

New Leasing Incentives

ACT NOW

Village Center Retail at Alton Place

6533-6547 Roberts Rd Hilliard, OH 43026

COLUMBUS
RETAIL TEAM

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Property Summary



Property Highlights

- **LEASING INCENTIVES** – Act now to secure generous tenant improvement allowances, competitive lease rates, and free rent opportunities
- **MOVE-IN READY** – Two newly constructed buildings located in the walkable, affluent master-planned Alton Place community
- **AVAILABLE SPACE** – Retail, service, and medical suites ranging from 1,500–9,129 SF; restaurant opportunity with outdoor patio available
- **PRIME LOCATION** – Signalized intersection at Roberts Rd & Alton Darby Rd in Hilliard with strong traffic counts and quick access to I-270
- **ALTON PLACE** – Join one of the region's newest experiential mixed-use developments featuring 200+ apartment units and 335+ planned homes
- **PROXIMATE GROWTH** – Less than one mile from Sugar Farms (1,100+ homes & apartments), with thousands of additional residential units currently in development nearby

Demographics	3 Miles	5 Miles	7 Miles
Total Households	23,146	59,678	109,759
Total Population	60,234	150,062	275,168
Average HH Income	\$123,740	\$113,524	\$111,793

Traffic Counts

Roberts Rd / 4,981 VPD

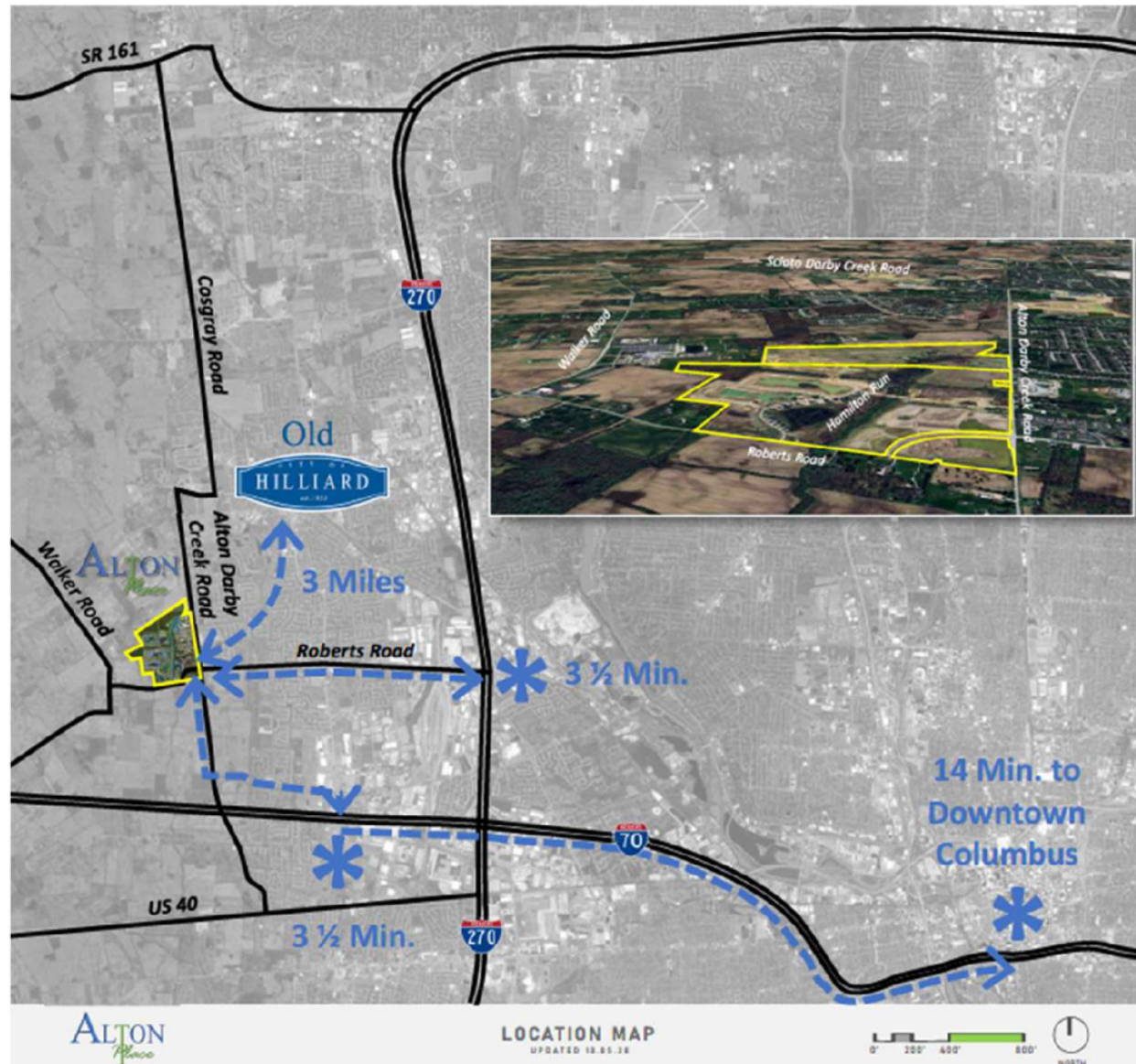
Alton Darby Creek Rd / 8,666 VPD

Projected - Intersection of Roberts Rd & Alton Darby Creek Rd / 42,087 VPD

Offering Summary

Lease Rate	Negotiable
Building Sizes	Building A (West): 8,335 SF Building B (East): 9,129 SF

Location Map



Aerial Map

Aerial View Looking NW

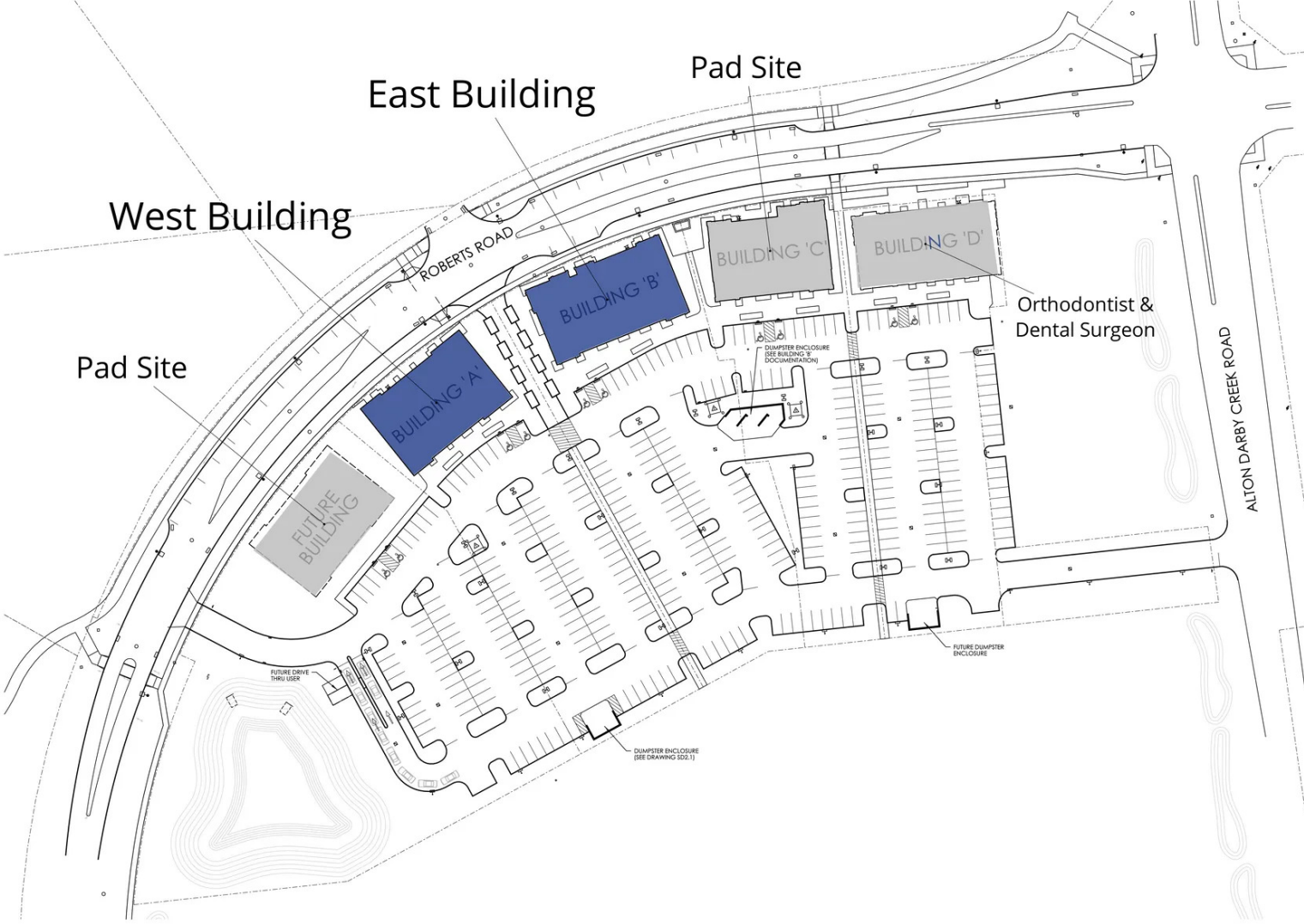


Master Plan





Site Plan



A OVERALL SITE DEVELOPMENT PLAN
SCALE: 1" = 40' 0"



J. CARTER BEAN
 ARCHITECT
 1010234
 614-267-0111

J. CARTER BEAN, LICENSE #1010234
 EXPIRATION DATE: 12/31/2024
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ALTON PLACE - BUILDING 'A'
 6547 ROBERTS ROAD
 HILLIARD, OHIO 43026
 FOR
 THE DAMLER GROUP INC.
 1533 LAKE SHORE DRIVE, SUITE 100, COLUMBUS, OHIO 43204

APPROVED FOR THE ARCHITECT
 J. CARTER BEAN
 1010234

DRAWING STATUS
 STATUS: ☐ PRELIMINARY ☒ FINAL
 PRINT DATE: APRIL 1, 2024

DRAWING TITLE
OVERALL SITE DEVELOPMENT PLAN

DRAWING NUMBER
SD1.1
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