



1771-1773 W 5th Ave

Columbus, Ohio 43212

Property Features

- 6,194 SF Commercial Building
- Four Parcels Totaling 0.438 Acre
- Parcel Numbers: 010-036522, 010-53747, 010-062590, 010-063183
- Full Basement
- Commercial Kitchen Area on First Floor
- Zoned UGN-1
- Land Use 404: Retail / Apartments Over Walk-Up
- Located in the Northwest Columbus Market
- Prime Location Along W 5th Ave Corridor
- Close Proximity to Grandview Heights and The Ohio State University
- 35-40 Off-Street Parking Spaces

Sale Price: \$1,400,000



For more information:

John Mally

614 629 5254 • jmally@ohioequities.com

Andrew Green

614 629 5232 • agreen@ohioequities.com





AI-generated and for illustrative purposes only. Not a representation of the property's current condition.

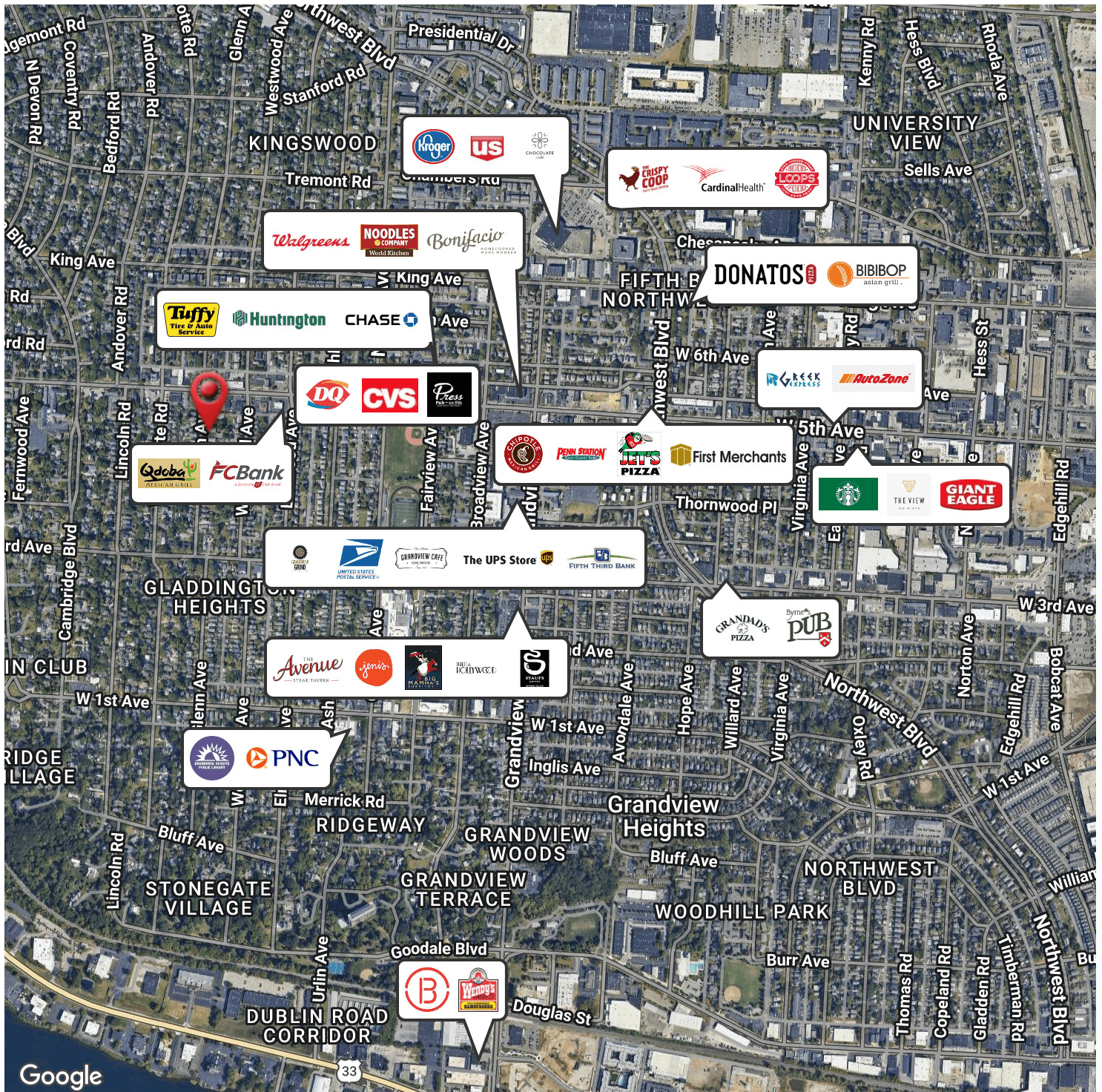


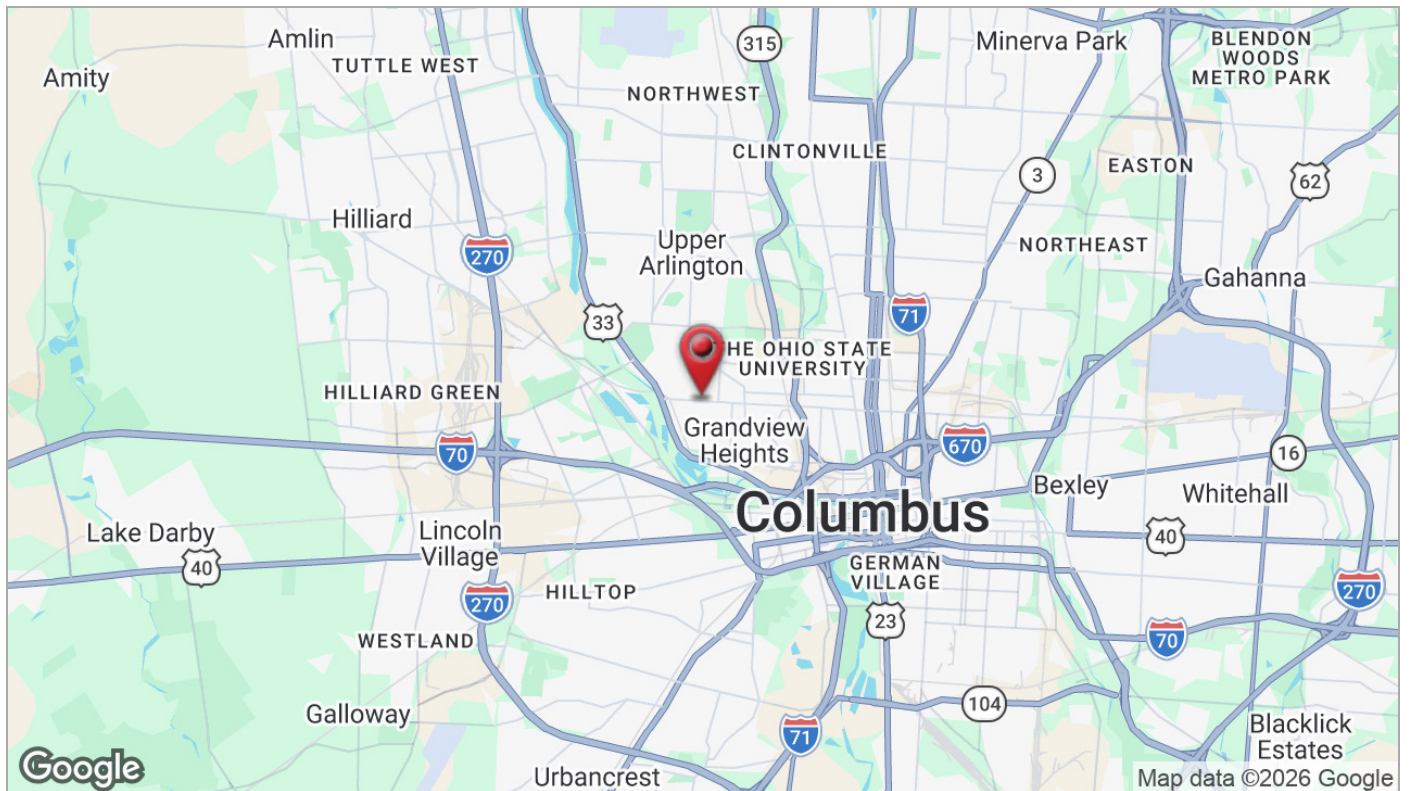
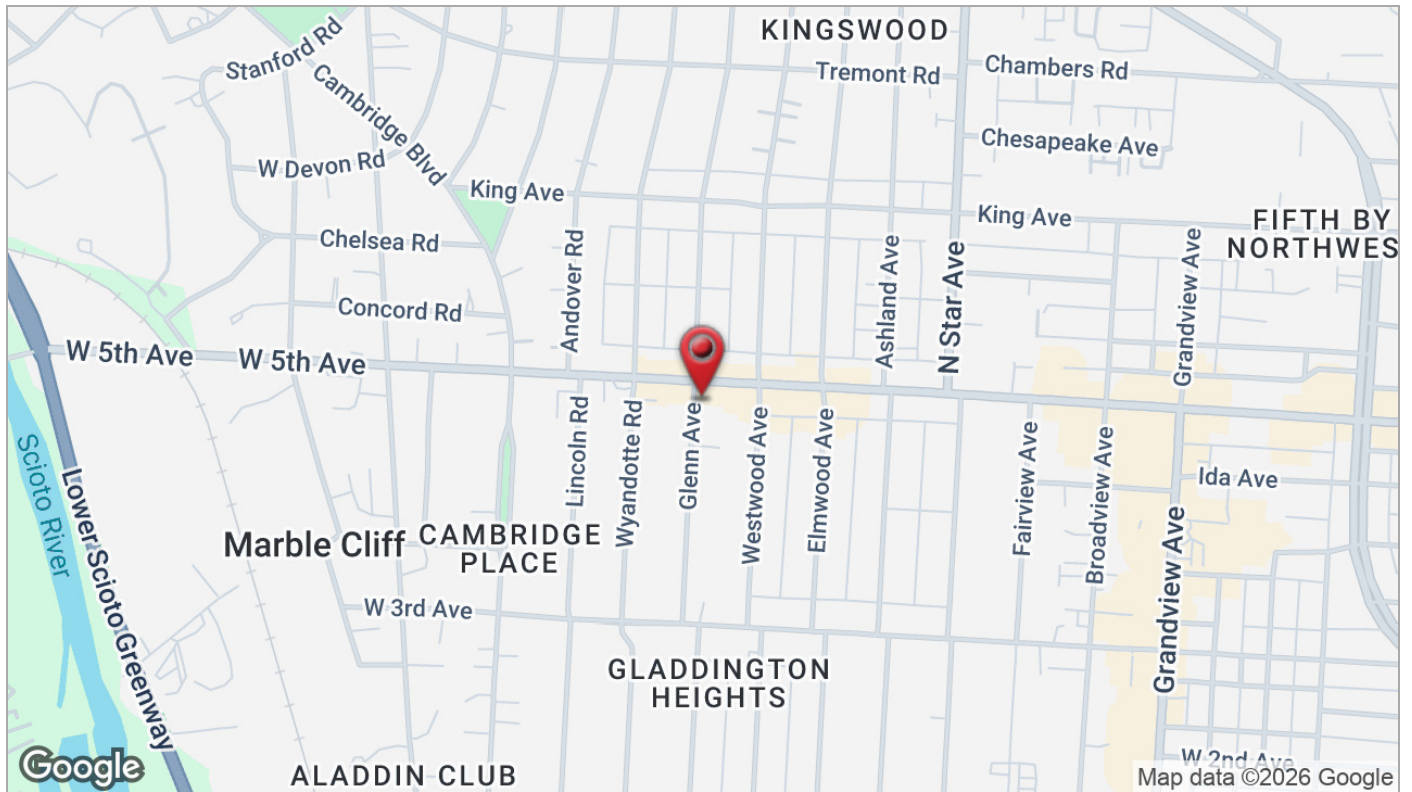
Current condition of the property.

