

# FOR SALE



## \$799,000

### 1940 E Main St, Columbus, OH 43205

- 2 Automatic Bays
- Newer Updated Equipment
- 4 Vacuums
- High traffic corner of Nelson and Main
- Established long term car wash
- 1840 SF building on 0.1186 acre lot



Click here for Video

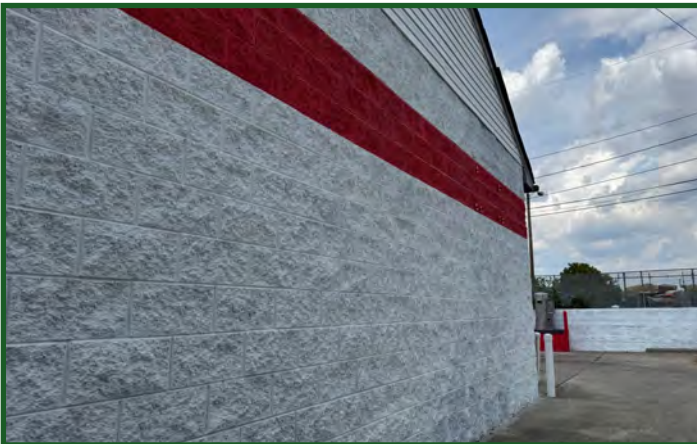
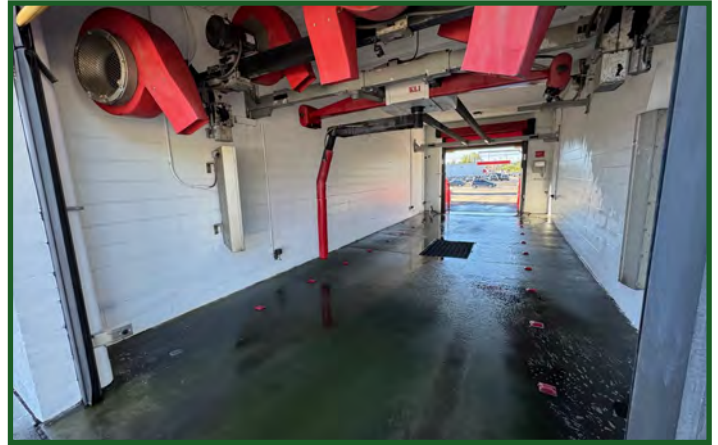
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This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable.  
We have no reason to doubt its accuracy, but we do not guarantee it.



