

LeVeck Commercial Construction & Development announces Eastgate Commercial Park, a new industrial flex complex in Gahanna, Ohio, set to break ground in December 2019 with an expected completion in May 2020.

Columbus developer, Robert LeVeck, saw a need for more warehouse and office inventory in the eastern Columbus, airport market suburb. "The Gahanna flex/industrial market has very little supply and increasing demand for office and warehouse," says LeVeck. This new 7.6 acre development comes on the heels of the newly constructed 12,000 square foot office building on Tech Center Drive LeVeck will soon be turning over to Gahanna-based software development firm, GivenHansco.

Phase I of Eastgate Commercial Park will include five buildings at 6579 Taylor Road totaling 64,560 square feet of flex warehouse and office space. LeVeck intends to build two industrial flex buildings of 24,000 square feet and 15,000 square feet, and three 8,520 square foot buildings at the site, which with construction, fixtures, and tenant improvement costs would mean about \$6.6 million in real estate development overall.

The three 8,520 square foot buildings will feature smaller offices and storage space with flexible lease terms. This type of facility is especially attractive to small businesses and startups who can avoid the risk of a long-term lease commitment as they grow their business. Providing this opportunity to small businesses helps to improve our local economy where small businesses thrive. Office start-ups in Gahanna are the highest in Central Ohio and one of the highest in the Midwest.

LeVeck will continue to monitor the market conditions throughout the construction period. There is a possibility we may see the development of Phase II beginning sooner than originally planned, as within 30 days of groundbreaking, 47% of Phase I has already been leased.

