

FOR LEASE

44,385 SF Available

3555 Gantz Rd, Grove City, OH 43123



**REACHING
16M PEOPLE**

within a 3-Hour
Distribution Reach

EXCELLENT

Labor Pool

500 MILE

Radius of 60% of
the U.S. Population

**STRATEGICALLY
LOCATED**

Convenient Access
to I-270 & I-71

\$0.85 PSF

2025 Estimated
OpEx

LESS THAN 15 MILES

To John Glenn Columbus &
Rickenbacker Int'l Airport

BUILT IN 2018

with 15-year 100%
Tax Abatement

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KBC ADVISORS | COLUMBUS

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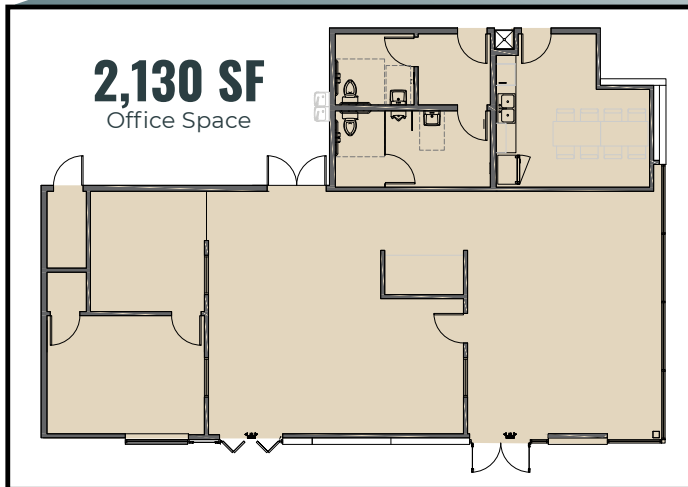
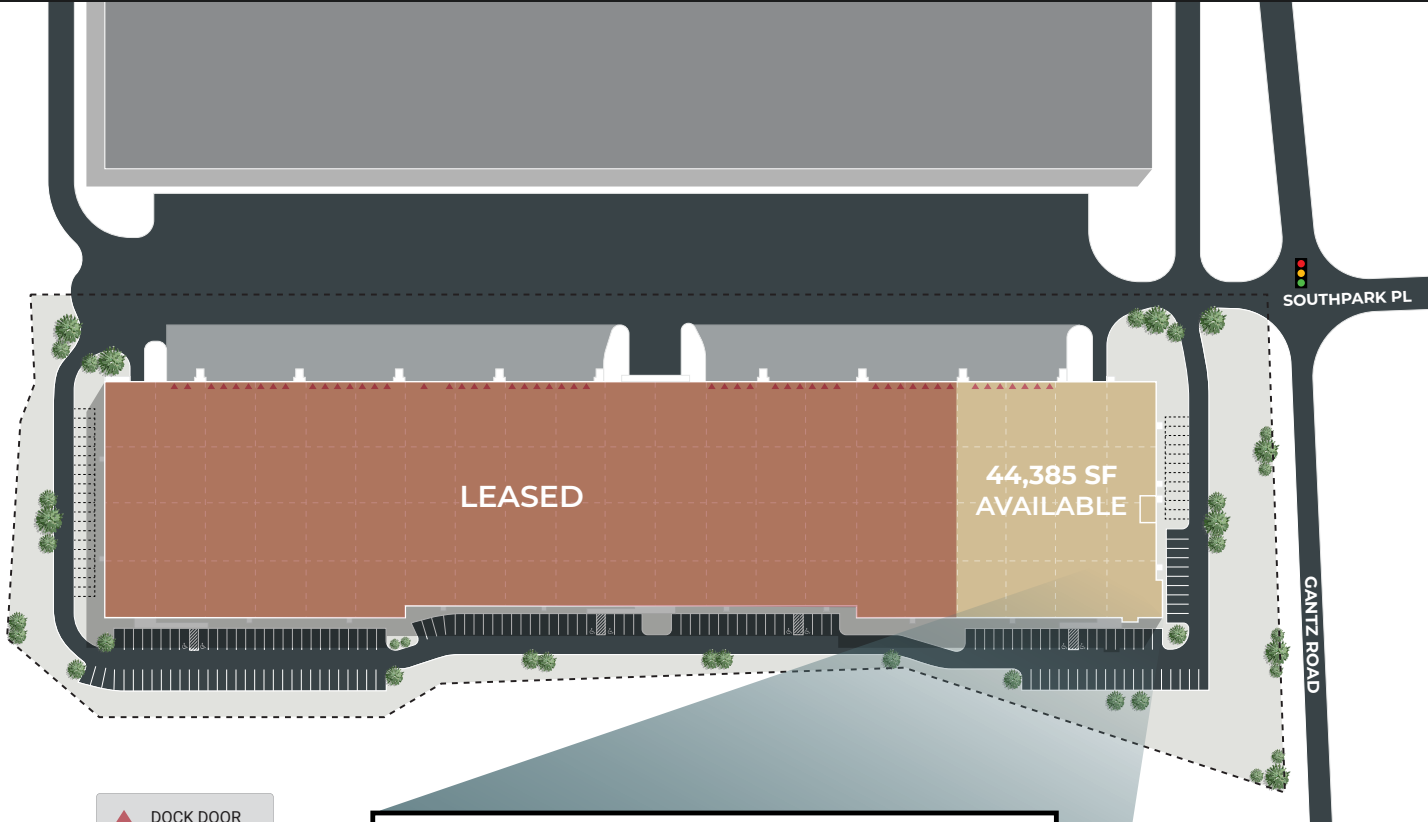
Owned & Operated by



