

LAND FOR SALE



## 1085 S HAMILTON ROAD

1085 SOUTH HAMILTON ROAD, COLUMBUS, OH 43227



FOR SALE

**KELLER WILLIAMS GREATER COLUMBUS**

1 Easton Oval #100  
Columbus, OH 43219



Each Office Independently Owned and Operated

**PRESENTED BY:**

**MARTHA HUNLEY**

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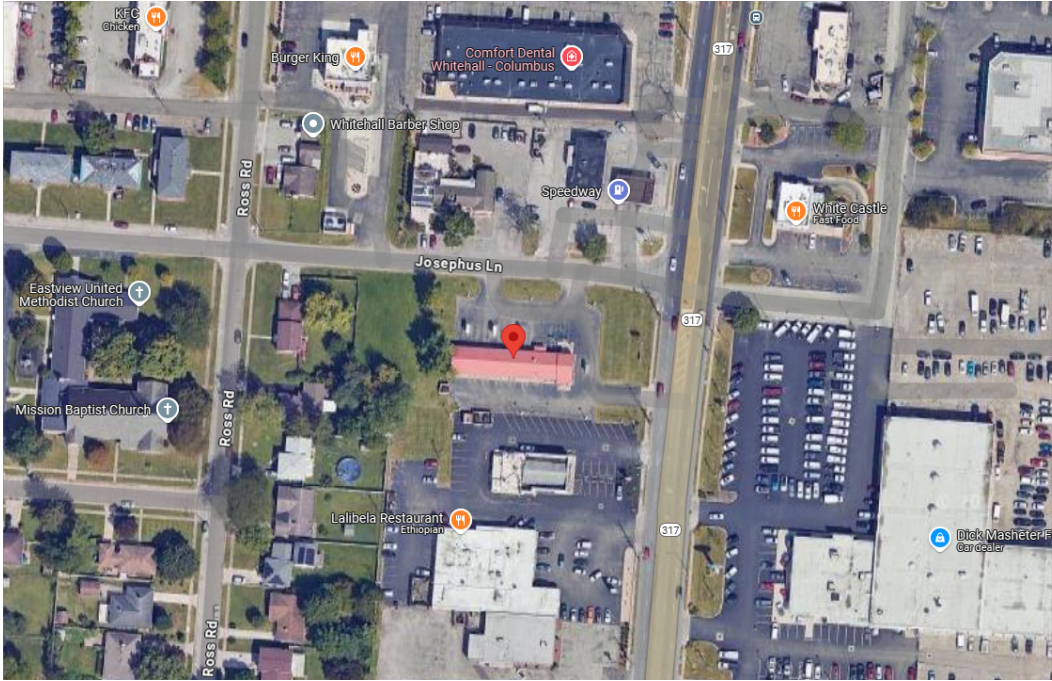
[martha@therealtygroup.us](mailto:martha@therealtygroup.us)

450518, OH

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# EXECUTIVE SUMMARY

1085 SOUTH HAMILTON ROAD



## OFFERING SUMMARY

PRICE:	\$449,900
LOT SIZE:	0.87 Acres
PERMITTED USES:	AUTOMOTIVE
APN:	090-008234-00 / 090-008235-00

## PROPERTY OVERVIEW

Unlock the potential redevelopment of this nearly 1-acre (0.88 acres) site located at the high-traffic intersection of Hamilton Road and Main Street. This prime location boasts exceptional visibility and walkability, making it ideal for a variety of commercial uses such as a modern car wash, retail store, or restaurant. Main St: 9762, Hamilton Rd: 9892. Don't miss this opportunity to establish a presence in a bustling area of Columbus. Contact us today to learn more or schedule a site visit!



