



C5 EASTPOINT BUILDING 1

7460 Taylor Rd, Reynoldsburg, OH 43068

310,240 SF Available for Lease Q3 2026

Divisible to 150,000 SF



LEASING AGENT



DEVELOPER

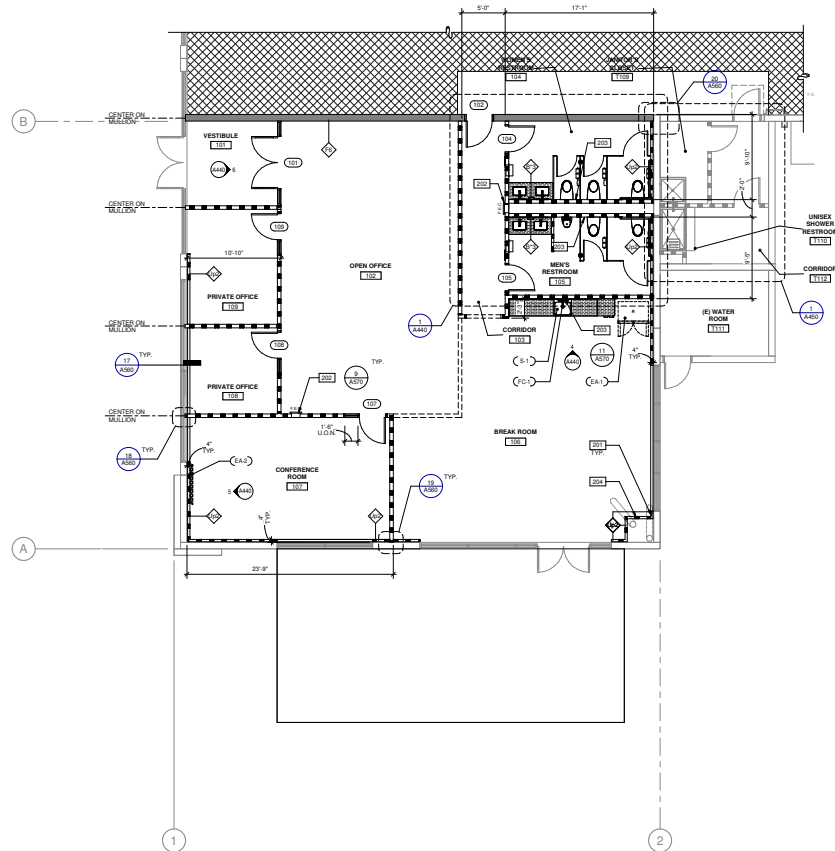
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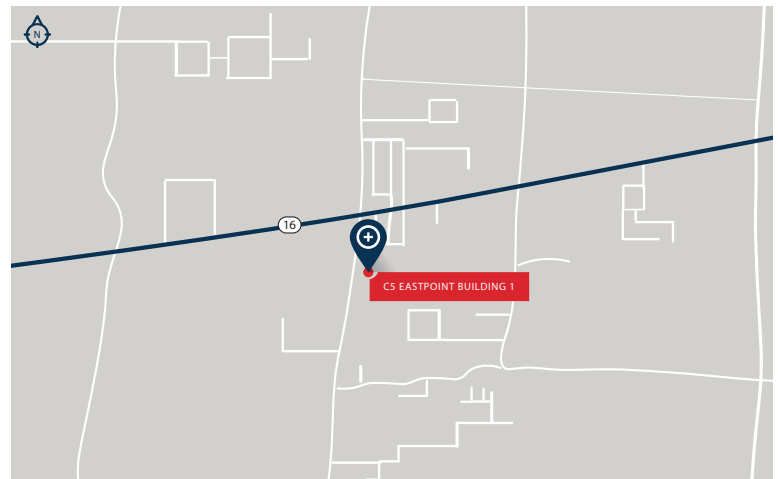
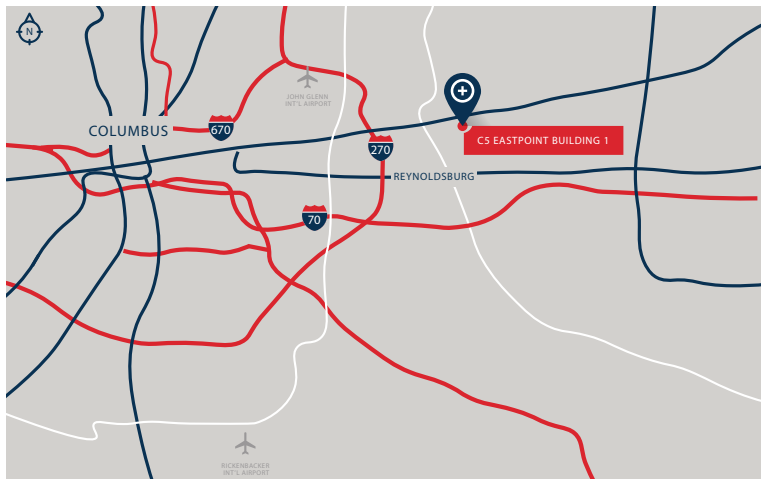
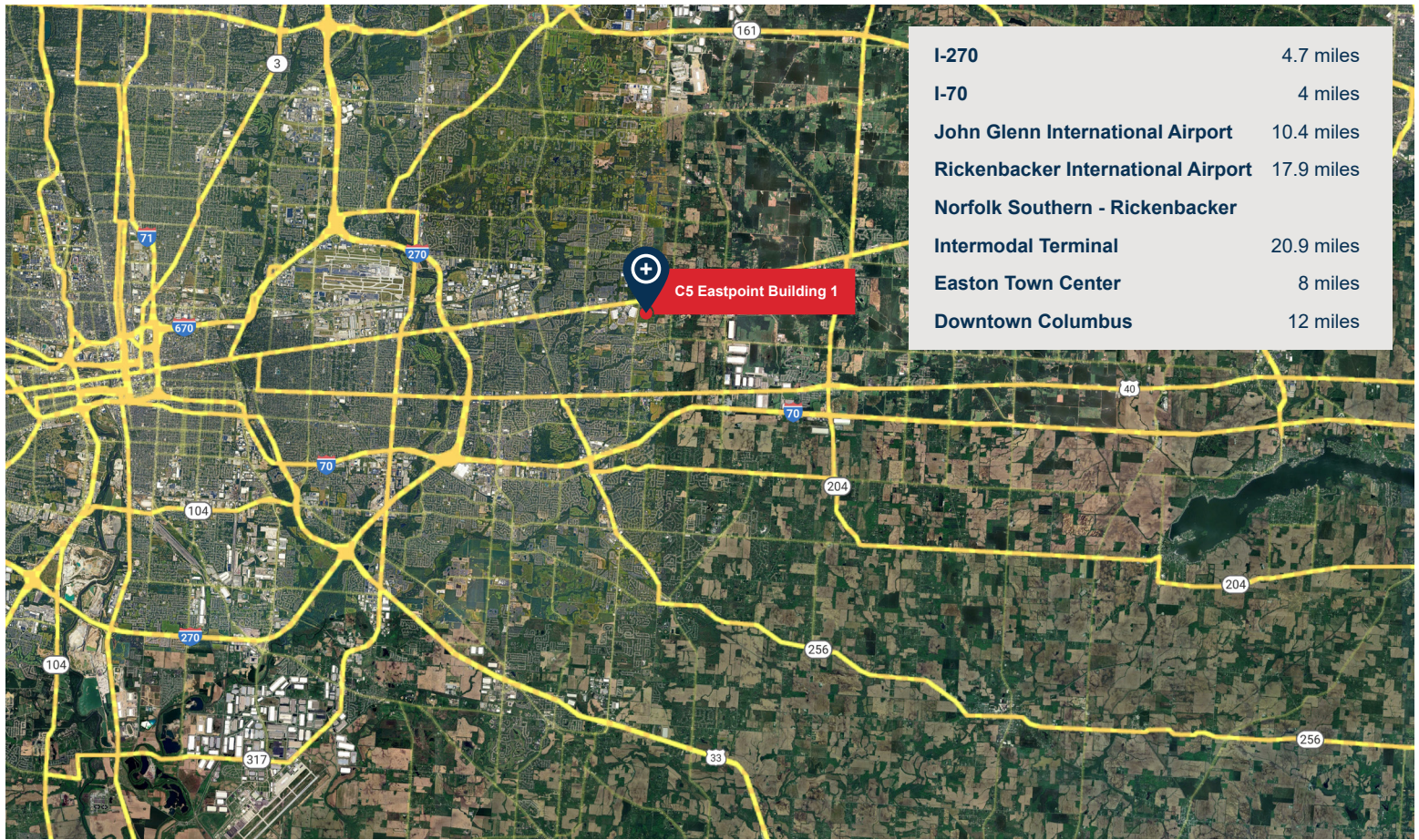
C5 Eastpoint Building 1 is located in Reynoldsburg, Ohio with direct and convenient access to all of Columbus via I-270 to the west and I-70 to the south. With close proximity to Columbus's John Glenn International Airport along with the Rickenbacker International Airport and Norfolk Southern - Rickenbacker Intermodal Terminal, the property is ideally situated for both domestic and international business trades requiring local, regional and national distribution. A robust and skilled population base offers a solid workforce infrastructure. The building has state of the art amenities and offers a 15 year, 75% tax abatement.



