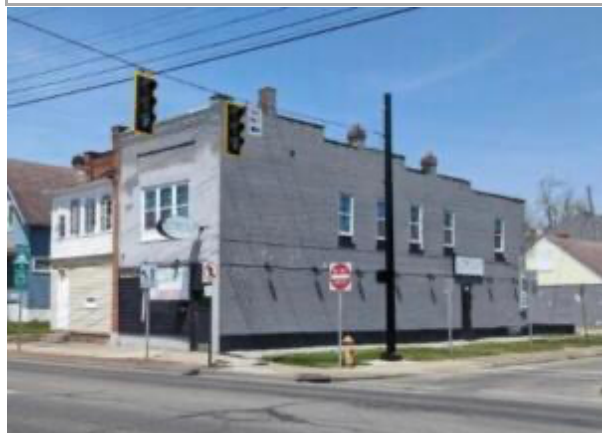


Customer Full Commercial-Multiple Use



List Number: 224035602 **Status:** Active **List Price:** \$1,100
Listing Service: **Original List Price:** \$1,500 **List Price Sqft:** \$0.55
VT:
Parcel #: 010-057017 **Previous Use:**
Use Code: **Tax District:** 010 **Zoning:**
For Sale: No **For Lease:** Yes **Exchange:** No
Occupancy Rate: **Mortgage Balance:**
Gross Income: **Assoc/Condo Fee:**
Total Op Expenses: **Addl Acc Cond:** None Known
NOI:
Tax Abatement: No **Abatement End Date:** **Tax Incentive:**
Taxes (Yrly): 2,901 **Tax Year:** 2023 **Possession:** Lease Signing
Assessment:

General Information

Address: 2142 Sullivant Avenue **Unit/Suite #:** **Zip Code:** 43223 **Tax District:** 010
Between Street: Midland & Whitethorne **City:** Columbus **Corp Limit:** Columbus
Complex: **County:** Franklin **Township:** None
Dist To Interchange: **Mult Parcels/Sch Dis:** **Near Interchange:**

Building Information

Total SqFt Available: 2,000 **Minimum Sqft Avail:** 2,000 **Max Cont Sqft Avail:** 2,000
Bldg Sq Ft: 4,208 **Acreage:** 0.15 **Lot Size:**
Floors AboveGround: 2 **# Units:** **Parking Ratio/1000:**
of Docks: 0 **# Drive-In Doors:** 0 **Total Parking:**
Year Built: 1900 **Year Remodeled:** **Bay Size:**
Traffic CountPerDay: **Ceiling Height Ft:**

Suite Number	SqFt	Date Avail	Suite #	Sqft	Date Avail
1: 2142	2,000	10/05/2024	3:		
2:			4:		

Financials

Lease Rate \$/Sq Ft: 1,500 **Term Desired:** 3-5 Years
Expenses Paid by L: **Will LL Remodel:**
T Reimburses L: Curr Yr Est \$/SF TRL: 0 **Finish Allow/SQFT \$:**
T Contracts Directly: **Pass Exp Over BaseYr:**
Curr Yr Est \$/SF TRL: 0 **Exp Stop \$:**
Curr Yr Est \$/SF LL:

Features

Heat Fuel: **Sewer:**
Heat Type: **Electric:**
Electric: **Misc Int & Ext Info:**
Services Available:
Construction:
Sprinkler:
Mult Use: Bank; Church; Entertainment; Office; Restaurant; Retail
New Financing: **MLS Primary PhotoSrc:** Realtor Provided

Property Description

Commercial unit available for rent for small business! It is great for many uses like church, store, restaurant, bar, daycare, office, carry out, bank, neighborhood gym, studio or other business like magazine shop, hooka / CBD dispensary, game store, storage or other! It has an area for a potentially enclosed patio in the back and has men's and women's restrooms, plus a small kitchen area and large bar. It has a dry basement too. The brick building has a lot of character and charm to it. Unit has been remodeled with new windows, paint, floors, ect. It is minutes from downtown and freeways. Opportunity for tenant to also buy building if they like it there. See MLS listing: 224013102.

Sold Info

Sold Date: **DOM:** 29 **SP:**
Concassns: **Sold Non-MLS:** No
Concession Comments: **SrAst:**

Sold Non-MLS: No
November 02, 2024

Prepared by: Andrew A Balalovski

Video and/or audio surveillance may be in use on this property. Information is deemed to be reliable, but is not guaranteed. © 2024 MLS and FBS. Prepared by Andrew A Balalovski on Saturday, November 02, 2024 6:41 PM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.

Photos for MLS # 224035602 2142 Sullivant Avenue, Columbus, OH 43223

\$1,100

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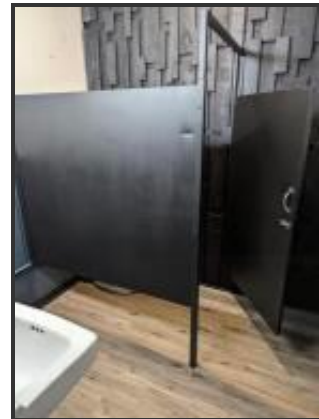
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3



MLS # 224035602

2142 Sullivant Avenue, Columbus, OH 43223

\$1,100

4



8



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MLS # 224035602

2142 Sullivant Avenue, Columbus, OH 43223

\$1,100

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