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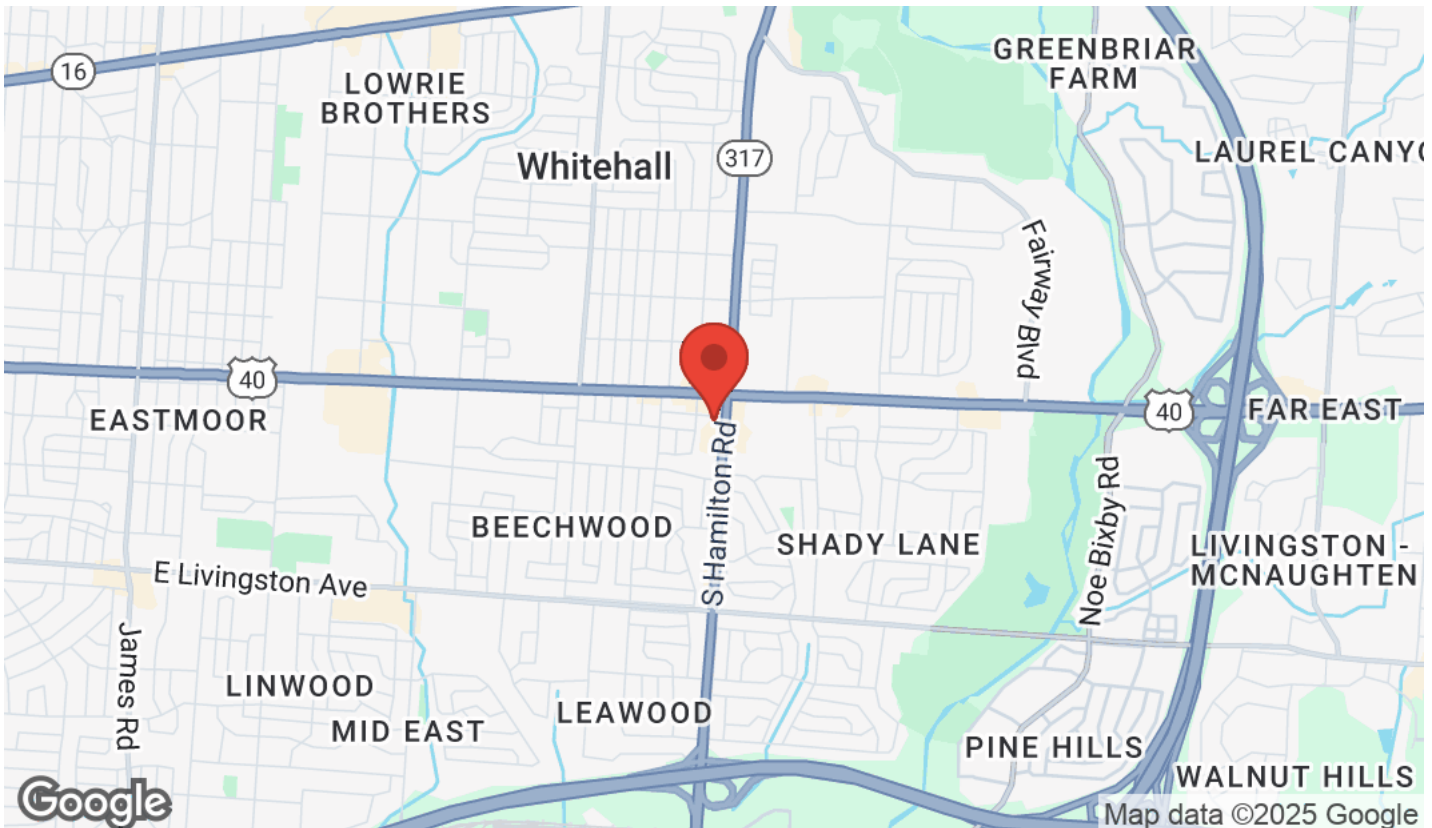
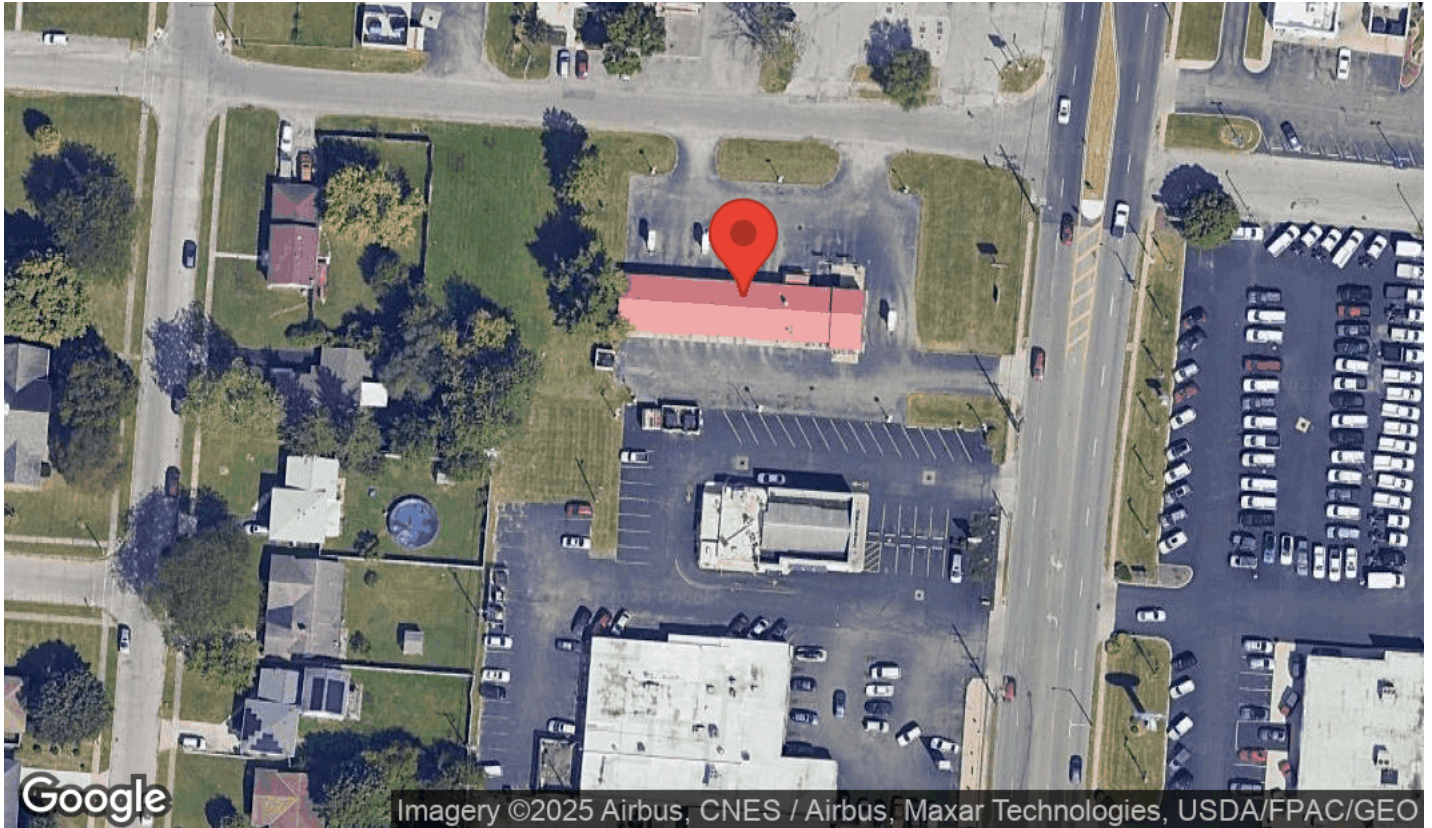
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## LOCATION MAPS