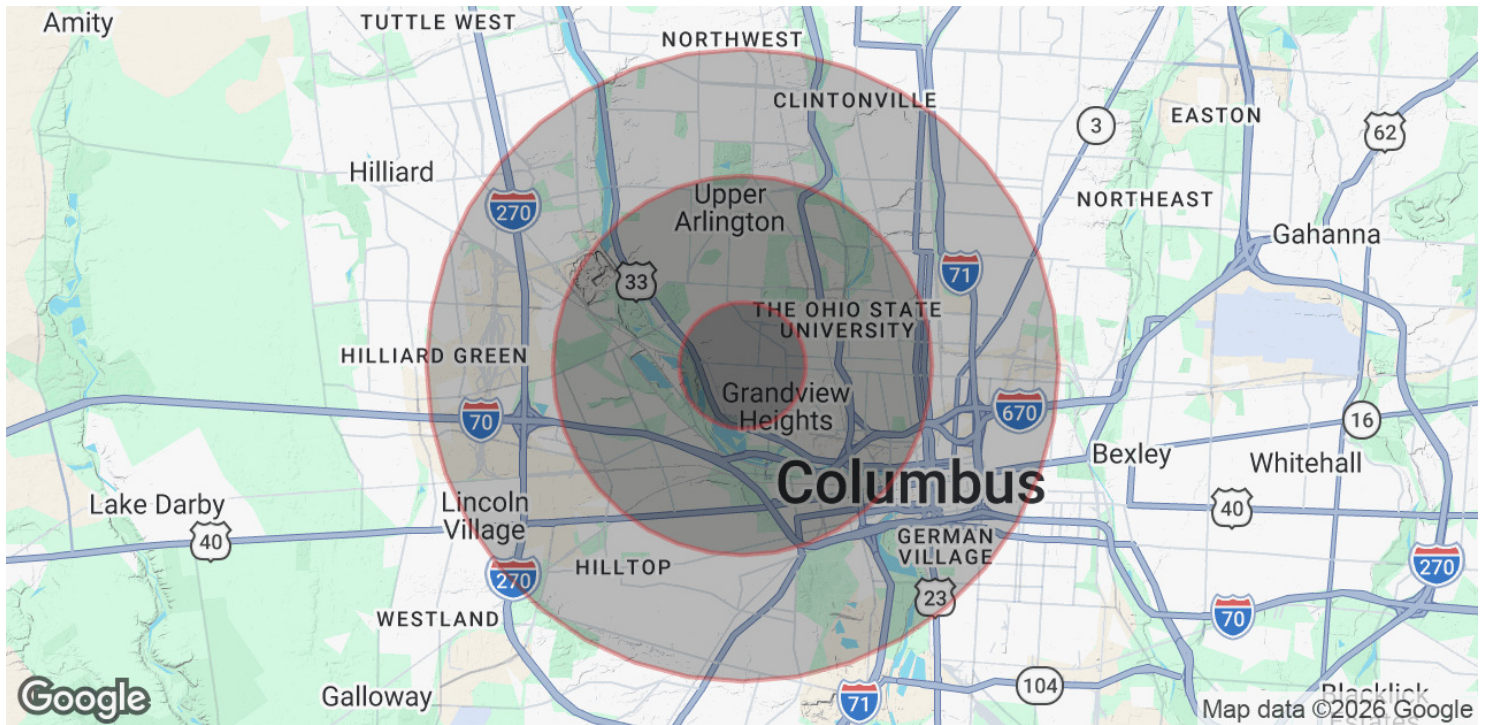
AI Rendering Disclaimer:

This material includes AI-modified images and/or conceptual renderings. Any improvements or features depicted, including elements generated or added by AI, are conceptual only, have not received zoning or use approval, and would be subject to applicable zoning, permitting, and use approvals at buyer/tenant's sole cost and expense.









POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	16,961	134,176	327,156
Average Age	37.7	31.5	33.8
Average Age (Male)	39.1	31.5	33.6
Average Age (Female)	36.9	31.6	34.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	8,982	56,451	141,161
# of Persons per HH	1.9	2.4	2.3
Average HH Income	\$144,347	\$108,101	\$100,583
Average House Value	\$597,735	\$434,221	\$349,423

2023 American Community Survey (ACS)