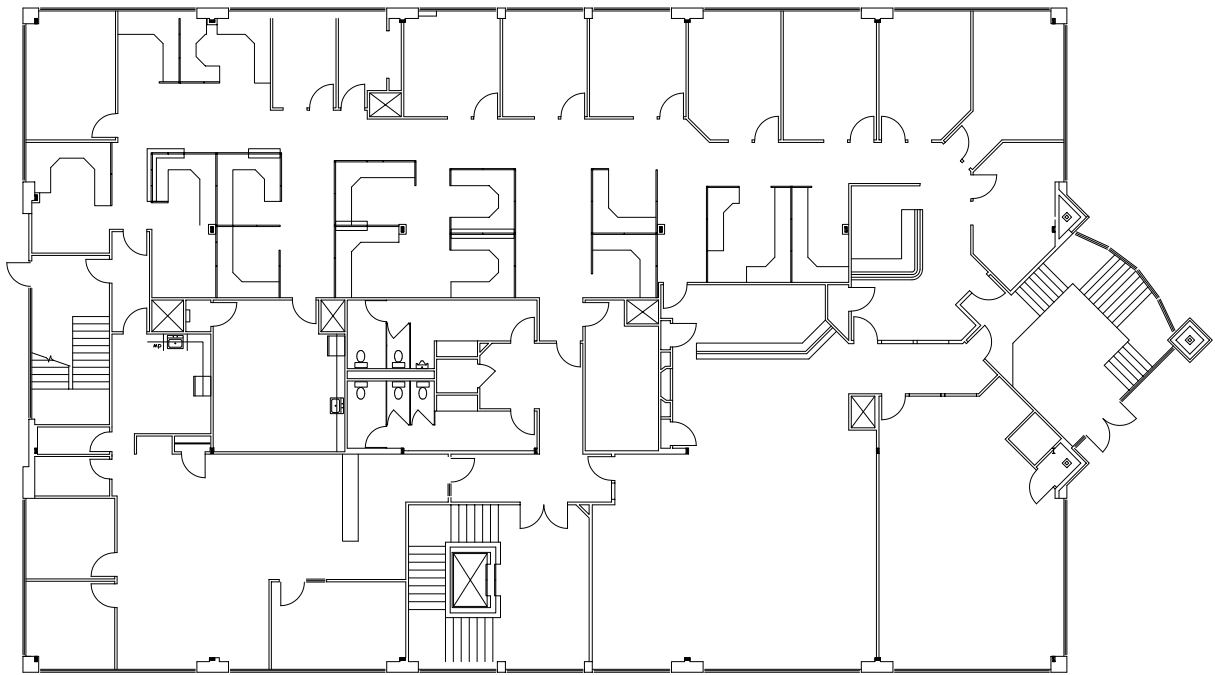
First Floor Gallery



Second Floor Availability

Suite 200 | 11,565 SF

ENTIRE FLOOR & 15 OFFICES



Second Floor Gallery





12

miles to **Bridge Park**

15

miles to **John Glenn International Airport**

16

miles to **Broad Street** and **High Street**







For More Information

Andrew Jameson SIOR CCIM

Vice Chair | Columbus

614 - 206 - 6882

andrew.jameson@colliers.com



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.