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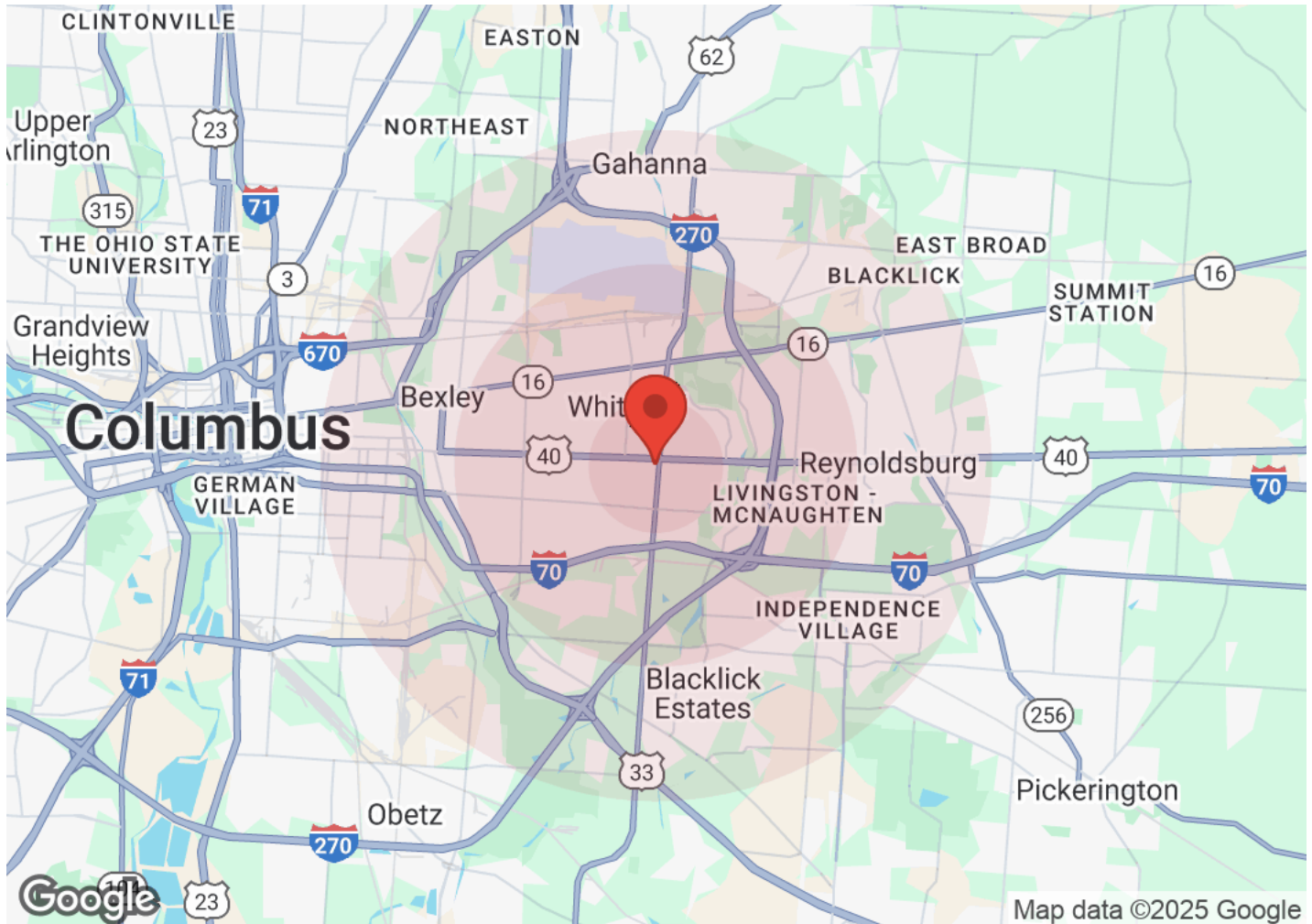


