

FOR SALE



\$585,000

1025 Concord Ave, Columbus, OH 43212

- 3,600 SF of office space available.
- Located off Kenny Road.
- First floor consists of 4 open areas and 1 restroom.
- Second floor offers 2 large open areas, office, kitchenette, and 2 restrooms.
- Near Ohio State University, Grandview Yard, Lennox Center and other major new development.



Click Here for Video

BEST CORPORATE REAL ESTATE
VALERIE TIVIN
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First Floor

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Second Floor

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Property Information

LEGAL

Legal Property Description:	Office Suite for Sale
Price:	\$585,000
Parcel Number:	010-129771-00
Occupancy:	0%

LAND

Land Acreage:	0.25
Current Zoning:	C-Commercial
Designated Use:	Commercial Use

STRUCTURAL

Building Square Footage:	3,600
Unit Square Footage:	3,600
Floors Above Ground:	2
Year Built:	1976

ADDITIONAL INFO

Drive-in Doors:	0
# of Docks:	0
Lot Specifics:	2 Story Building, With Attached Lot
HVAC:	Forced Air
Water System:	Columbus
Sewer System:	Columbus

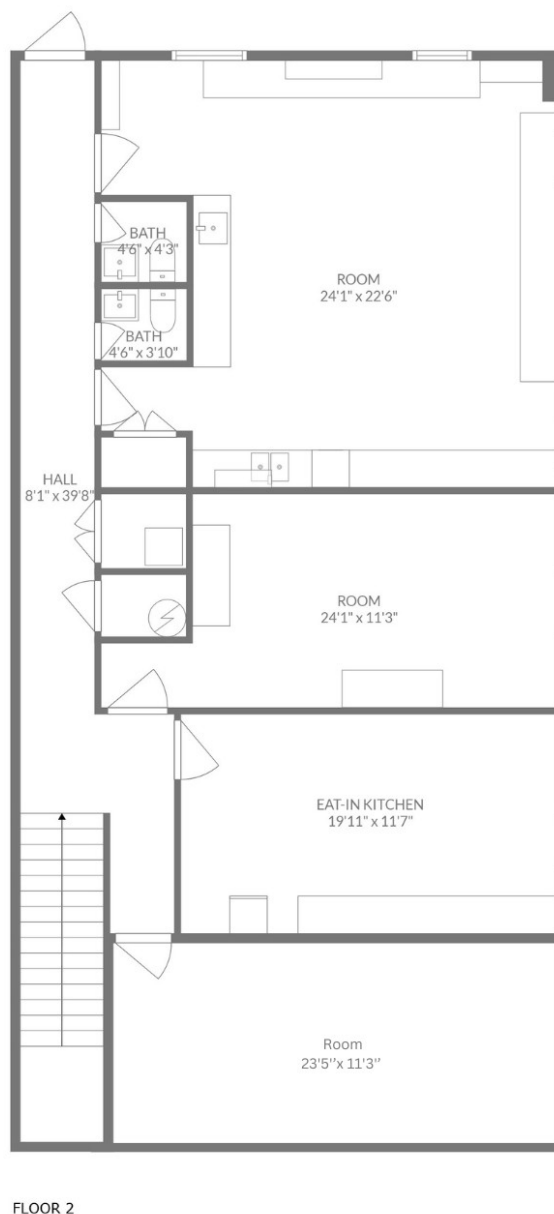
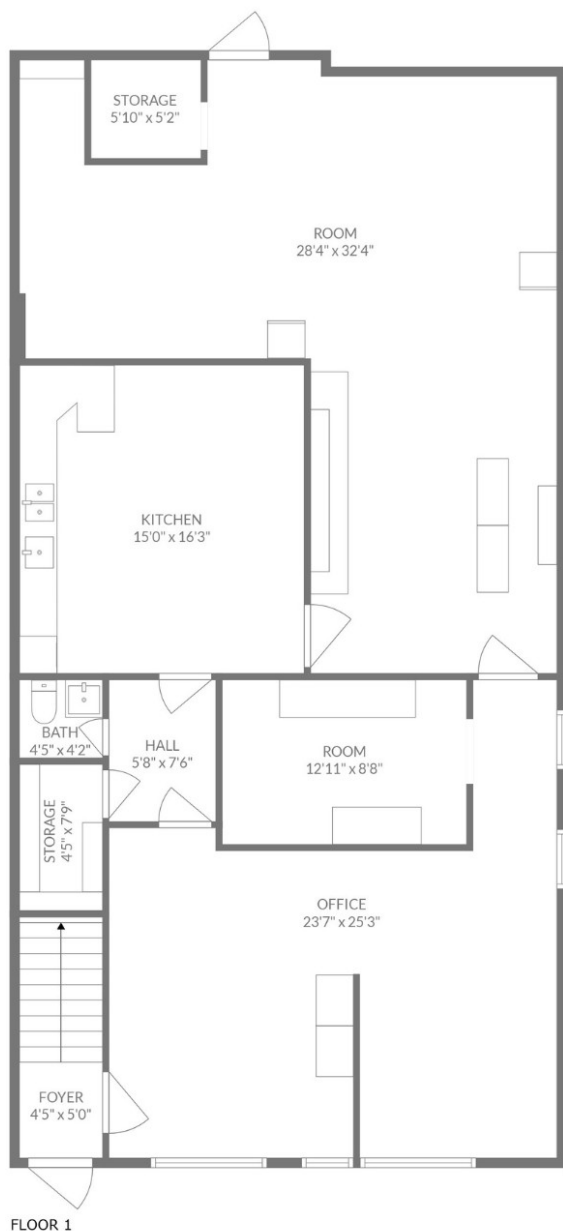
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Floor Plan

