



Downtown Columbus Ohio

# Fitness Site Available

371 Maier Place

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2<sup>nd</sup> Generation Fitness Space

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# Summary

## History

Originally housing the Atlantic & Pacific Tea Company after its development in 1949, 371 Maier Place is a mid-20th-century industrial complex located within the Brewery District and the Scioto Riverfront. The building is uniquely situated inside the Scioto Audubon Metro Park, placing it within 150 acres of award-winning public spaces and outdoor amenities.

The property was sold in 1989 to City Properties Inc., which has remained its owner since. By 2017, the building underwent major renovations that transformed it into a modern mixed-use facility featuring over 200,000 square feet of space, 20-foot loft ceilings, 92 skylights, and a design that blends luxury elements with its original industrial character.

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## Ownership

Owned and operated by E.V. Bishoff Company, 371 Maier Place has housed multiple tenants over the years, including breweries, creative firms, and other specialty users. One of these suites is now available as a second-generation gym space, complete with all existing equipment included.

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## Executive Summary of Offering Information

- Approx. 13,865 sq ft
- Equipment Included
- Free Parking
- Class A Loft Style Suite
- Outdoor Space
- Dock Doors
- Large Windows
- Located within the Scioto Audubon Metropark, the brewery district and downtown columbus

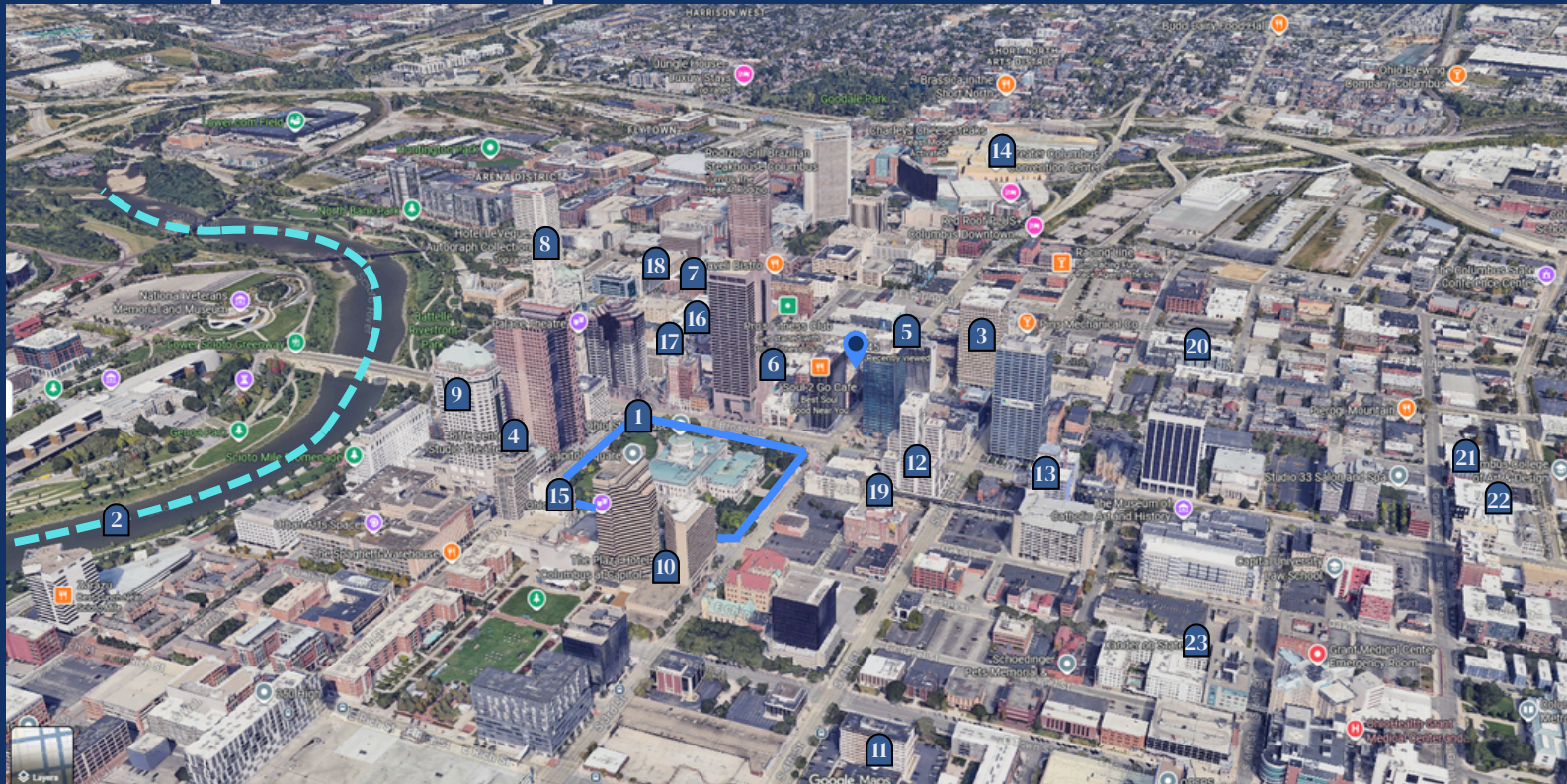


# Demographics

**Disclaimer: Demographics Provided by others. No representation is made or warranty given.**

Demographic / Population	Mean Income
<b>3 Mile Radius</b> Population > 336,160 people	≈ \$85,000-\$108,000
<b>5 Mile Radius</b> Population ≤ 336,160 people	≈ \$59,524-\$65,327
<b>10 Mile Radius</b> Population ≤ 905,867 people	≈ \$66,000-\$92,448

# FITNESS LOCATION Map Perspective



## Business Generators

Downtown Perspective

- 1 - Ohio Statehouse
- 2 - Scioto River
- 3 - Continental Tower Apartment Community
- 4 - Rife Center
- 5 - Renaissance Columbus Hotel
- 6 - Residence Inn by Marriott Hotel
- 7 - Courtyard by Marriott Hotel
- 8 - Hotel LeVeque
- 9 - The Capital Suites Hotel
- 10 - The Plaza Hotel
- 11 - Holiday Inn Hotel
- 12 - Preston Center Apartment Community
- 13 - Pembroke Apartment Community
- 14 - Convention Center
- 15 - Ohio Theater
- 16 - The Madison Apartment Community
- 17 - The Nicholas Apartment Community
- 18 - The Citizens Apartment Community
- 19 - Edwards Apartment Community
- 20 - Industry Columbus Apartment Community
- 21 - The Abigail Apartment Community
- 22 - Vera on Broad Apartment Community
- 23 - Xander on State Apartment Community
- 24 - Flats on East Gay Apartment Community, Not shown on the map

