

THE CASTLE | The Short North District | Columbus, Ohio



Located in the heart of Columbus' Short North Arts District, The Castle is an eight-story mixed-use project opening early 2018. With over 8,000 square feet of street-level retail space, The Castle is unique to the Short North in offering a large amount of contiguous retail space. The project will also include 98 apartments, 12,000 square feet of second-floor office space and a 206-space parking garage, with 104 spaces dedicated to the project's retail component.

Retailers will enjoy a significant presence on N. High Street next to a flagship White Castle restaurant with high visibility to pedestrians and the 15,800 cars that pass the site daily. With its central location within the Short North Arts District, the "Art and Soul of Columbus," The Castle offers retailers access to Short North residents as well as young professionals and residents in the surrounding prominent neighborhoods, including Dennison Place, Victorian Village, Italian Village and Harrison West.

- Outstanding visibility and accessibility
- Strong pedestrian and vehicular traffic counts
- Ideally situated between downtown and The Ohio State University in the Short North district, with direct proximity to prominent neighborhoods, including Victorian Village, Italian Village, Dennison Place and Harrison West

SIZE

8,408 square feet of retail space

LOCATION

Columbus, Ohio
N. High Street at W. 2nd Avenue

TRAFFIC COUNTS

N. High Street - 15,800 ADT



KEY DEMOGRAPHICS

5-MILE RADIUS

POPULATION

Current Estimated Population	42,406
Projected Population (5 Years)	45,122
2010 Census Population	36,834

HOUSEHOLDS

Current Estimated Households	19,990
Projected Households (5 Years)	21,190
2010 Census Households	16,955

INCOME

Average Household Income	\$57,649
Household Income \$50,000+	43%

MEDIAN AGE

28 years

DAYTIME DEMOGRAPHICS

Number of Businesses	5,109
Number of Employees	215,519
Total Daytime Population	230,196

CONSUMER EXPENDITURES

Total Retail Expenditures	\$440 M
Per Household per Month	\$1,833

LEASING CONTACT

Brent Myers

614.744.2208 DIRECT
614.228.6665 FAX
BMyers@castoinfo.com

Jake Kozberg

614.744.2035 DIRECT
614.229.7913 FAX
JKozberg@castoinfo.com

CASTO

250 Civic Center Drive, Suite 500
Columbus, Ohio 43215

www.castoinfo.com



**BORRER
PROPERTIES**

THE CASTLE | The Short North District | Columbus, Ohio

AREA RESTAURANTS



NORTH STAR CAFE
951 N. High Street
Modern cafe with open kitchen
serving organic New American fare



LEVEL DINING LOUNGE
700 N. High Street
Contemporary night spot and eatery
with a full bar and a mix of Asian,
Italian and American fare



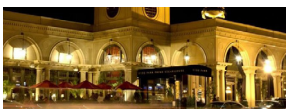
THE PEARL
641 N. High Street
Upscale tavern with made-from-
scratch food and classically inspired
cocktails



THE GUILD HOUSE
624 N. High Street
Globally-inspired menu in unique
rustic-modern dining room



MARCELLA'S
615 N. High Street
Authentic Italian cuisine in food
served in vintage-style dining room
with an upbeat vibe



HYDE PARK
569 N. High Street
High-end steakhouse serving grilled
meats, seafood and cocktails



BLACK POINT
570 N. High Street
Stylish, contemporary restaurant with
a clubby bar

LANE AVENUE



THE OHIO STATE UNIVERSITY
One of America's largest and most
comprehensive academic institutions
with 88,000 faculty, staff and students

11TH AVENUE



BATTELLE
Headquarters for the world's largest
nonprofit research and developmental
organization

KING AVENUE

*Dennison
Place*



SHORT NORTH GALLERY HOP
On the first Saturday of each month,
thousands of visitors enjoy art
exhibitions, street performers, special
events and food & drink

*Victorian
Village*

**Short
North
SITE**

5TH AVENUE

*Italian
Village*

2ND AVENUE

3RD STREET

*Harrison
West*

*Goodale
Park*



NORTH MARKET
More than 30 merchants at Columbus'
only public market with seasonal
events and festivals



