



Real Estate Services



FOR SALE!

7594 W STATE ROUTE 73
WILMINGTON, OH 45177



\$750,000

1.5 ACRES OFF OF I-71 AND SR-73

PROPERTY FEATURES:

- Potential Retail, Restaurant, Repair Shop
- 1,440 SF Building on 1.58 Acre Lot
- Canopy in place- perfect for auto repair and sales



- Commercial
- Investment
- CRE

Rodney Gibbs
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Fact Sheet

Price:	\$749,000
County:	Clinton
City:	Wilmington
Building Size:	1440 SF
Lot Size:	1.58 Acres
Year Built:	Renovated 2023
Zoning:	C-2, Please check with Clinton County for specific use
Parking Spaces:	Large Paved Lot
Roof:	Flat with Gravel
HVAC:	Yes
Electric:	1-Phase
Baths:	1
Taxes:	\$1,122.66

Property Description:

Are you looking for the perfect spot for your business in Clinton County, OH? Here's your opportunity! Seated in a prime location on OH-73 right off exit 45 from I-71. Zoned C-2 Check with Clinton County Zoning department for your specific use. Spanning approximately 1.5 acres, this property is tailored for those seeking access to thousands of potential customers each day! This property features a 1440 SF building equipped with generous retail or office space, utility room, and restroom.



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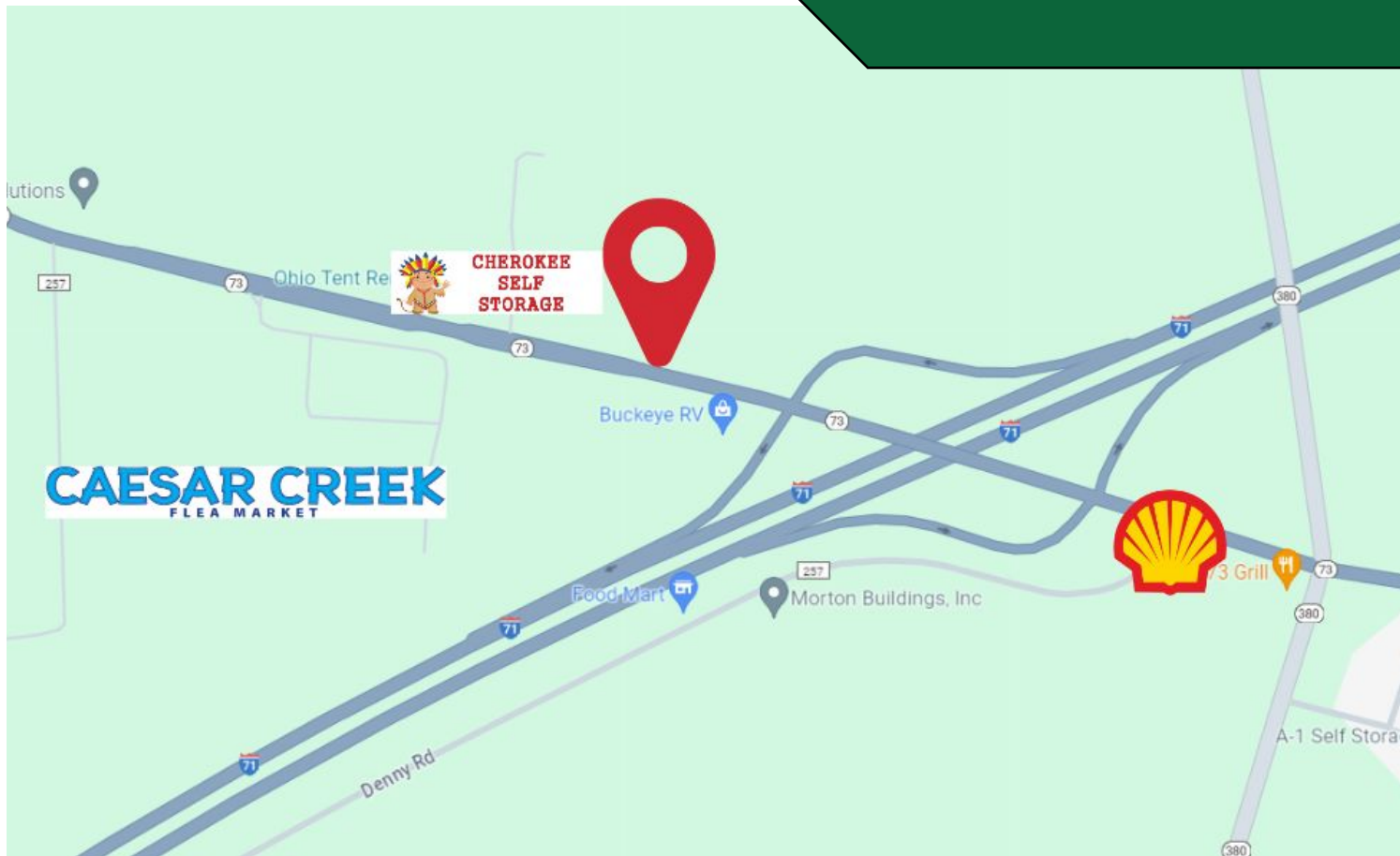




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NEARBY BUSINESSES



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