## Traffic Counts and Statistics

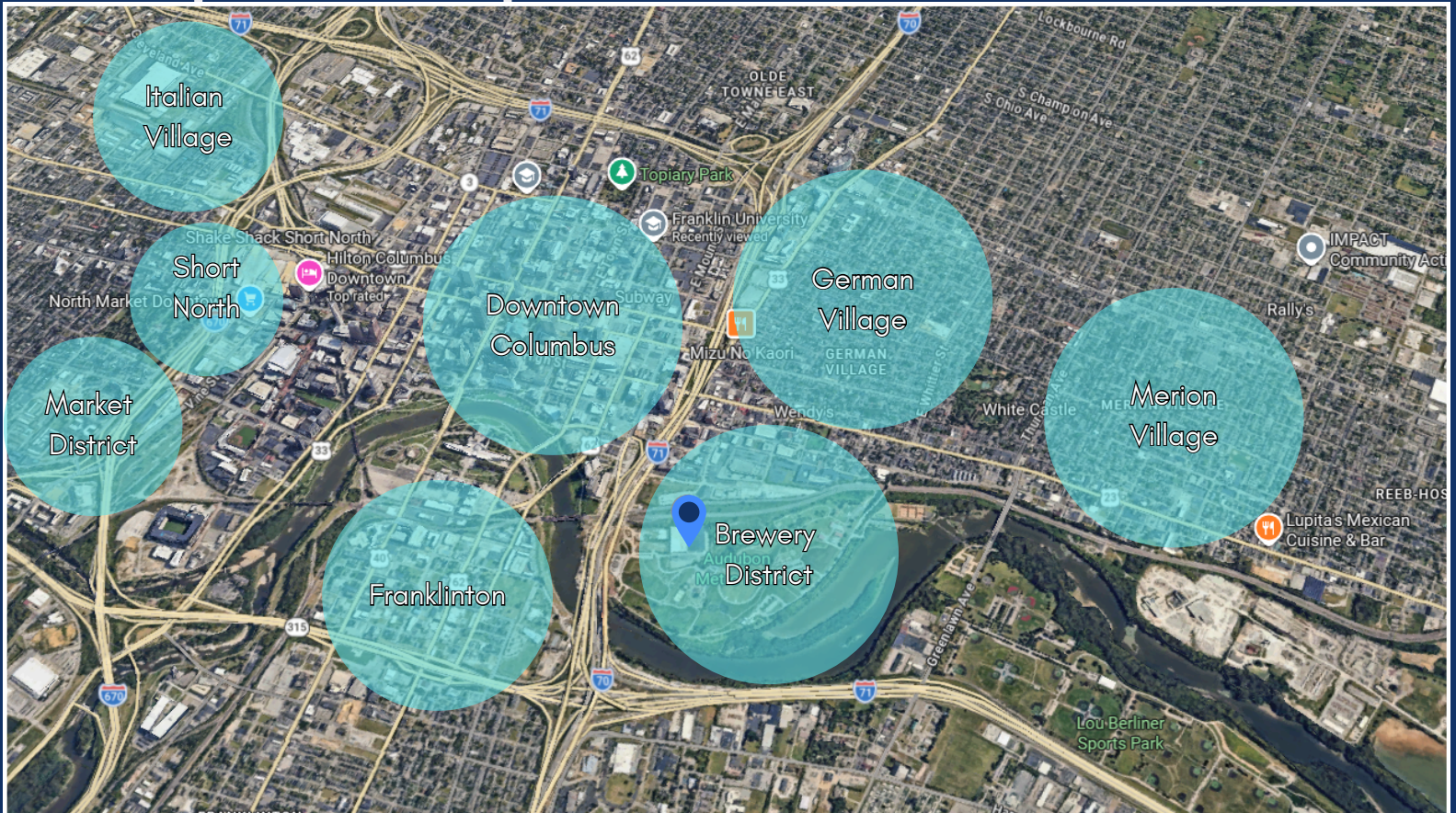
Annual Average Daily Traffic Count (AADT) shows the volume of traffic in a 24-hour period, 365 days a year. The counts are displayed here:

- Traveling North on 3rd St: 12,430 Per Day
- Intersection at Gay and 3rd St: 18,570 Per Day
- Traveling East on Gay St: 2,519 Per Day