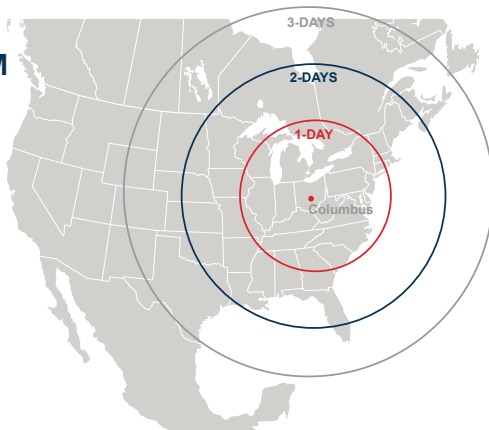


BUILDING SPECIFICATIONS

Square Footage	310,240 SF (952' x 320') divisible to 150,000 SF
Site Area	54.30 acres total development
Office	2,800 SF
Configuration	Front-load
Slab Thickness	6" unreinforced conventional slab
Column Spacing	60' wide x 50' deep (typical), with 60' wide x 70' deep (staging)
Bay Sizes	End cap bays (17,920 ± SF) inline bays (19,200 ± SF)
Clear Height	36' clear minimum
Dock High Doors	33 – 9' x 10' insulated dock doors; 31 with 40,000 lb. airbag levelers, dock lights, seals and bumpers (20 knock-outs for future expansion)
Drive-In Doors	Two (2) – 14' x 16' insulated drive-in doors with electronic openers
Truck Court Depth	185' deep (130' truck court depth with 60' concrete apron for trailer parking/storage)
Auto Parking	233 auto spaces
Trailer Storage	65 trailer spaces, not including parking along the dock wall of the building
Electrical	Building will have two (2) 1600AMP services, one (1) at each electric service room located at the SW and SE corners. Each electric service room is prepped for a second equal-size service plus one equal service in the center of the building along the dock wall.
Lighting	30 FC racked aisle
Sprinkler	ESFR sprinkler system



DAYS TRUCK DRIVE TO/FROM COLUMBUS



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