



4470 DUBLIN ROAD, COLUMBUS, OHIO 43221

FOR SALE: \$800,000



Property Features:

- Excellent Land Opportunity
- Total of 3.84 acreage for two parcels
- Parcel #050-011225 which is 1.43 acres and parcel #050-011224 which is 2.42 acres
- Located in city of Hilliard directly across from St. Brendan's Church and schools.
- Zoning is Residential
- Lot Size is 190' x 878'
- Location is near corner of Davidson Road and Dublin Road



BEST CORPORATE REAL ESTATE
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This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable.
We have no reason to doubt its accuracy, but we do not guarantee it.

4470 Dublin Road - 4470 Dublin Rd

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Columbus, OH 43221 | Franklin County | Greater Franklin County Market

4 Acres - Res-SF site 167,270 SF

For Sale at \$800,000 (\$208,333.33 /Acre)



Total developer acreage 3.84 on two lots, Parcel #050-011225 which is 1.43 acres and parcel #050-011224. Excellent opportunity for development in the city of Hilliard directly across from St. Brendan's church and schools.

Property Type **Res-SF**

Specific Use **Res-SF**

Lot Size **3.84 Ac.**

Lot Size SF --

Zoning --

Will Divide --

Rail

Rail Provider --

Flood Plain --

Parcel #

Gas **No**

Water **No**

Electricity **No**

Sewer **No**

Sale Price **\$800,000**

Price/Acre **\$208,333.33**

Price/SF **\$4.78**

Min Divisible --

Rental Rate ---

Lot #	Parcel Sz.(Ac.)	Max Contig (Ac.)	Min Div (Ac.)	Price	Price/Ac.	Price/SF
		3.84	3.84	\$800,000	\$208,333.33	\$4.78

Two Parcels Included 050-011225 and 050-011224

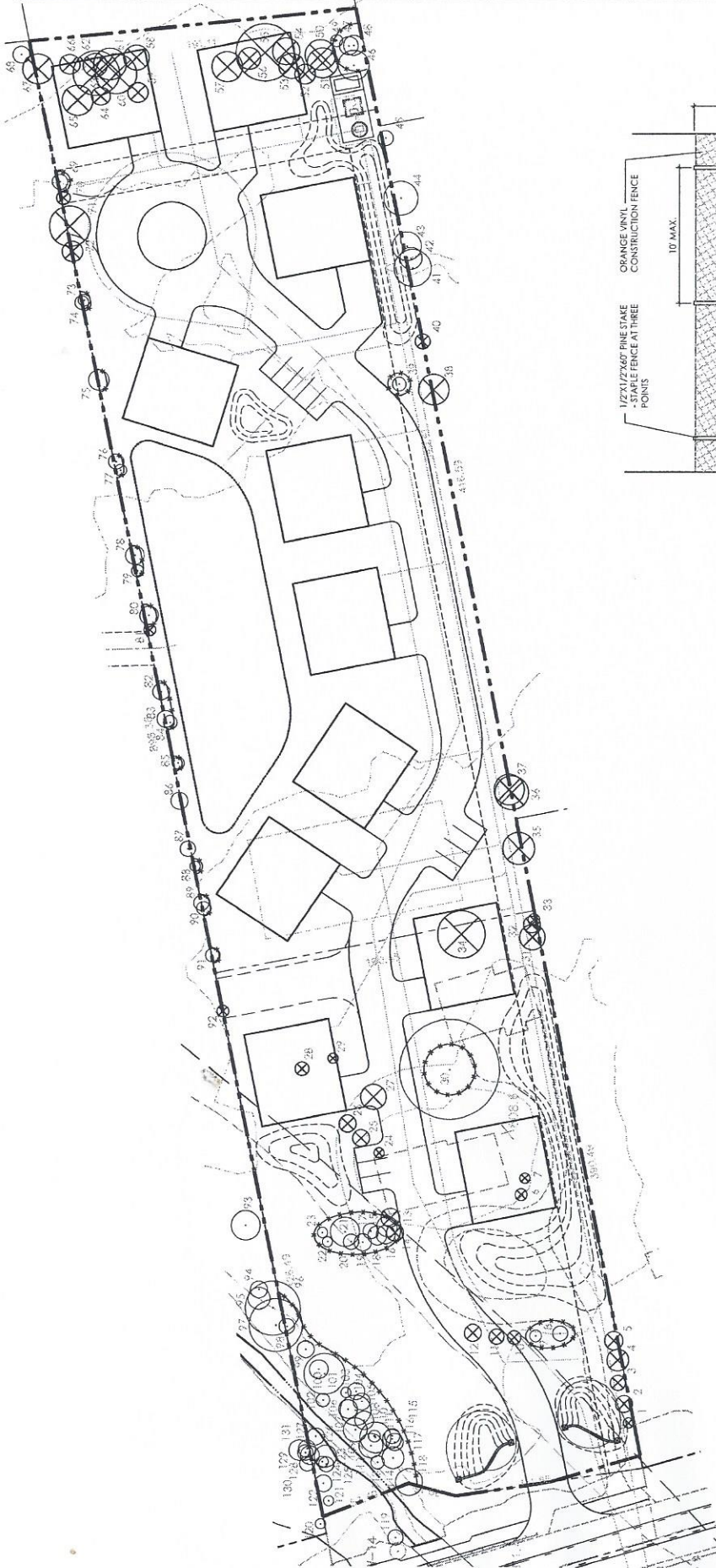
Listing Company **Best Corporate Real Estate - Randy Best, CCIM (614) 559-3350x 12**



★ 4470 Dublin Road, Columbus, Ohio 43221

Area Map

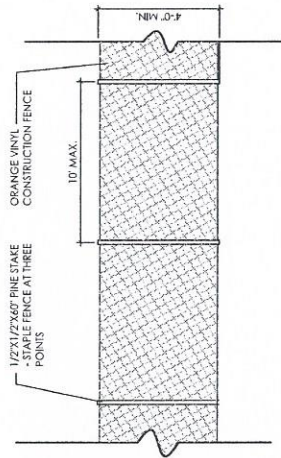




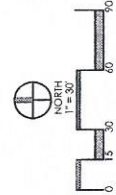
PRESERVATION PLANT KEY

- EXISTING TREE
- EXISTING TREE TO BE REMOVED
- TREE PROTECTION FENCE (SEE DETAIL 1, THIS SHEET)

NOTE: SEE SHEET L-1 FOR SPECIFIC LOCATION, SPECIES, AND CALIBER OF REPLACEMENT TREES
 NOTE: SEE SHEET L-3 FOR INDEX OF EXISTING TREES



1 TREE PROTECTION FENCE
 N.T.S.



This property plan has not been approved.

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