*Line Drawings are Approximate



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Aerial View



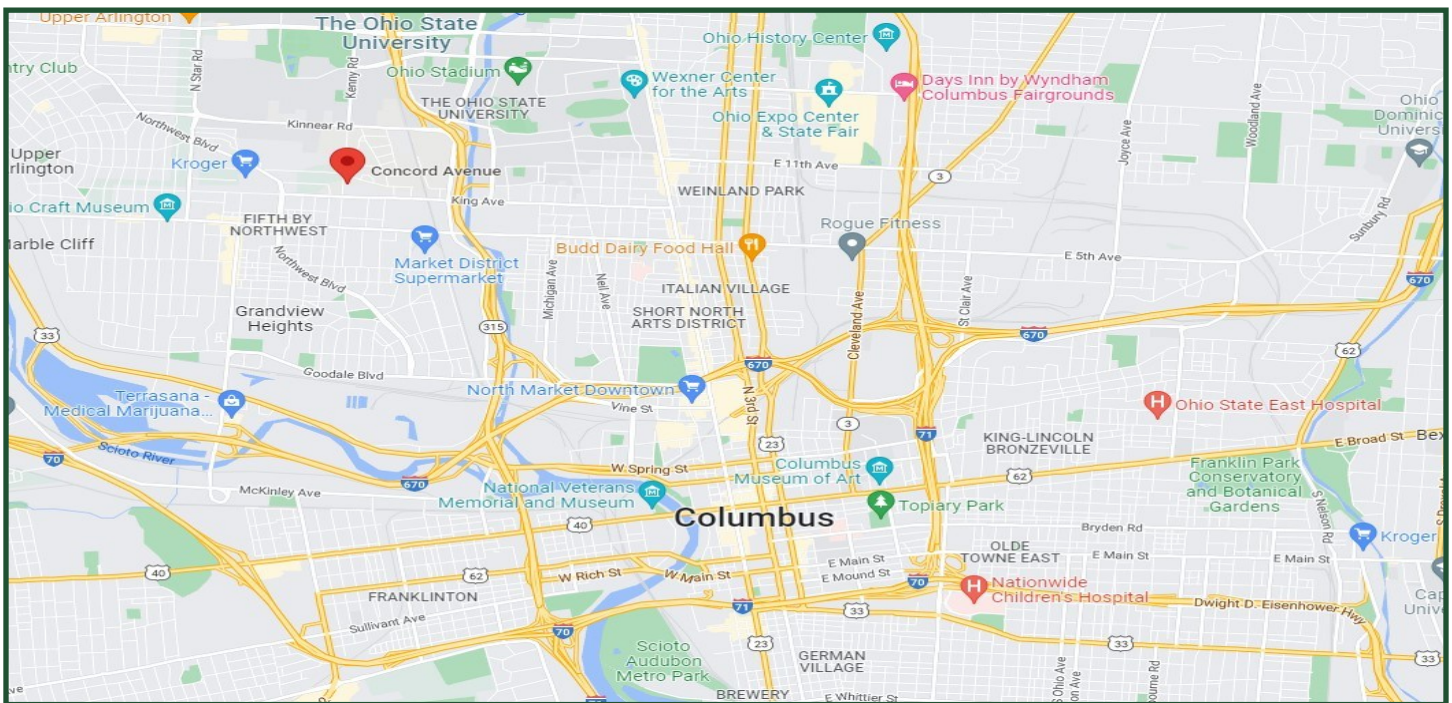
