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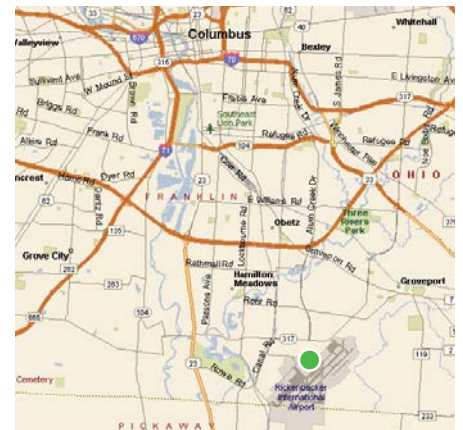
# Air Cargo Terminal 3

## Rickenbacker International Airport

2566 Jerrie Mock, Columbus, Ohio 43217

Suite C - 4,000 sq ft - \$4.75/sq ft nnn

- Direct air cargo ramp access
- 40,000 sq ft building situated on 5.4 acres
- 13 loading docks
- 10 airside oversized docks
- 22' warehouse clear height
- 100' deep clear span warehouse
- Fully sprinklered, wet system
- 60 parking spaces
- Precast concrete/metal construction EPDM roof
- Excellent truck access to Alum Creek Drive and I-270
- Real estate tax abatement currently exists
- Located within Foreign-Trade Zone (FTZ) 138: Duty deferment creates savings on customs and quotas
- US Customs and Border Protection approximately one mile away



For more information, contact:

**Mike Hurd, SIOR**  
614.827.1719  
mike.hurd@cassidyturley.com

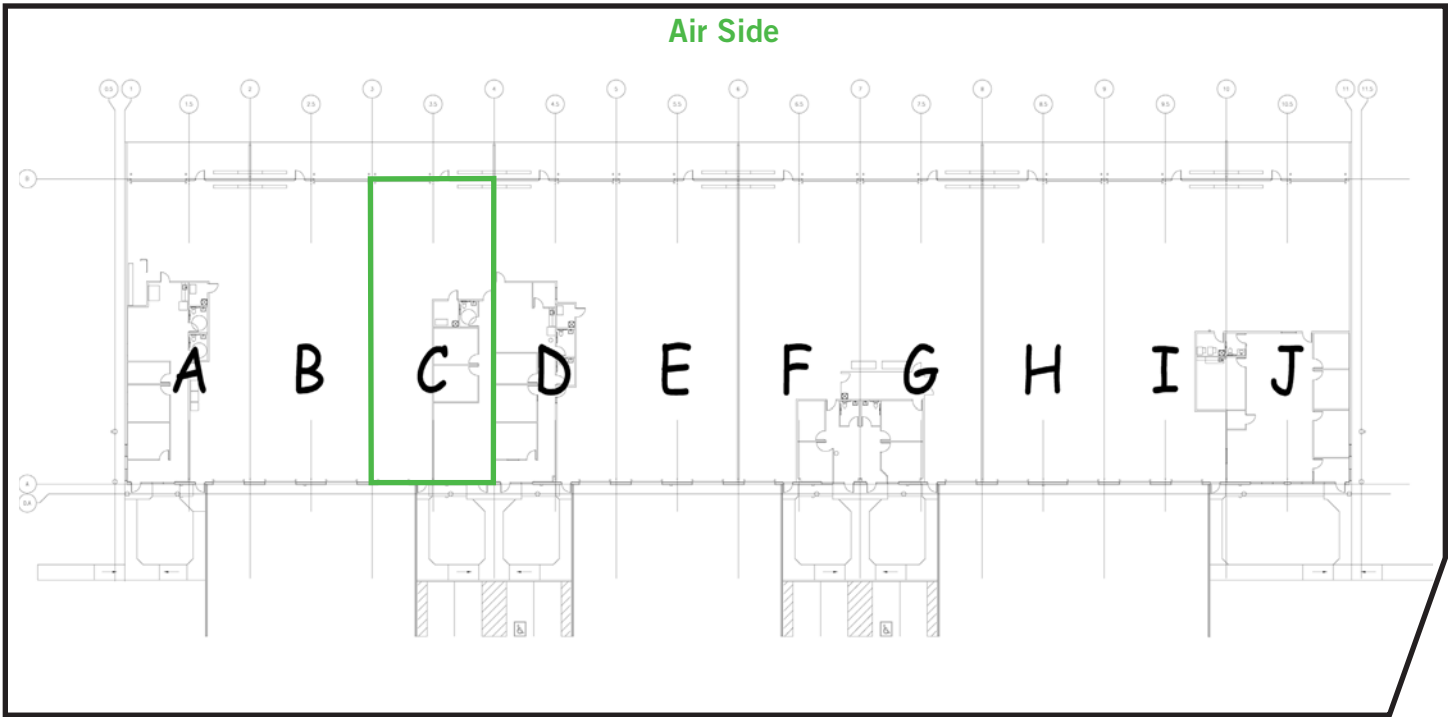
**Rick Trott, SIOR**  
614.827.1705  
richard.trott@cassidyturley.com