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# DEMOGRAPHICS

1085 SOUTH HAMILTON ROAD



Population	1 Mile	3 Miles	5 Miles	Income	1 Mile	3 Miles	5 Miles
Male	8,534	53,027	127,647	Median	\$52,782	\$54,619	\$59,977
Female	9,203	58,790	138,488	< \$15,000	848	5,610	11,410
Total Population	17,737	111,816	266,135	\$15,000-\$24,999	486	4,195	8,404
				\$25,000-\$34,999	933	5,296	10,542
				\$35,000-\$49,999	943	6,527	14,742
				\$50,000-\$74,999	1,467	8,569	19,323
				\$75,000-\$99,999	869	6,289	15,105
				\$100,000-\$149,999	722	5,723	16,387
				\$150,000-\$199,999	320	2,529	7,036
				> \$200,000	269	2,809	7,191
Age	1 Mile	3 Miles	5 Miles	Housing	1 Mile	3 Miles	5 Miles
Ages 0-14	3,775	23,234	55,220	Total Units	7,376	51,434	119,481
Ages 15-24	2,373	13,988	33,983	Occupied	6,859	47,546	110,141
Ages 25-54	7,197	45,890	110,655	Owner Occupied	3,480	19,749	51,069
Ages 55-64	2,033	12,492	28,925	Renter Occupied	3,379	27,797	59,072
Ages 65+	2,357	16,213	37,350	Vacant	517	3,888	9,340
Race	1 Mile	3 Miles	5 Miles				
White	6,068	39,069	104,751				
Black	8,203	55,718	121,624				
Am In/AK Nat	20	123	319				
Hawaiian	4	22	53				
Hispanic	2,442	10,533	20,067				
Asian	364	2,482	10,007				
Multi-Racial	591	3,612	8,809				
Other	48	268	506				

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