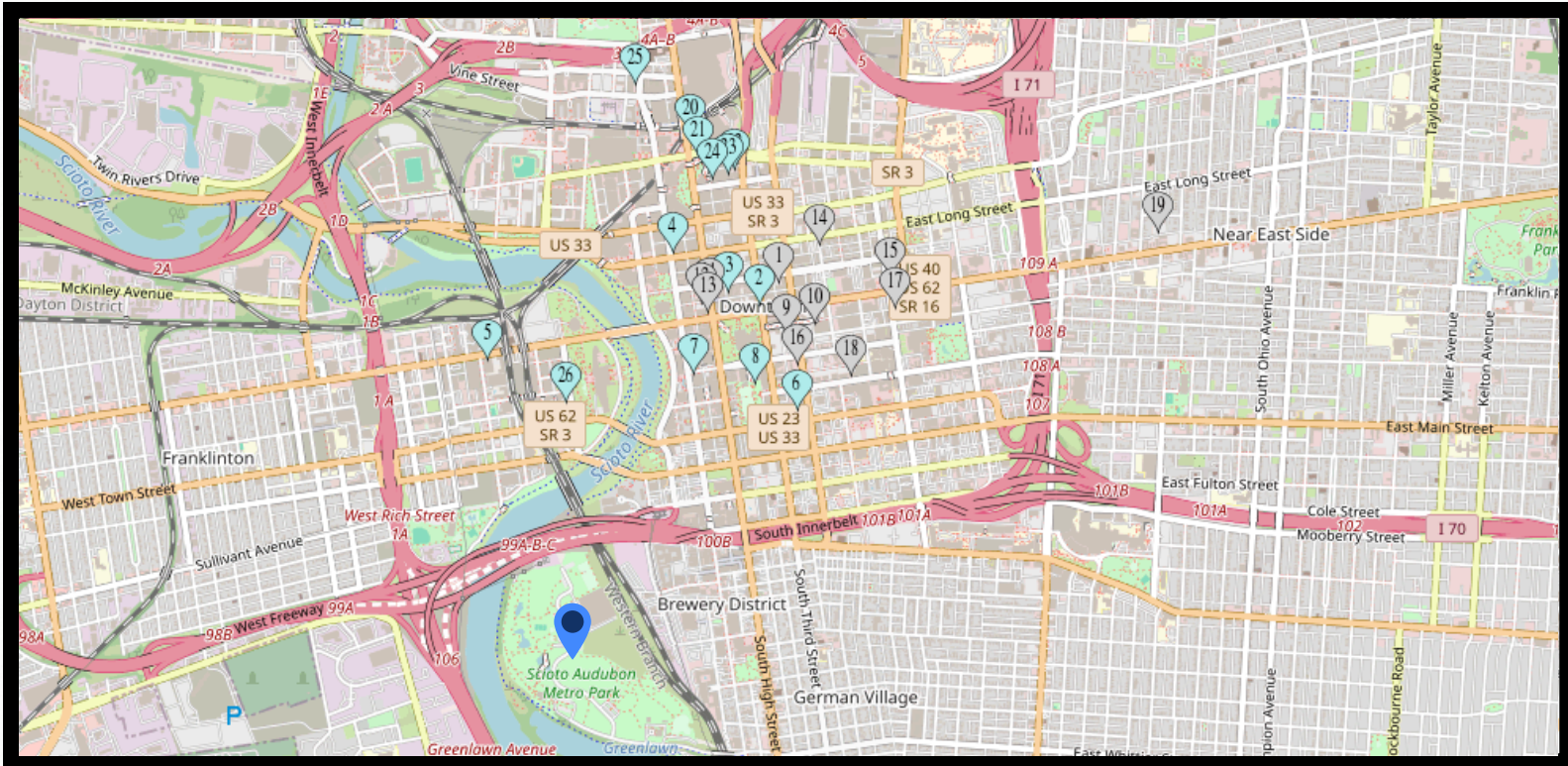
The area also shared a score of 87 for walkability and 86 for biking and scooter.