**Kevin McGrath, CCIM**  
614.827.1703  
kevin.mcgrath@cassidyturley.com

325 John H. McConnell Boulevard  
Suite 250  
Columbus, OH 43215

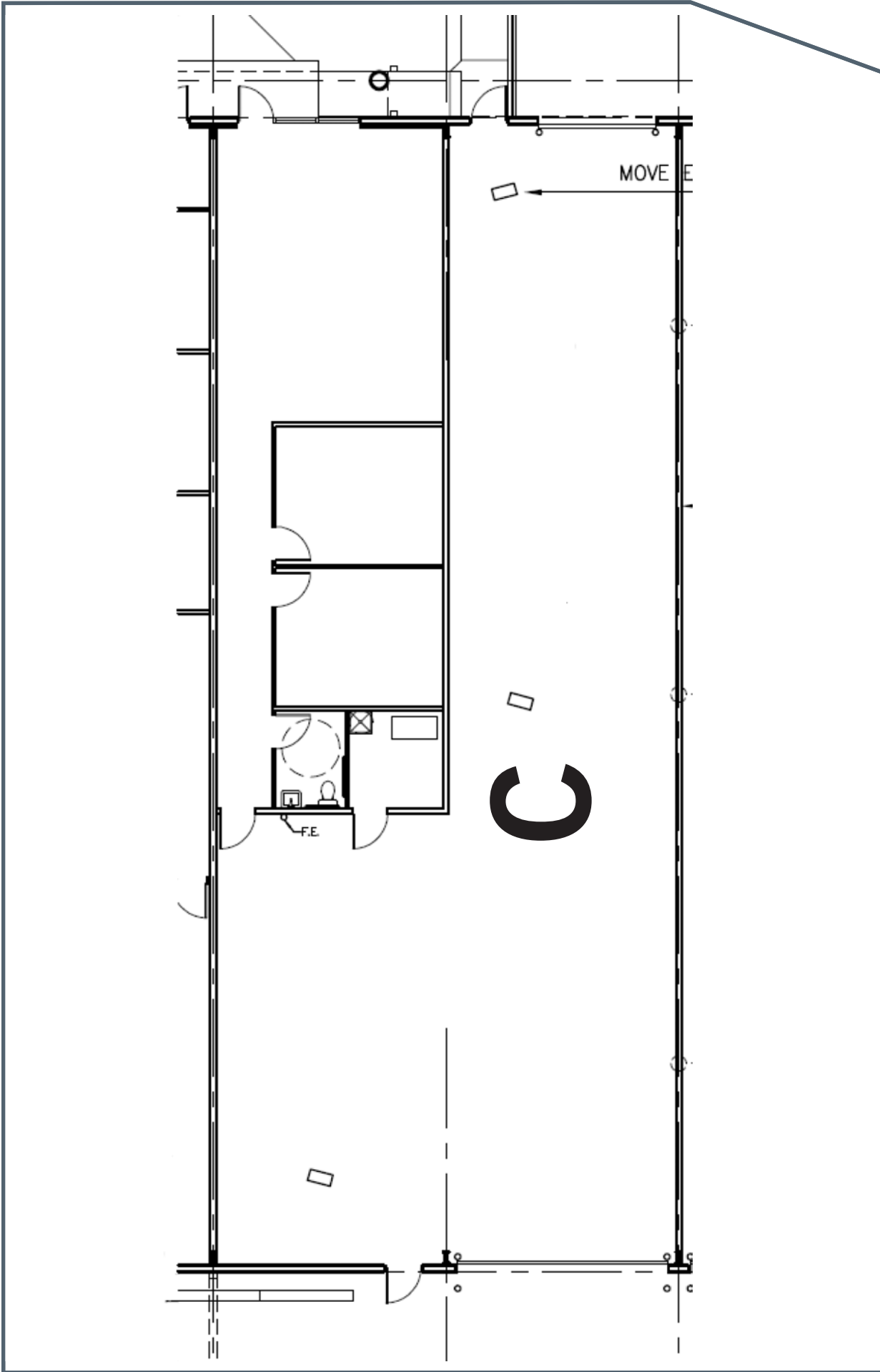
centralohioindustrial.com  
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**Cassidy  
Turley** / Commercial  
Real Estate Services



**Suite C**

- 4,000 sq ft with 1,160 sq ft of office
- 1 dock door (10' x 10') with leveler landside
- 1 drive-in door (18' x 14') airside
- Natural gas fired unit heaters in warehouse
- Forced air unit for office heating and cooling
- Suite has an open office area, two offices, and unisex restroom.



Suite C 4,000 total sq ft

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