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## **Aerial View**



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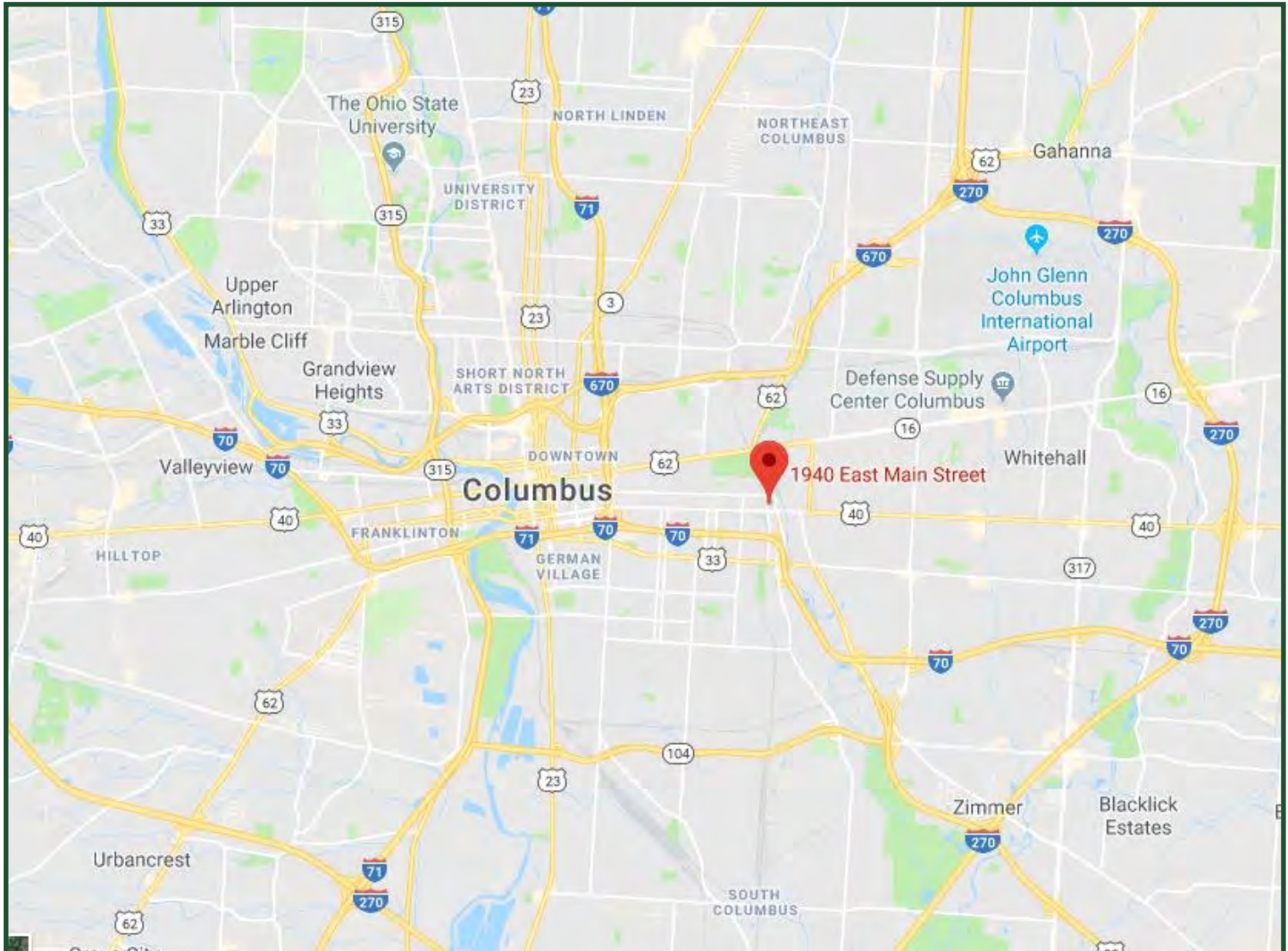


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## Map view



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# TRAFFIC COUNT

Street	Avg Daily Volume
E Main Street (Westbound)	12,397
E Main Street (Eastbound)	21,327
S Nelson Road	6,851

## NEARBY MAJOR ROADS & HIGHWAYS



## DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2020)		8,962	82,367	188,077
Households (2020)		6,132	44,071	91,657
Avg Household Income (2020)		\$62,185	\$50,381	\$44,184

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# THE CITY OF COLUMBUS

## Regional Overview

Columbus Ohio region is a rapidly growing metropolitan of over 2.2 million people. Columbus has grown over 12% between 2010 and 2020 and is expected to grow even more in the coming years. It is now the 14th largest city in the United States and the 2nd largest city in the Midwest after Chicago. Due to its central location, over 151 million people can be reached in a one day drive from the Columbus region. That's over 46% of the United State's population. Central Ohio region is projected to reach a 3.15 million population by 2050.



2,230,960

Residents (2024)



826,729

Households (2024)



\$63,498

Median Income (2024)

#1

Opportunity City

#4

City to Start a  
Business

#5

City for  
Entrepreneurs and  
Startups

"Columbus is the #1 rising city for startups and the top remerging city for venture capital"

FORBES MAGAZINE

## Top Investors and Employers



THE INFORMATION/IMAGES WERE GATHERED FROM [www.columbusregion.com](http://www.columbusregion.com) and The One Columbus Organization

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