# FITNESS LOCATION Map Perspective



# Hotels and Apartments - Downtown



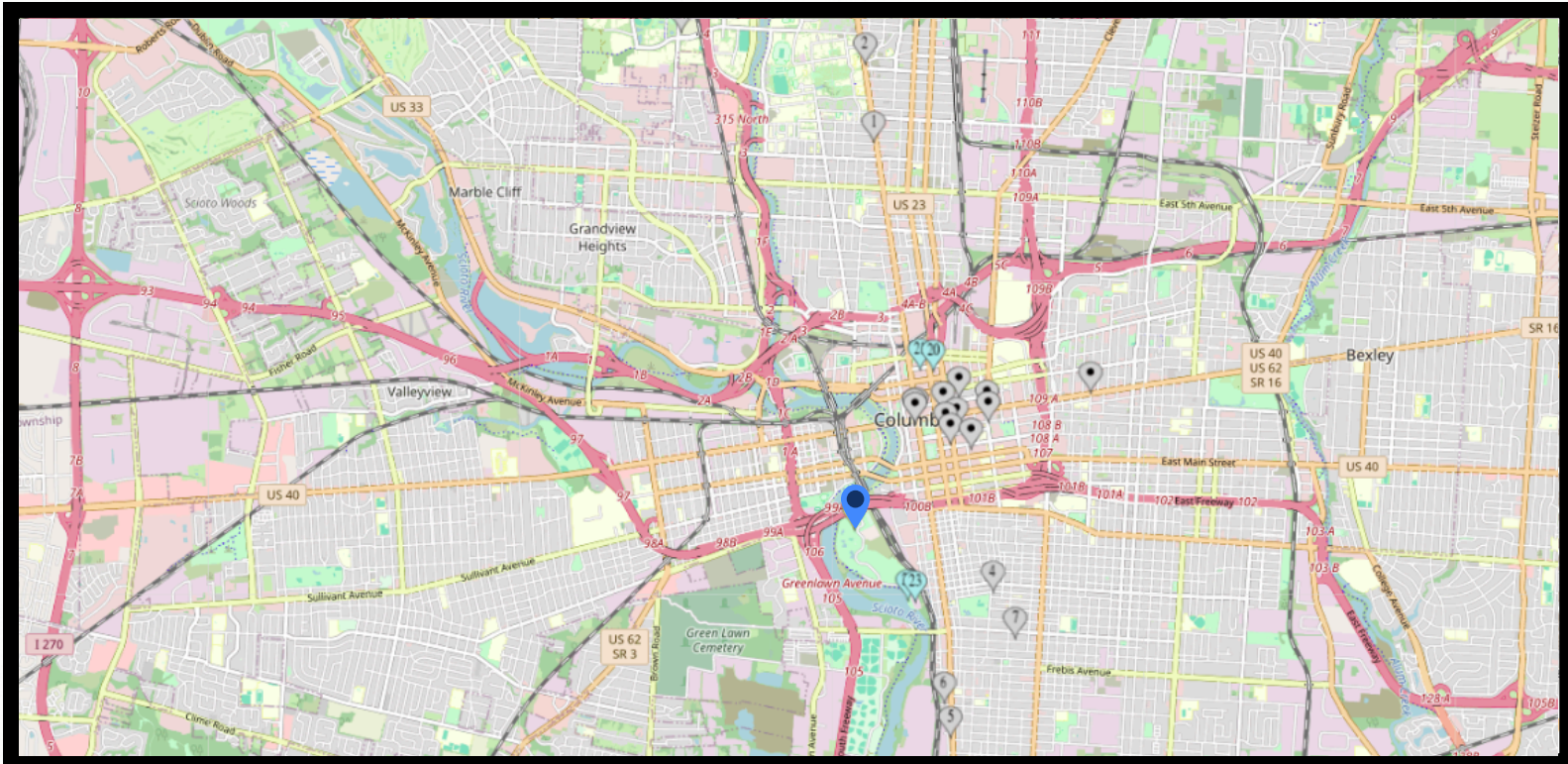
## Apartments - 1982 Total Units

- 1- The Continental Tower Apartment Community, 409 Units  
150 E Gay St, Columbus, OH 43215
- 9- Preston Center Apartment Community, 105 Units  
155 E Broad St, Columbus, OH 43215
- 10- Pembroke Apartment Community, 164 Units  
195 E Broad St, Columbus, OH 43215
- 11- The Madison Apartment Community, 120 Units  
70 N High St, Columbus, OH 43215
- 12- The Nicholas Apartment Community, 230 Units  
12 W Gay St, Columbus, OH 43215
- 13- The Citizens Apartment Community, 63 Units  
51 N High St, Columbus, OH 43215
- 14- Industry Columbus Apartment Community, 236 Units  
230 E Long St, Columbus, OH 43215
- 15- The Abigail Apartment Community, 69 Units  
369 E Gay St, Columbus, OH 43215
- 16- The Edwards Apartment Community, 218 Units  
33 S 4th St, Columbus, OH 43215
- 17- Vera On Broad Apartment Community, 114 Units  
366 E Broad St, Columbus, OH 43215
- 18- Xander On State Apartment Community, 229 Units  
265 E State St, Columbus, OH 43215
- 19- Flats on East Gay Apartment Community, 25 Units  
934 E Gay St, Columbus, OH 43203

## Hotels - 4259 Rooms

- 2- Renaissance Columbus Hotel, 408 Rooms  
50 N 3rd St, Columbus, OH 43215
- 3- Residence Inn by Marriott Downtown Hotel, 126 Rooms  
36 E Gay St, Columbus, OH 43215
- 4- Courtyard by Marriott Downtown Hotel, 150 Rooms  
35 W Spring St, Columbus, OH 43215
- 5- Hotel LeVeque, 149 Rooms  
50 W Broad St, Columbus, OH 43215
- 6- Holiday Inn Columbus Downtown Hotel, 240 Rooms  
175 E Town St, Columbus, OH 43215
- 7- The Capital Suites Hotel, 194 Rooms  
50 S Front St, Columbus, OH 43215
- 8- The Plaza Hotel, 282 Rooms  