Douglas Capital
Partners

KBCADVISORS

Site Plan & Specifications



44,385 SF
Available

480' X 226'
Dimensions

30'
Clear Height

60'
Dock Bay

48' X 55'
Column Spacing

4
Dock Doors
(Expandable to 7)

150
Auto Spaces

1
Overhead Door

AVAILABLE
9/1/2025

ESFR
Sprinkler System

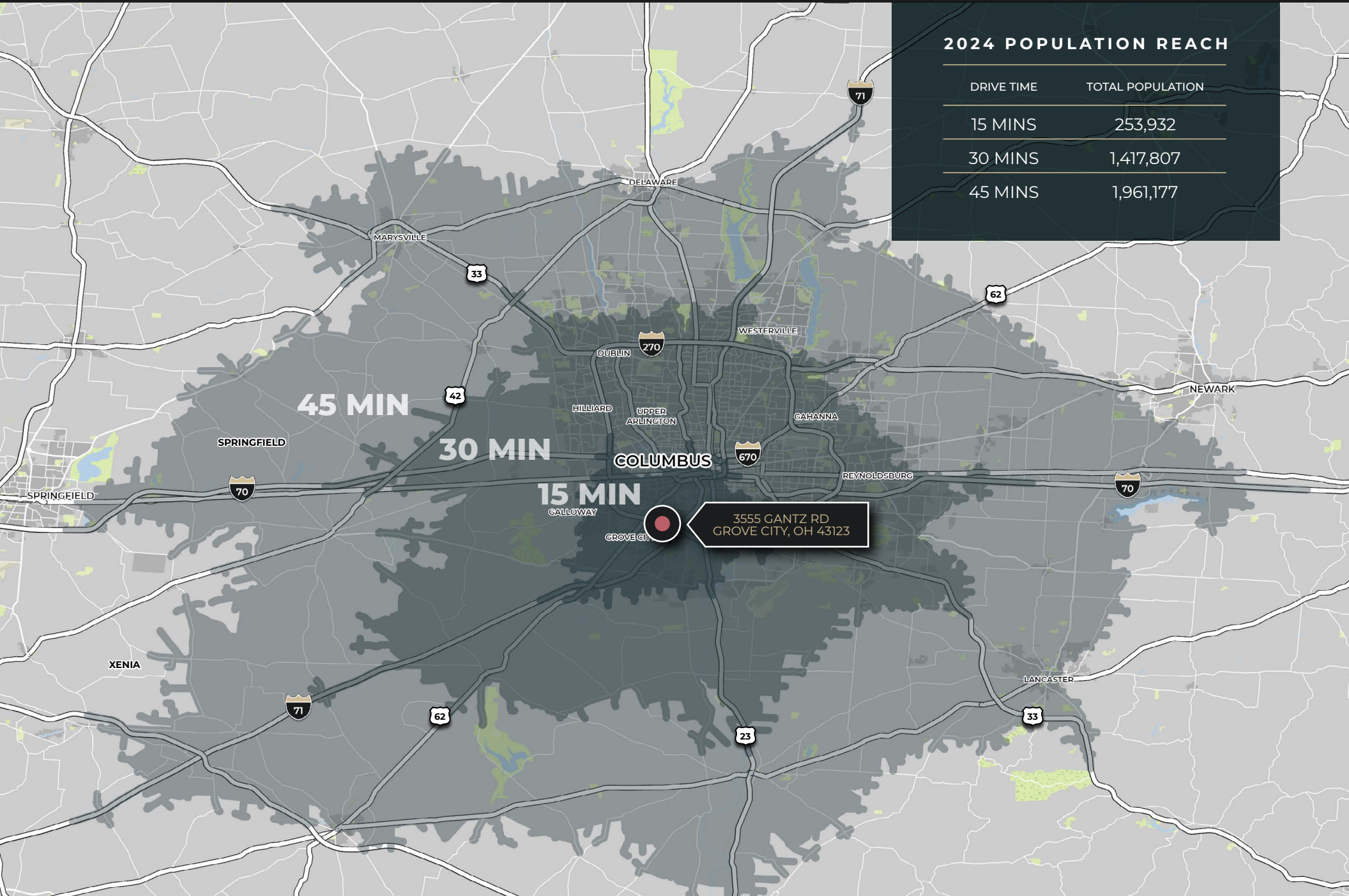
WHITE TPO ROOF
Southpark Roof Warranty Expires
January 20, 2033

600A/480V
Power



3555 GANTZ RD, GROVE CITY, OH 43123

Labor Reach



2024 POPULATION REACH

DRIVE TIME	TOTAL POPULATION
15 MINS	253,932
30 MINS	1,417,807
45 MINS	1,961,177

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Same-Day Distribution Reach



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