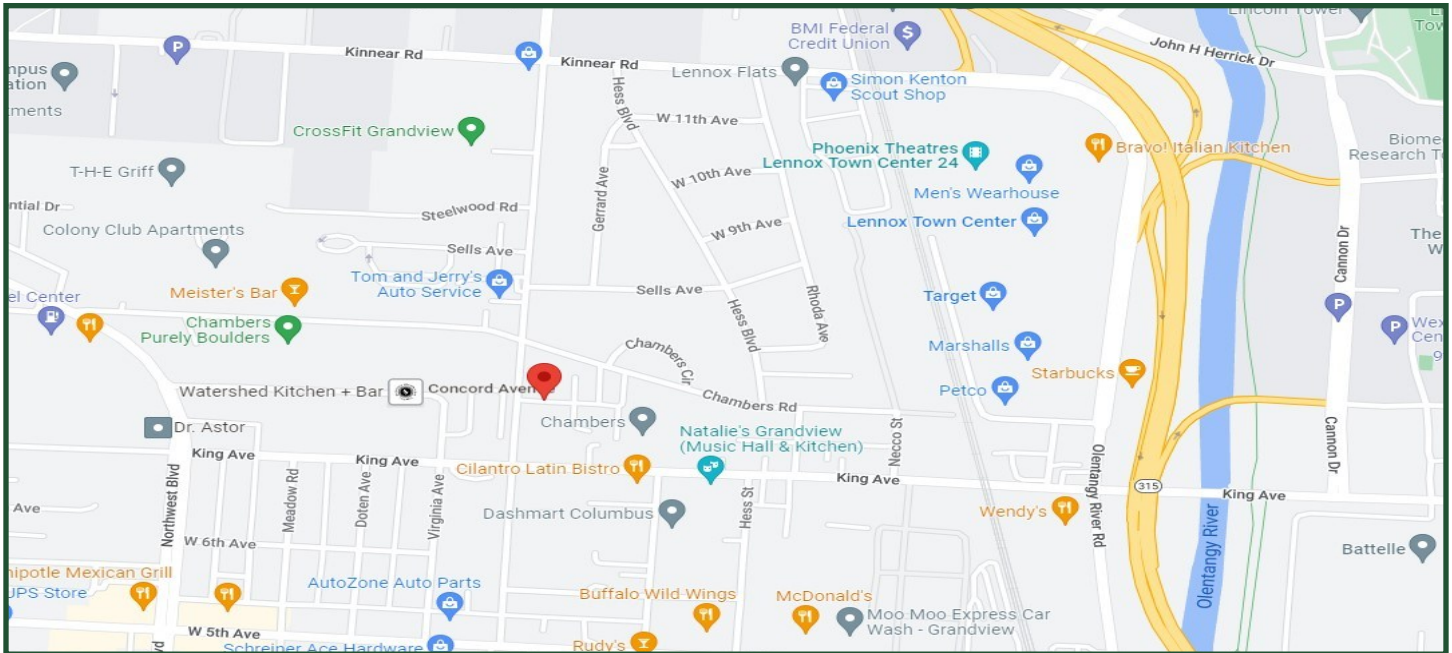
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Map View

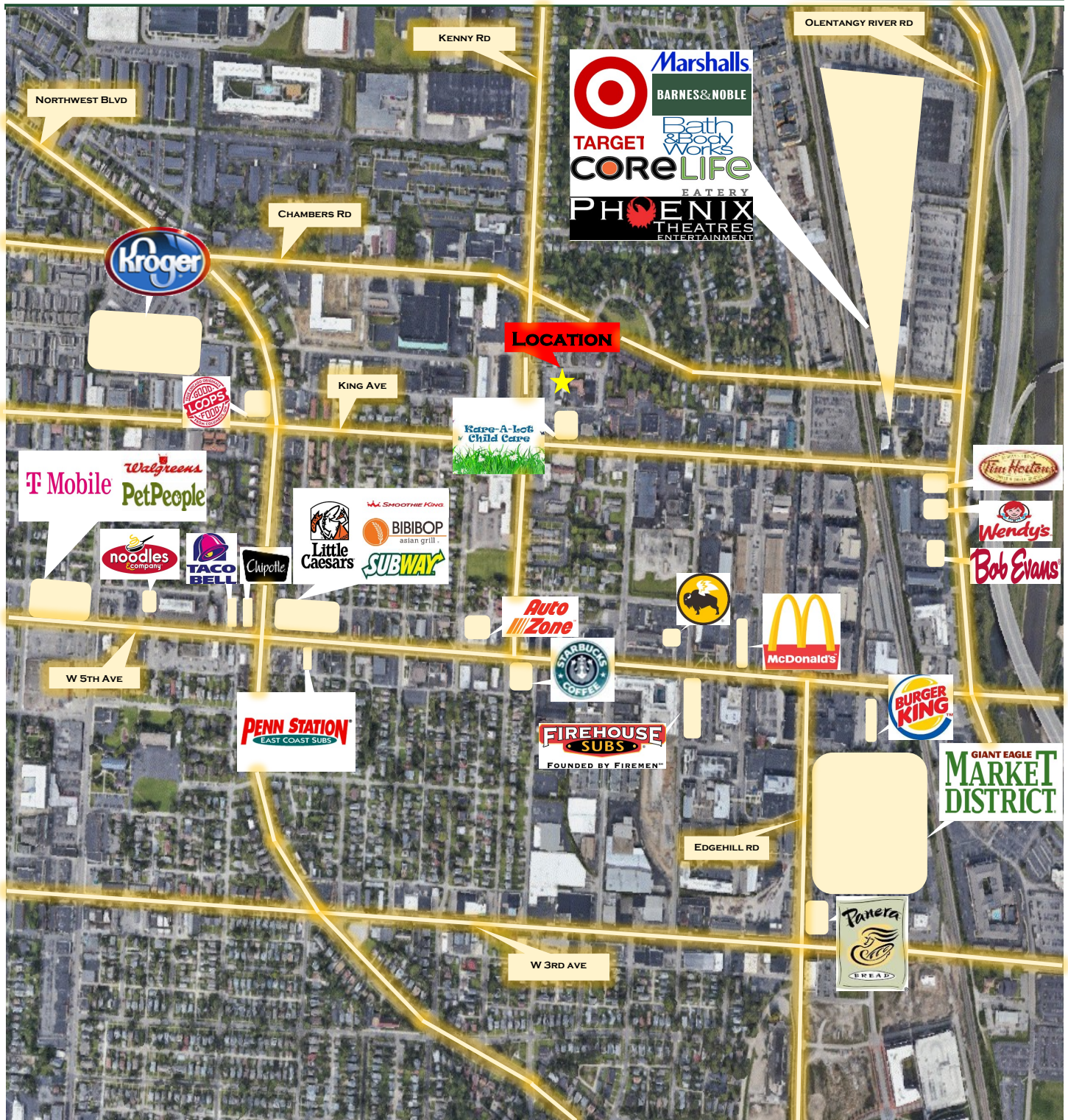


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TRAFFIC COUNT

Street	Avg Daily Volume
Kenny Road	9,310
King Avenue	14,293
Northwest Boulevard	7,635

SITE LOCATION



NEARBY MAJOR ROADS & HIGHWAYS



DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2020)		9,652	110,382	234,020
Households (2020)		8,858	53,485	109,072
Avg Household Income (2020)		\$54,863	\$52,424	\$51,922

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