75 E State St, Columbus, OH 43215
- 20- Hilton Columbus Downtown Hotel, 1,000 Rooms  
402 N High St, Columbus, OH 43215
- 21- Hyatt Regency Columbus Hotel, 633 Rooms  
350 N High St, Columbus, OH 43215
- 22- Drury Plaza Hotel Columbus Downtown, 177 Rooms  
88 E Nationwide Blvd, Columbus, OH 43215
- 23- Canopy by Hilton Columbus Downtown Short North Hotel, 167 Rooms  
77 E Nationwide Blvd, Columbus, OH 43215
- 24- Sonesta Columbus Downtown Hotel, 375 Rooms  
33 E Nationwide Blvd, Columbus, OH 43215
- 25- AC Hotel Columbus Downtown Hotel, 160 Rooms  
517 Park St, Columbus, OH 43215
- 26 - The Junto Hotel, 198 Rooms  
77 Belle St, Columbus, OH 43215

# Hotels and Apartments - 5 mi. Radius



## Apartments - 2383 Total Units

- 1- Luxe Belle Apartment Community, 93 Units  
1529 North High St, Columbus, OH 43201
- 2- StateHouse Varsity Apartment Community, 165 Units  
11 East 17th Avenue, Columbus, OH 43201
- 3- Fisher Commons Apartment Community, 118 Units  
900 Nettle Drive, Columbus, OH 43210
- 4- Jaeger Square Apartment Community, 261 Units  
850 Jaeger St, Columbus, OH 43206
- 5- Columbus Renaissance Apartment Community, 46 Units  
33 W Morrill Ave, Columbus, OH 43207
- 6- Jenkins Lofts Apartment Community, 60 Units  
27 W Jenkins Ave, Columbus, OH 43207
- 7- The Barrett Apartment Community, 105 Units  
345 E Deshler Ave, Columbus, OH 43206
- 23- The Whittier Apartment Community Development, 800 Units  
142 W. Whittier St. Columbus, OH 43215
- 24- Scioto Audubon Apartment Community Development, 900 Units

## Hotels - 193 Rooms

- 20- Red Roof PLUS+ Columbus Downtown Hotel, 149 Rooms  
111 East Nationwide Blvd, Columbus, OH 43215
- 21- The Lofts Hotel, 44 Rooms  
55 East Nationwide Blvd, Columbus, OH 43215