HUNTINGTON PARK
Award-winning baseball stadium;
home to the Columbus Clippers



AREA RETAIL



American Apparel™



SALON LOFTS®

PLUS numerous boutique
retailers, including:
CLOVER, ROBERT MASON,
LADYBIRD, PURSUIT, HAPPY
GO LUCKY HER & HOME,
LAMP APPAREL and
GRANDVIEW MERCANTILE
COMPANY



1.7 million s.f. convention center
hosting 2.5 million annual visitors at
year-round events



NATIONWIDE ARENA
Home of NHL's Columbus Blue Jackets
and a wide variety of world-class
entertainment events

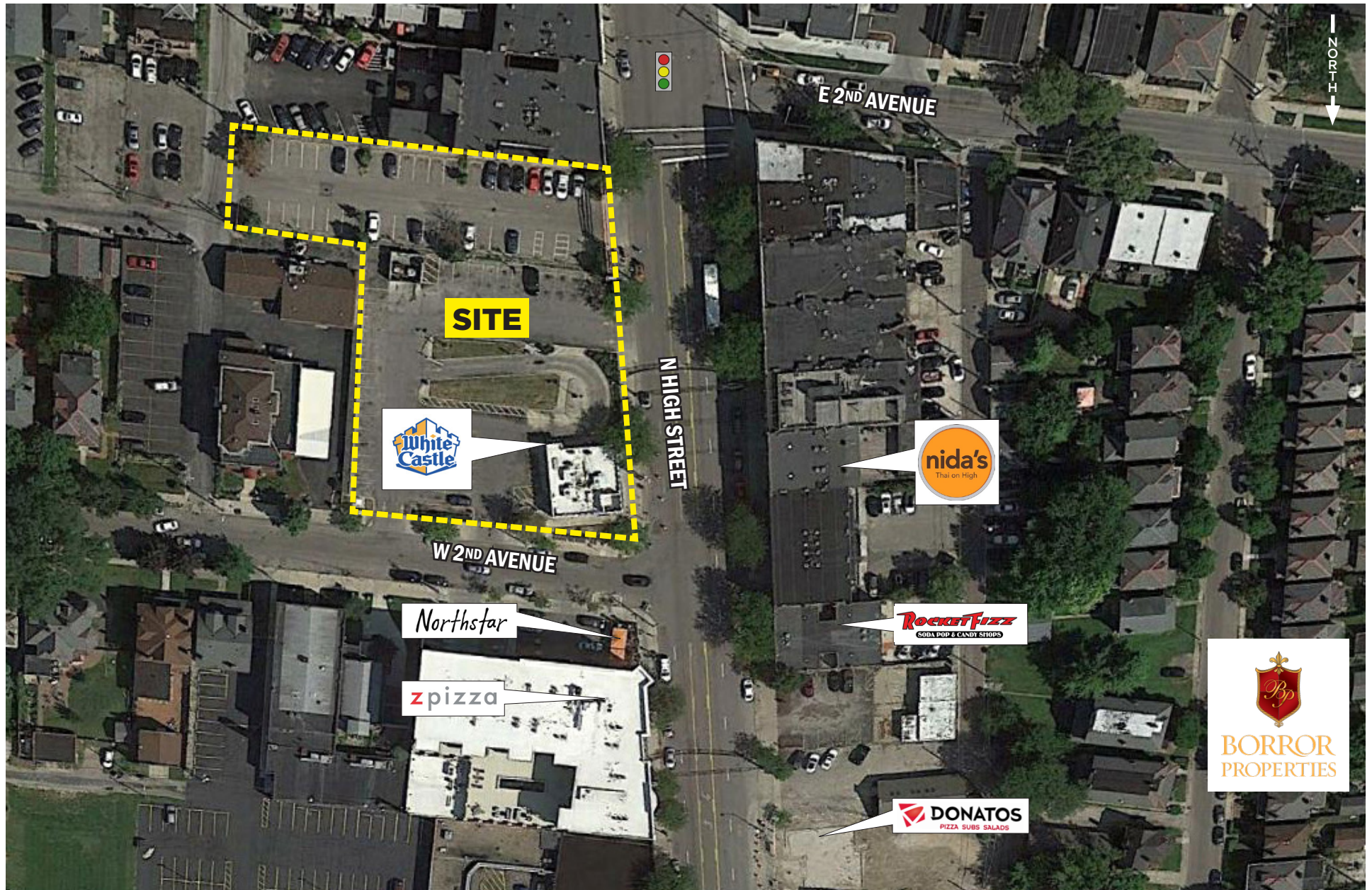


**BORROR
PROPERTIES**

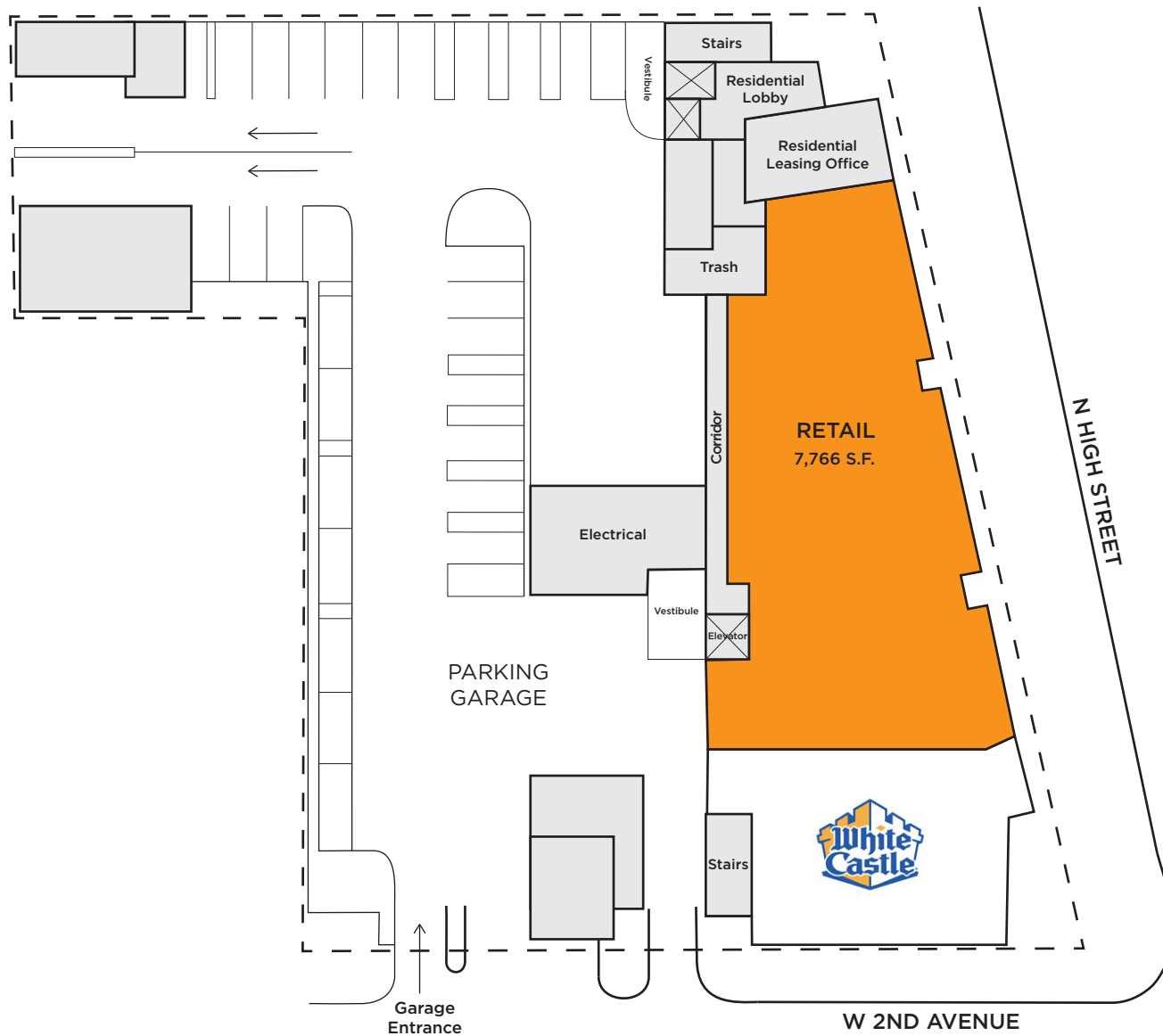
CASTO

250 Civic Center Drive, Suite 500 | Columbus, Ohio 43215 | www.castoinfo.com

cwcb-aerial-2



Tenant names, building sizes and shopping center configuration are subject to change.



Tenant names, building sizes and shopping center configuration are subject to change.