



WWW.GOODMANREALESTATE.COM
216.381.8200

GERMAN VILLAGE REDEVELOPMENT

Columbus, Ohio



HIGHLIGHTS

- New mixed-use development in German Village in close proximity to the city's Central Business District
- Serves adjacent Nationwide Children's Hospital, one of the top 10 children's hospitals in the country, with 661 beds, over 1,600 medical staff, and over 11,000 employees
- Located on East Livingston Avenue (15,465 VPD) between South 9th Street and South Washington Avenue
- Directly across from NCH's Behavioral Health Pavilion, a brand new 386,000 SF comprehensive center devoted to mental healthcare for children and adolescents
- NCH is constructing a second inpatient tower, an orthopedic and outpatient surgery center, a parking garage, and a fifth laboratory research building as part of a \$3.3B strategic plan

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2028 Projection	25,076	127,297	336,519
2023 Estimate	23,506	122,154	330,810
AVERAGE INCOME	1 MILE	3 MILE	5 MILE
2023 Projection	\$95,523	\$83,226	\$74,722
2023 Estimate	\$69,501	\$57,394	\$52,355
DAYTIME POPULATION	1 MILE	3 MILE	5 MILE
2023 Employees	40,454	121,049	227,038

LEASING INFORMATION

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CLEVELAND

THE OFFICES OF LEGACY VILLAGE
25333 CEDAR ROAD, SUITE 305
CLEVELAND, OH 44124

COLUMBUS

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COLUMBUS, OHIO 43215

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KEY

	LEASED		NEGOTIATING
	AVAILABLE		NOT PART

UNIT	TENANT	SIZE (SQ. FT.)
1	Panda Express	2,676
2	Available	1,593
3	Available	1,521
4	Chipotle	2,221
5	Negotiating	2,202
6	Negotiating	1,713
7	Available	1,713
8	Orangetheory	3,264
9	Five Guys	2,559

SITE SUMMARY 19,462

