

FOR SALE
4200 sf retail/office building
2021 Main Street Eat, Oak Hill, WV 25901



This masonry, concrete, and steel building which was built for Shoe World in 1977 and has been in continuous use ever since is on the market for sale. Other uses since initial construction have been as an auto parts retail establishment and an electrical supply house. Skyline Electrical is now out of the building and it is for sale. The price is \$270,000 which is \$64.28 per square foot.

Originally, the shopping center that it is located in was a Kroger's and Heck's retail center. Kroger moved across the four-lane at a later date and Heck's went out of business. That store is now a tire center, and the former Kroger store is now a manufacturing facility for the rafting business.

The following is an aerial photograph showing the location compared to the US 19 four-lane highway:



The four-lane highway goes north through Fayetteville and Summersville and connects with Interstate 79 at Sutton. From there, 79 travels to Pittsburgh in Erie Pennsylvania. The four-lane highway goes south to Beckley where it connects with Interstate 64/77 which goes on to Richmond in the Tidewater area or Charlotte and Columbia.

Oak Hill is a viable town located on the central plateau in West Virginia and the elevation of the property is right at 1990 feet above sea level. Consequently, there is no threat of flooding whatsoever.

Oak Hill, West Virginia

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From Wikipedia, the free encyclopedia

For the community in Jackson County, see [Oak Hill, Jackson County, West Virginia](#).

Oak Hill is a city in [Fayette County, West Virginia](#), United States. The population was 8,179 at the [2020 census](#). It is part of the [Beckley metropolitan area](#).

Country singer [Hank Williams](#) died in Oak Hill on his way to a concert on January 1, 1953. The city is also home to the historic [Oak Hill Railroad Depot](#) which still stands today as an artisan shop. More recently, recreation has become a leading industry as the city neighbors the [New River Gorge National Park and Preserve](#).

History [\[edit\]](#)

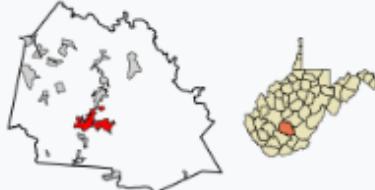
Oak Hill was settled in 1820.^[5] The community was so named on account of an oak tree at the elevated town site.^[6] It was incorporated as a town in 1905.^{[7][8]}

Oak Hill is the supposed place of death of [Hank Williams](#). According to his driver Charles Carr, they had stopped at a gas station in Oak Hill and found Williams dead in the backseat. On March 26, 2016, the city was honored with a historical marker to pay tribute to Williams' memory.^[9]

Geography [\[edit\]](#)

Oak Hill is located at 37°58'58"N 81°8'43"W (37.982775, -81.145334).^[10]

According to the [United States Census Bureau](#), the city has a total area of 4.89 square miles (12.67 km²), of which 4.88 square miles (12.64 km²) is land and 0.01 square miles (0.03 km²) is water.^[11]

Oak Hill, West Virginia	
City	
	
<p>Main Street (West Virginia Route 16) in downtown Oak Hill in 2007</p>	
	
Logo	
Motto: The Pride of the Plateau	
	
<p>Location of Oak Hill in Fayette County, West Virginia.</p>	
<p>Coordinates:  37°58'58"N 81°8'43"W</p>	
Country	United States
State	West Virginia
County	Fayette
Government <ul style="list-style-type: none"> • Mayor Charles H. Briscoe • City Manager Cris Meadows 	
Area^[1] <ul style="list-style-type: none"> • Total 9.63 sq mi (24.94 km²) • Land 9.61 sq mi (24.90 km²) • Water 0.015 sq mi (0.04 km²) 	
Elevation 2,014 ft (614 m)	
Population (2020)^[2] <ul style="list-style-type: none"> • Total 8,179 • Density 850.7/sq mi (328.5/km²) 	
Time zone UTC-5 (Eastern (EST))	
• Summer (DST) UTC-4 (EDT)	
ZIP code 25901	
Area code 304	
FIPS code 54-60028 ^[3]	
GNIS feature ID 1544297 ^[4]	
Website https://oakhillwv.gov	



The building is of solid masonry construction with a concrete floor and metal bar joists spanning the 50 feet of width. It has a rollup door on the side and a fenced area in the rear. As mentioned, it could easily be remodeled into an office for a multitude of different office uses or retail. At present, it is available with a reasonable period for possession-say 30 days after closing. There is plenty of parking in the shopping center.



The building could be expanded in the rear.

Here are pictures of the outside and inside of the building:



