

PARK 762

DELIVERING Q1 2027



2330 OLD SILO WAY, LOCKBOURNE, OHIO, 43137

**COMING SOON TO
RICKENBACKER**

**1,082,578 SF
FOR LEASE**

**INDUSTRIAL &
MANUFACTURING
OPPORTUNITY**

CBRE

 **VanTrust**

WELCOME TO PARK 762

Park 762 is a 286-acre, master-planned industrial park located on SR 762 with immediate access to Rickenbacker Global Logistics Park, a premier hub designed to streamline large-scale distribution and accelerate the movement of goods in Columbus' largest industrial sub-market. The park is only a half mile from the intersection of SR 762 and US Route 23; ODOT plans to convert this intersection to a full interchange by 2028.

RICKENBACKER GLOBAL LOGISTICS PARK



165M

People within a one-day drive (600 miles).



50%

of headquarters operations within a one-day drive, strengthening supply chain reach and operational efficiency with unmatched proximity.



TOP 10

Foreign trade zone for warehousing and distribution. Rickenbacker International Airport (FTX #138) gives companies powerful cost-saving advantages and seamless global logistics connectivity.



Proximity to two of the nation's largest rail providers gives double-stacked freight trains access to east coast ports via the heartland and gateway corridors.

BUILDING SPECIFICATIONS

PARK
762

BUILDING SIZE

1,082,578 SF

EXPANDABLE BY

129,675 SF

BUILDING DIMENSIONS

1,897'6 x 570'

PROPERTY SIZE

84.303 Acres

LEED CERTIFIED



OFFICE SIZE

2,500 SF



DOCK DOORS

100 (143 Future)



DRIVE-IN DOORS

4 (14' x 16')



CLEAR HEIGHT

40'



COLUMN SPACING

57'6" x 53'9" with
70' Speed Bays



TAX INCENTIVES

15-Year, 100%
Abatement



TRUCK COURTS

135'



CAR PARKING

571 (388 Future)



TRAILER PARKING

138 (130 Future)



CONSTRUCTION

Insulated Precast



ROOF

45 Mil; 15-Year
Warranty



FLOOR

8" Unreinforced



FIRE SUPPRESSION

ESFR



POWER

(2) 4,000-Amp Services
PROVIDER
South Central Power



LIGHTING

Motion-Sensored
LED High Bay
Fixtures

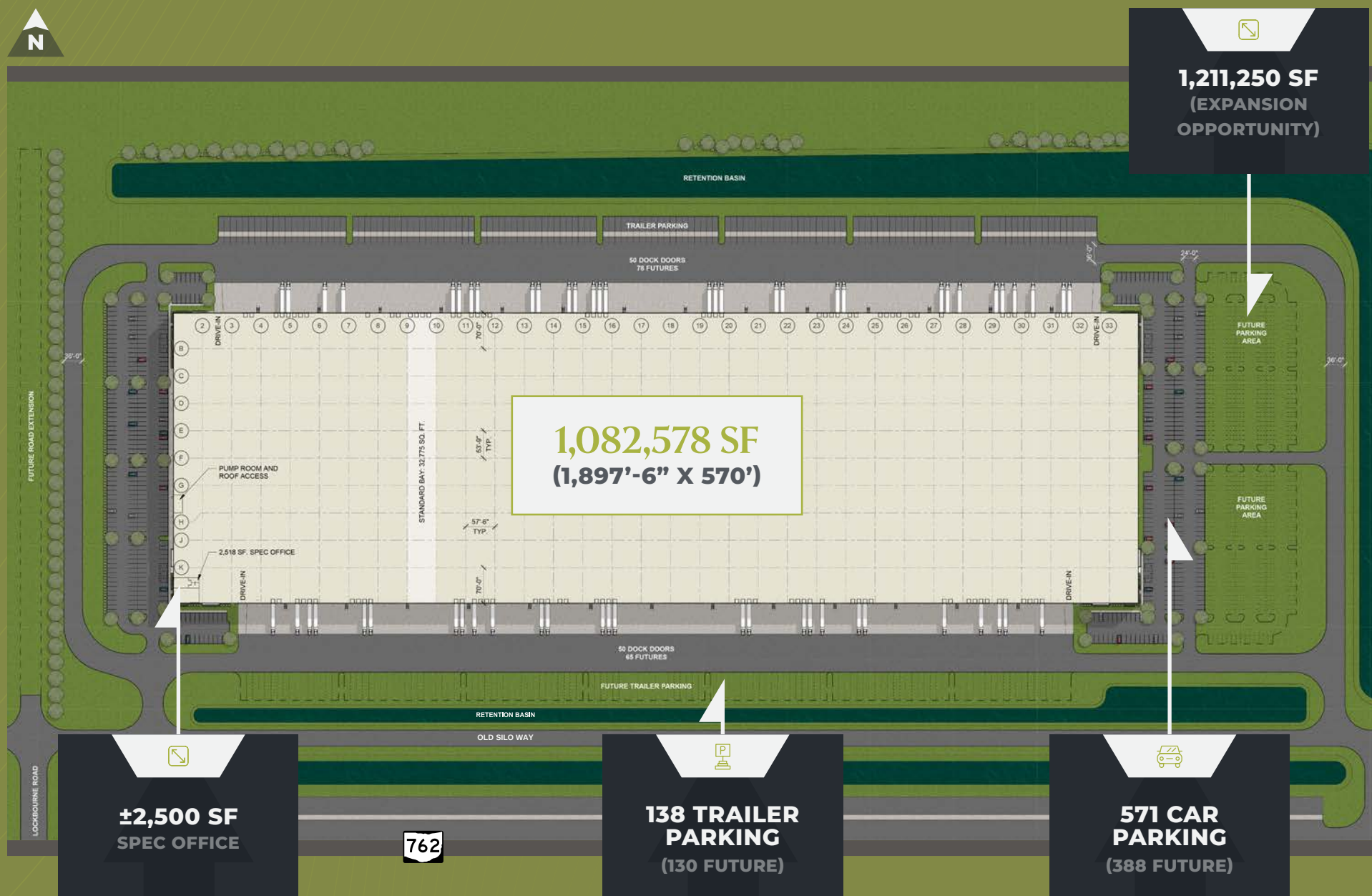
MASTER PARK PLAN

PARK
762



PARK
762

PARK
762



THE COMPANY YOU'LL KEEP

RICKENBACKER
AIRPORT

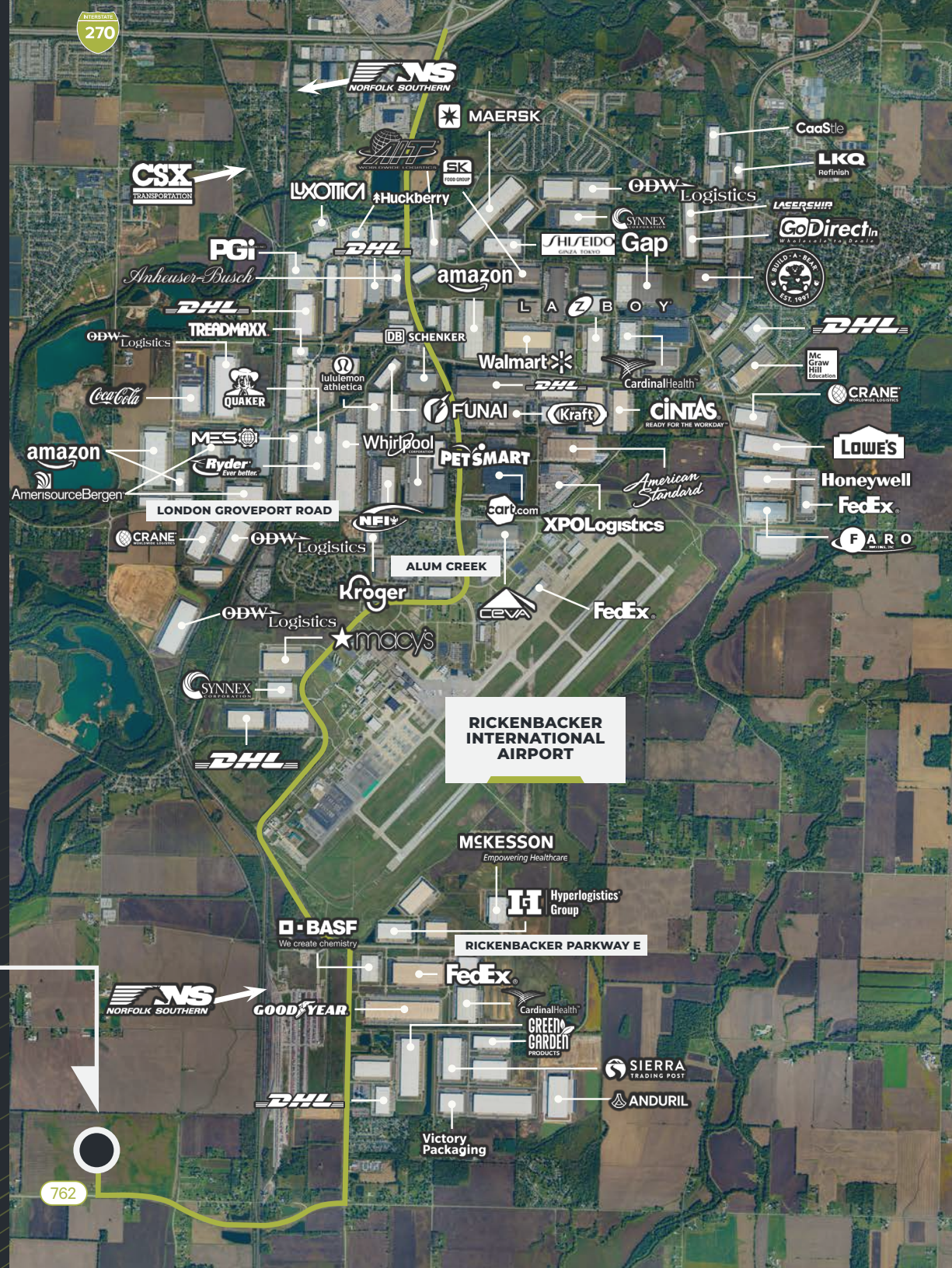
INTERMODAL

RICKENBACKER
LOGISTICS PARK
TENANTS

& MORE

±87M SF
Industrial Space in the
Rickenbacker
Submarket

PARK
762





Logos for: Chipotle, Taco Bell, Arby's, Kroger, McDonald's, bp, Dutchess, Holiday Inn Express, Wendy's, Subway, and Dunkin'.

Logos for: Huntington, Wendy's, Meijer, CVS pharmacy, Kroger, Circle K, Waffle House, Jimmy John's, Arby's, Taco Bell, McDonald's, and Starbucks.

Logos for: Hampton Inn, Marathon, and Budget Inn.

Logos for: Tim Hortons, Wendy's, Marathon, Bob Evans, Subway, Taco Bell, Sheetz, Arby's, and DQ.

PARK 762

AMENITIES & ACCESS

 **±11 Minutes**

RICKENBACKER INTERNATIONAL AIRPORT

 **±7 Minutes**

NORFOLK SOUTHERN INTERMODAL YARD

 **±14 Minutes**

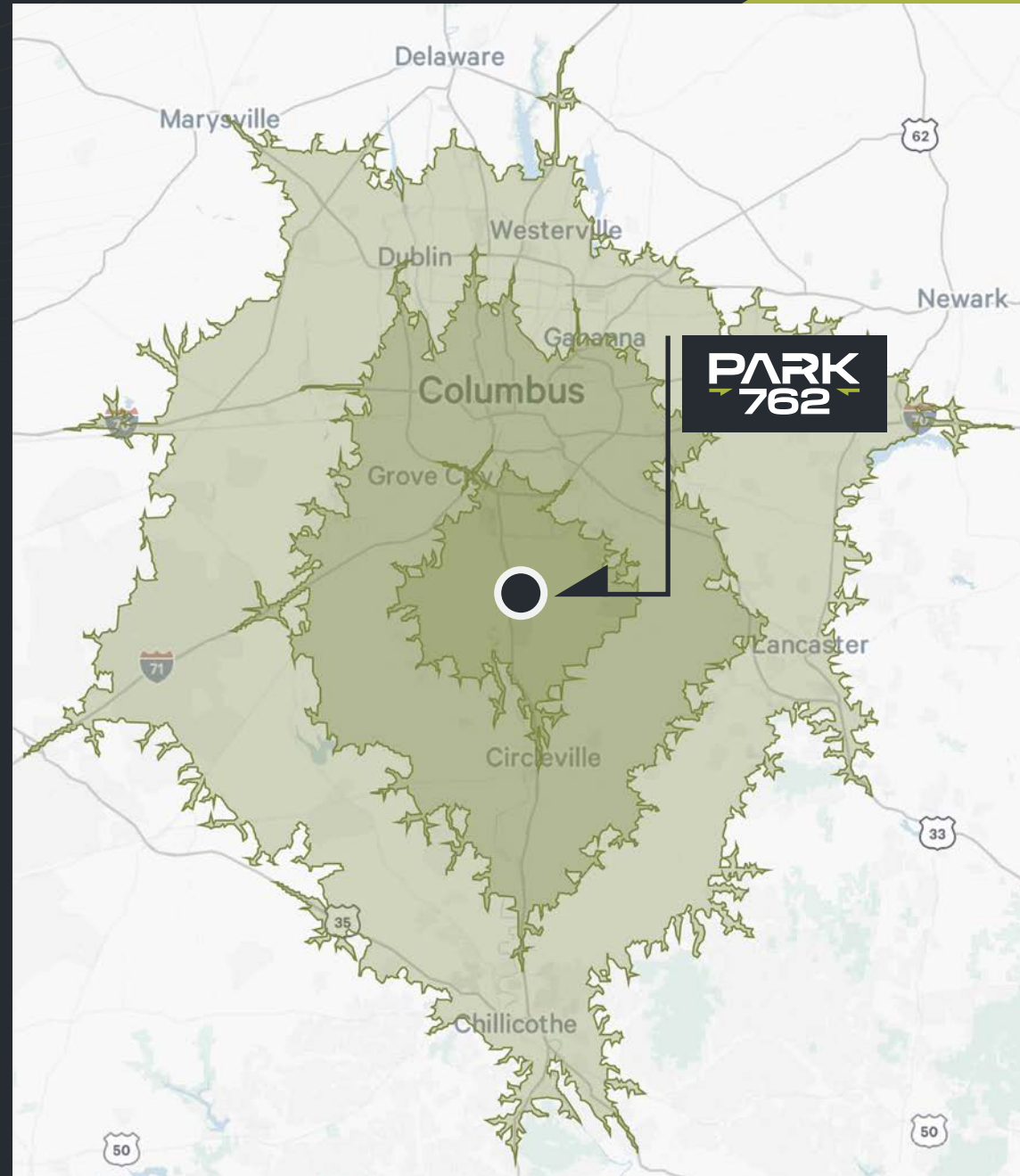
I-270

 **±1 Minute**

US 23

DEMOGRAPHICS

	WITHIN 15 MINS	WITHIN 30 MINS	WITHIN 45 MINS
2025 Population (CURRENT YEAR ESTIMATE)	61,814	1,021,796	1,913,672
Annual Population Growth rate	1.02%	0.55%	0.57%
Civilian Population 16+ in Labor Force	31,208	540,681	1,007,264
Transportation & Material Moving Employees	3,470	52,955	86,142
Production Employees	1,455	23,291	41,452
Construction & Extraction Employees	1,451	18,690	32,833



