

Mayfair Center

E. BROAD STREET AT JAMES ROAD
Columbus, Ohio

\$3,600,000
ASKING PRICE

Over a 9.0% cap rate on
in place income

Ideally situated in heart of
Columbus, Ohio's east side at the
major intersection of E. Broad
Street and James Road

27,747 square feet of retail space
in a one-story building situated on
2.43 acres

Anchor tenant is 13,000 s.f.
CVS/pharmacy with drive-thru

Historically strong center; current
occupancy is 89.9%

Close proximity to the city of
Bexley, Capital University, Defense
Supply Center Columbus and new
Chalmers P. Wylie Veterans'
Hospital

Impressive daytime population in
excess of 304,000 in the immediate
5-mile trade area

TRAFFIC COUNTS

E. Broad Street - 36,505
James Road - 26,900

FOR MORE INFORMATION

Stephanie P. May Beaumier
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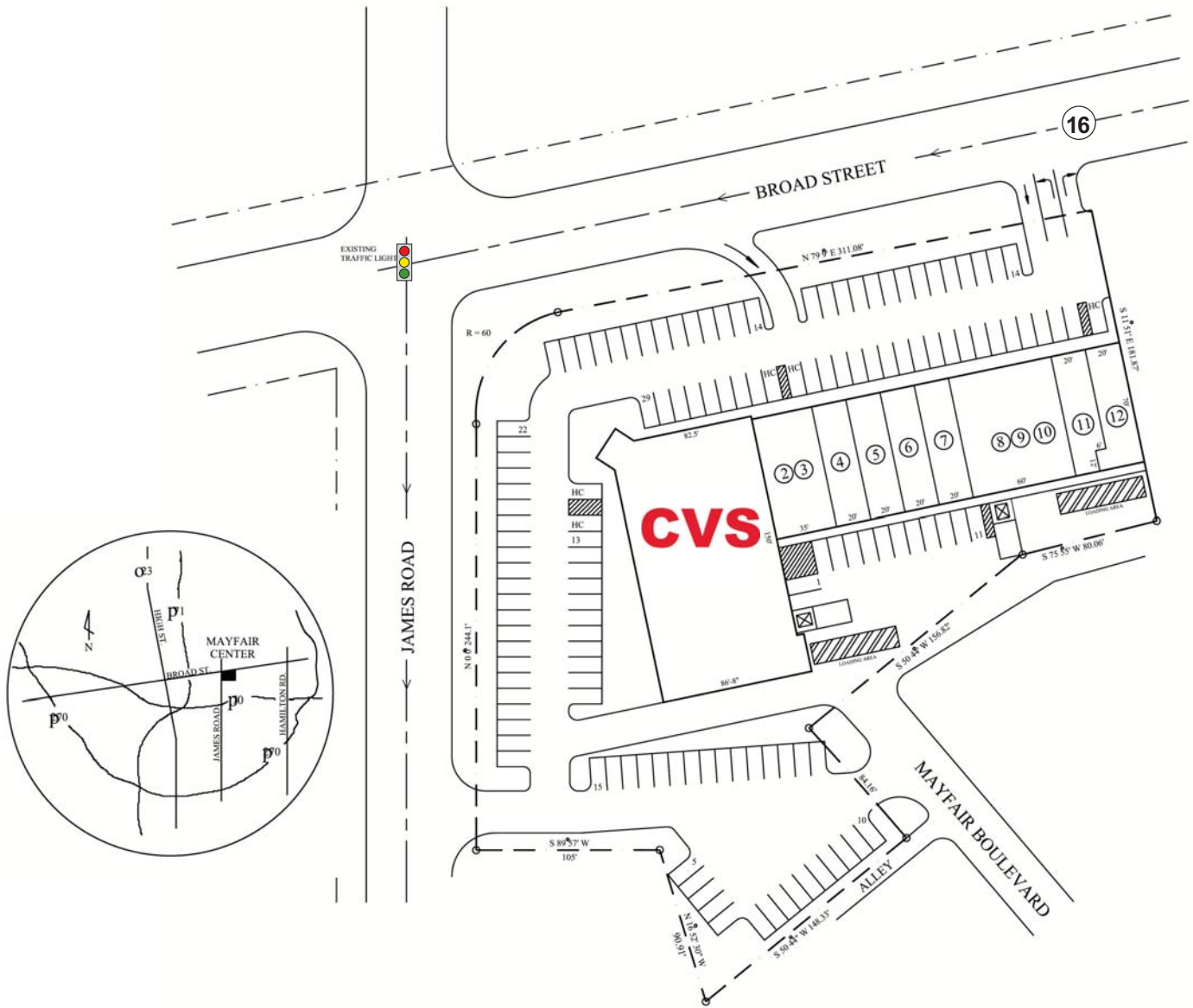
KEY DEMOGRAPHICS

	ONE-MILE RADIUS	FIVE-MILE RADIUS
POPULATION	13,641	262,435
DAYTIME POPULATION	11,663	304,088
MEDIAN AGE	36 years	36 years
HOUSEHOLDS	5,657	103,577
AVERAGE HOUSEHOLD INCOME	\$46,806	\$50,928
NUMBER OF BUSINESSES	494	11,802
NUMBER OF EMPLOYEES	7,043	215,003

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MAYFAIR CENTER Columbus, Ohio



No.	TENANT	ADDRESS	SQ. FT.
1	CVS PHARMACY	3307 EAST BROAD ST.	12,608
2	MATT'S BAKERY	3311 " " "	2,450
3		3313 " " "	
4	VOLTAIRE HAIR & NAIL STUDIO	3315 " " "	1,400
5		3317 " " "	
6	REVOL WIRELESS / SPRINT	3319 " " "	1,400
7		3321 " " "	
8	RENT-A-CENTER	3323 " " "	4,200
9		3325 " " "	
10		3327 " " "	
11	FIRST AMERICAN CASH ADVANCE	3329 " " "	1,328
12	MAYFAIR APT. RENTAL OFFICE	3331 " " "	1,561

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