

# 50-52 S Main St

50-52 S Main St, London, OH 43140

**RED ONE** Presented by  
Red 1 Realty



**Price: \$799,900**

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Unique property located in the heart of London, OH. Retail space on the first floor that is leased thru August 2027. 3 Residential units on the second floor. Great cash flow opportunity @ a 10% CAP RATE. All units have brand new HVAC units and all new appliances, including a washer and dryer in each unit. Rent roll: Unit A (2 bed/2 bath) Rented for \$1,350 + \$100 water. Leased thru 9/22/2026. Unit B (3bed/2bath) Rented for \$1,550 + \$200 water. Leased through September 2026. Unit C (1 bed/1.5bath) Rented for \$1050/month + \$100 water. leased until July 2026. Retail unit on first floor is leased for \$2,560 with a 3% annual increase. Pays for its own water with separate water meter. Leased thru 8/2027.

## Taras Posykalyuk

[posykalyuktaras@gmail.com](mailto:posykalyuktaras@gmail.com)

(614) 585-9020

## Red 1 Realty

921 Eastwind Dr, Suite 102  
Westerville, OH 43081



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1CA\_5224



DJI\_0041

## Major Tenant Information

Tenant	SF Occupied	Lease Expired
Information & Referral	-	
Madison County Head Start	-	
Miami Valley Child Development Center	-	

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## Property Photos



1CA\_5203



1CA\_5215

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## Property Photos



1CA\_5197



1CA\_5200

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## Property Photos



1CA\_5206



1CA\_5227

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## Property Photos



DJI\_0050



DJI\_0047

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## Property Photos



1CA\_5129-Edit



1CA\_5134-Edit

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## Property Photos



1CA\_5137-Edit



1CA\_5141-Edit

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## Property Photos



1CA\_5146-Edit



1CA\_5149-Edit

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## Property Photos



1CA\_5153-Edit



1CA\_5155-Edit

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## Property Photos



1CA\_5161-Edit



1CA\_5166-Edit

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## Property Photos



1CA\_5170-Edit



1CA\_5172-Edit

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## Property Photos



1CA\_5177-Edit



1CA\_5185-Edit

# 50-52 S Main St

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## Property Photos



1CA\_5187-Edit

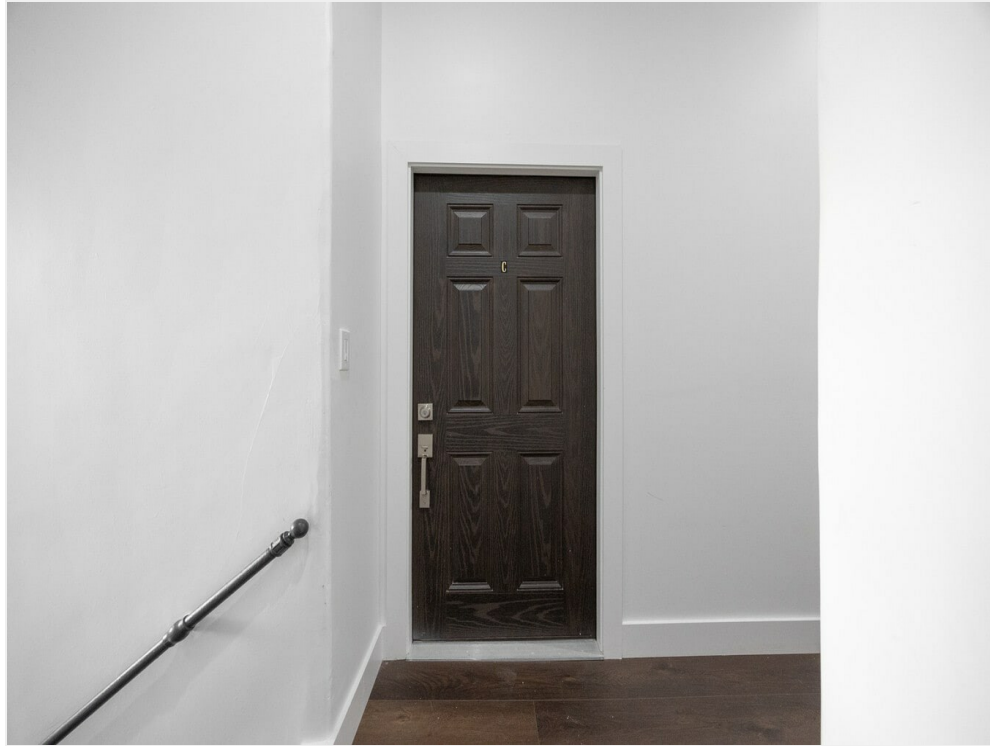


1CA\_5191-Edit

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## Property Photos



1CA\_5194



DJI\_0077

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## Property Photos



DJI\_0092



DJI\_0095

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## Property Photos



DJI\_0065

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## Location