ACCESS TO AN UNBEATABLE LABOR POOL

1,152,826
Rickenbacker
Total Population



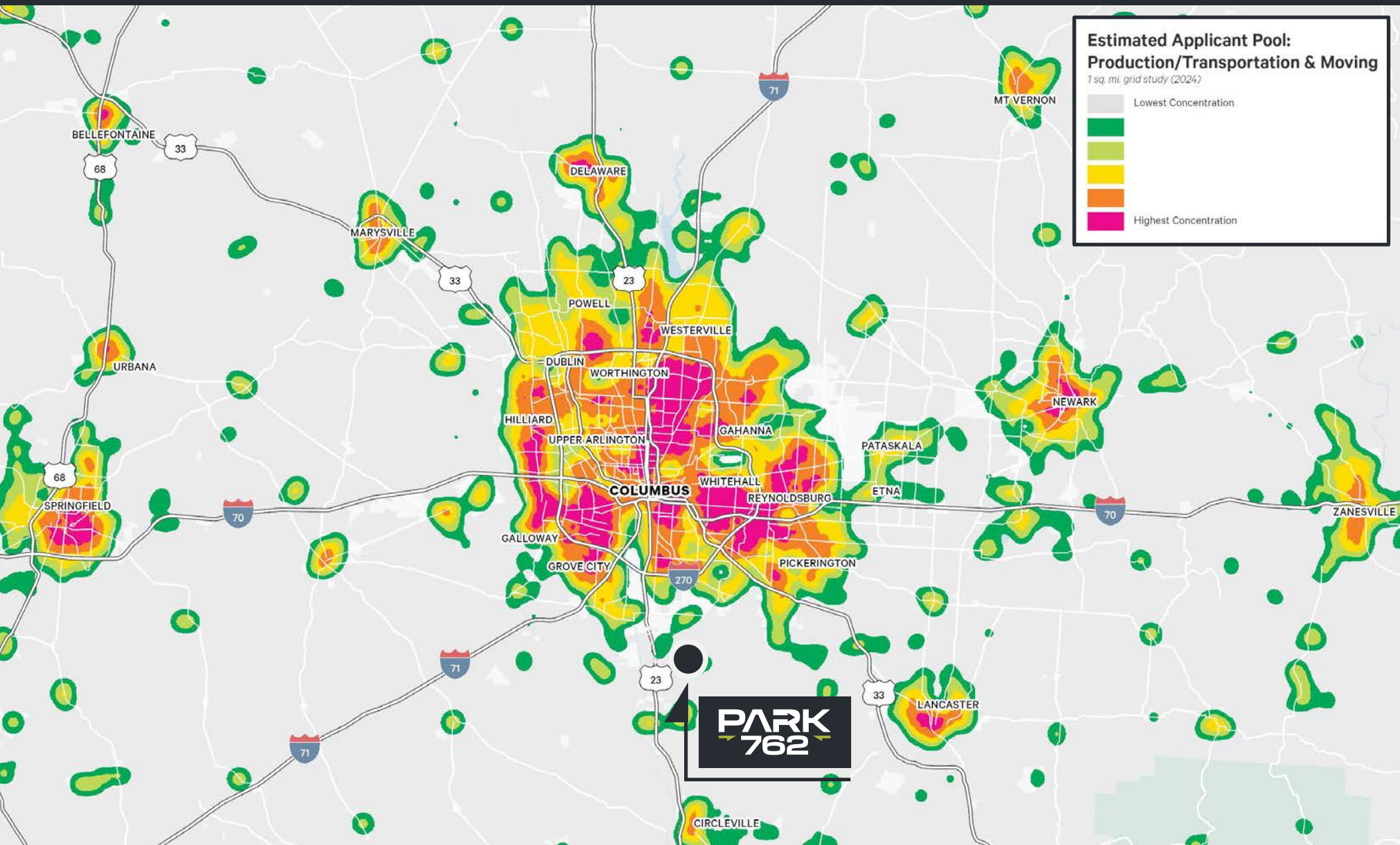
646,278
Labor Force



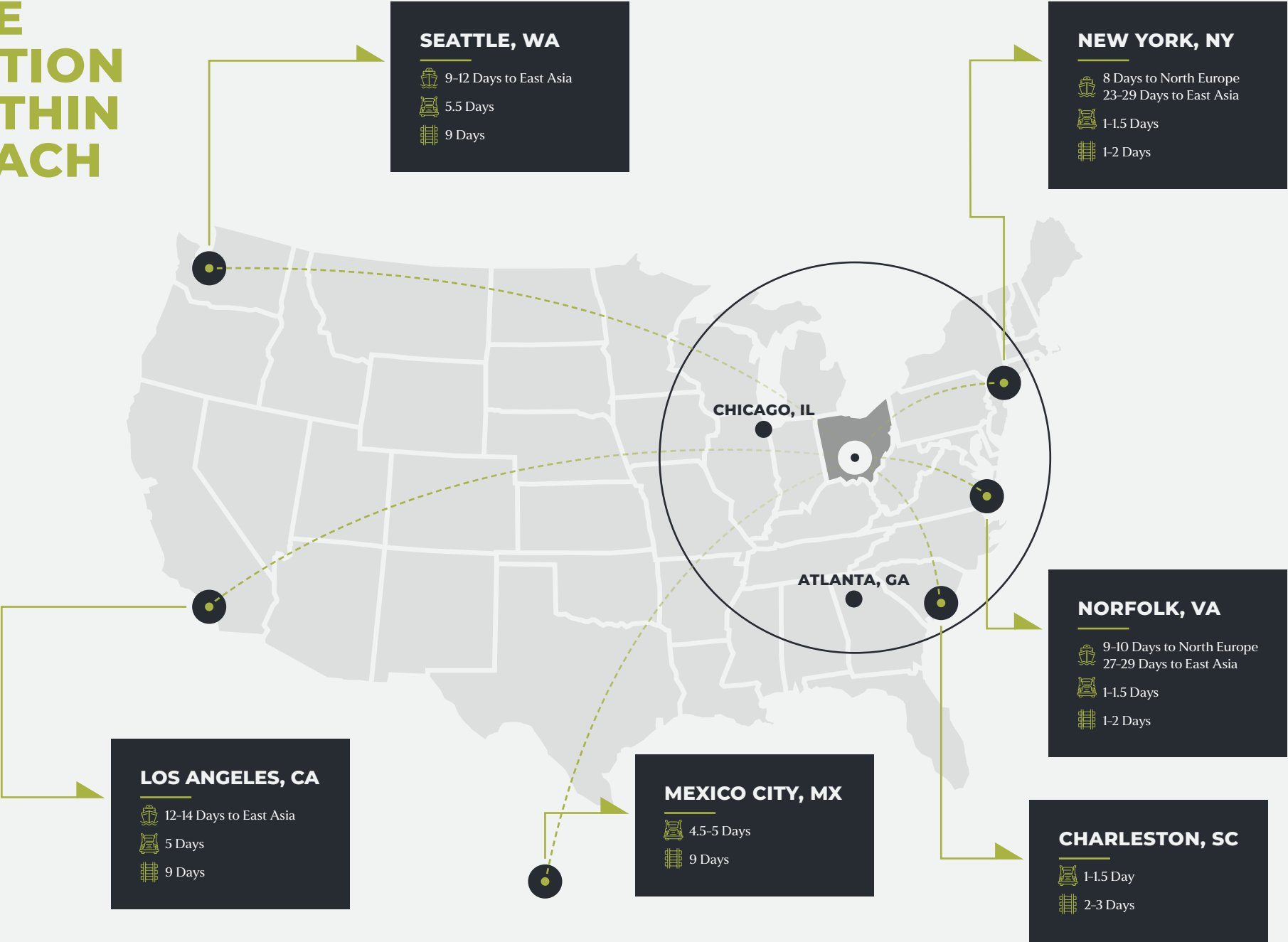
4.4%
Unemployment
Rate



62.4%
Labor Participation
Rate



THE NATION WITHIN REACH



PARK 762

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