

**FOR SALE**



**\$1,950,000**

## **0 E Williams Road, Columbus, Ohio 43207**

### ***Buildable Land For Sale in Columbus, Ohio***

- +/- 8.61 Acres of Vacant Unplotted Land For Sale
- Future Potential Zoning could be: Manufacturing or Limited Manufacturing (L-M) As current neighbors have M-1 and L-M.
- These zoning types could potentially allow: Warehousing, Storage Yards, Lumber Yards, Transportation Uses, Truck Terminals, Laboratories, Assemblage, Manufacturing, Production and Repair Facilities

\*Agent is related to owner\*



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## Property Information

### LEGAL

Legal Property Description:	<b>Vacant Undeveloped Land</b>
Price:	<b>\$1,950,000</b>
Parcel Number:	<b>530-219211-00</b>
Occupancy:	<b>0%</b>

### LAND

Land Acreage:	<b>+/- 8.61</b>
Current Zoning:	<b>Residential Land</b>
Jurisdiction:	<b>Groveport Madison</b>

### STRUCTURAL

Building Square Footage:	<b>None</b>
Unit Square Footage:	<b>None</b>
Floors Above Ground:	<b>None</b>
Year Built:	<b>None</b>

### ADDITIONAL INFO

Future Zoning Possibilities:	<b>L-M or M-1</b>
Lot Specifics:	<b>Large Parcel with High Potential</b>
Parcel Benefits:	<b>Ease of Access and Amount of Acreage</b>
Fees and Associations:	<b>None</b>
Water/Sewer System:	<b>None</b>
Real Estate Taxes (2024):	<b>\$3,620</b>

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\*Line Drawings are Approximate

## Parcel View



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## Nearby Amenities

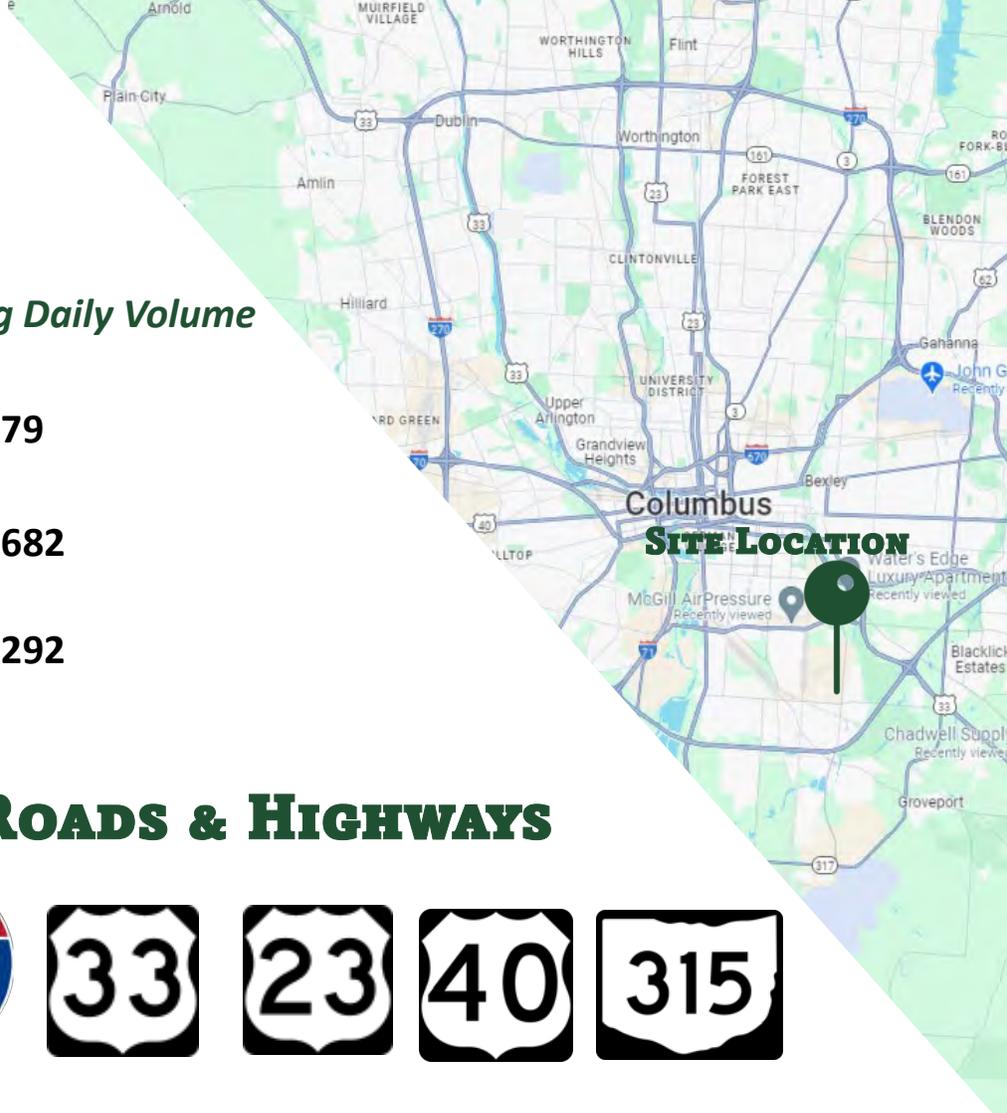


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# TRAFFIC COUNT

Street	Avg Daily Volume
E Williams Road	7,379
Alum Creek Drive	16,682
I-270	66,292



# NEARBY MAJOR ROADS & HIGHWAYS



# DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2020)		3,020	25,915	103,087
Households (2020)		3,834	14,014	52,396
Avg Household Income (2020)		\$56,690	\$46,900	\$45,381

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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

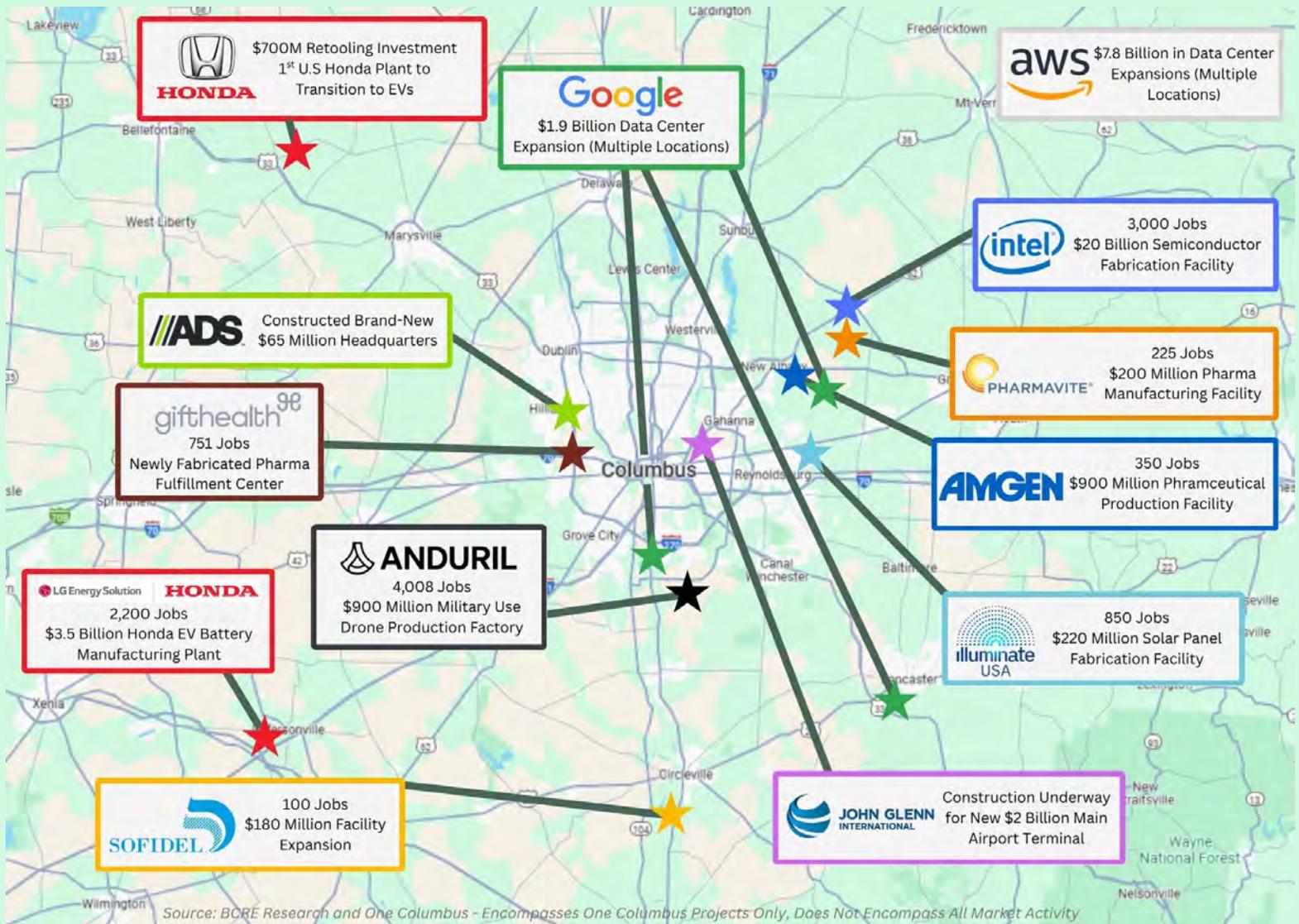
## Top Investors and Employers



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

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# NOTABLE PROJECTS COMING TO COLUMBUS (2025)



**129 NEW PROJECTS ANNOUNCED  
IN 3 YEARS**

**\$1.7 BILLION IN NEWLY  
GENERATED PAYROLL**

**18,200+ NEW JOBS COMING TO  
THE AREA**

**\$34 BILLION IN NEW CAPITAL  
INVESTMENTS**

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