

**FOR SALE**



**\$325,000**

## **1570 S High St, Columbus, OH 43207**

### ***Commercial Building For Sale on S High St.***

- Commercial building for sale with 5,973 +/- SF.
- Large open area with 20ft ceiling height, former theater/ church.
- Owner user opportunity.
- Just north of the Steelton Village Complex .
- Located between German Village and Hungarian Village.
- 2 restrooms located in the foyer and 2 in the rear of building.
- Offices and conference room upstairs.

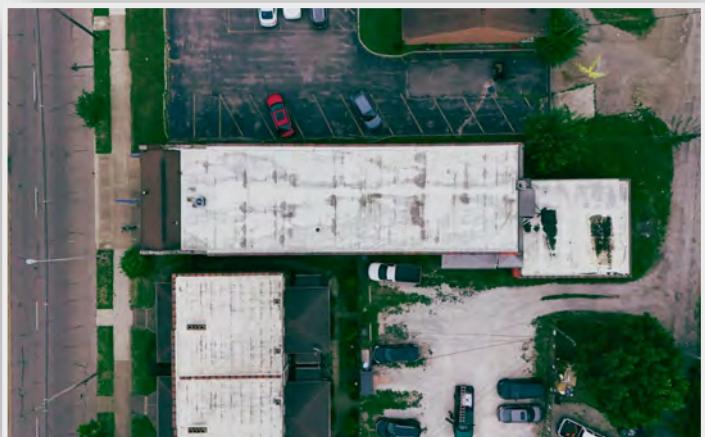


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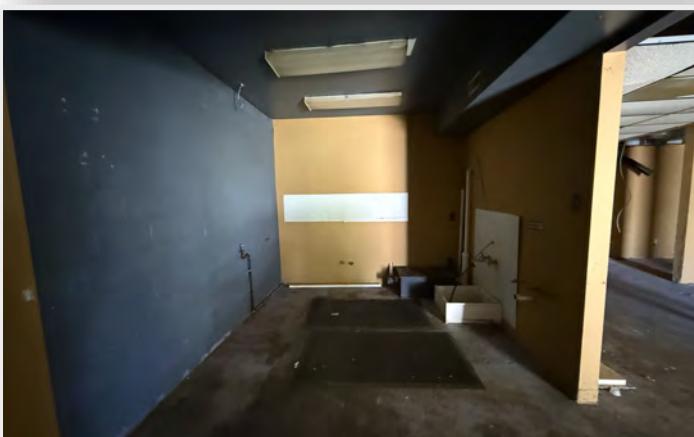
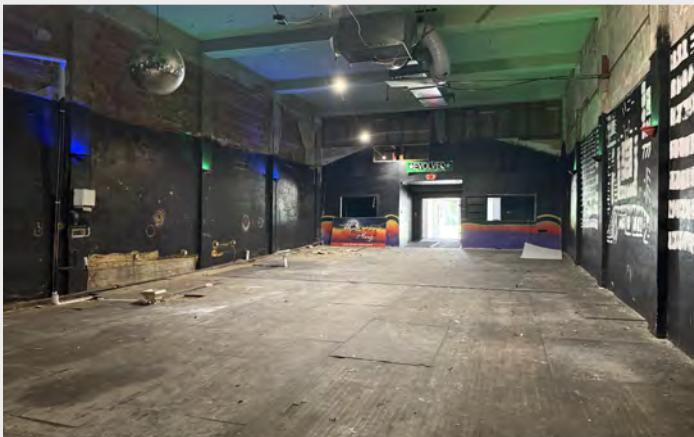
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## Property Information

### LEGAL

Legal Property Description:	<b>Commercial Building For Sale</b>
Price:	<b>\$325,000</b>
Parcel Number:	<b>010-030009-00</b>
Occupancy:	<b>0%</b>

### LAND

Land Acreage:	<b>±0.18 Acres</b>
Current Use:	<b>499—Other Comm. Structure</b>
Jurisdiction:	<b>Columbus City</b>

### STRUCTURAL

Building Square Footage:	<b>±4,827 Square Feet</b>
Unit Square Footage:	<b>±4,827 Square Feet</b>
Floors Above Ground:	<b>2</b>
Year Built:	<b>1923</b>

### ADDITIONAL INFO

Drive-in Doors:	<b>0</b>
Lot Specifics:	<b>Prime Frontage to High Traffic S High Street</b>
Parcel Benefits:	<b>Easy Access and Ample Parking</b>
Fees and Associations:	<b>N/A</b>
Water/Sewer System:	<b>Columbus City</b>
Real Estate Taxes (2024):	<b>\$7,014.76</b>

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## Parcel View



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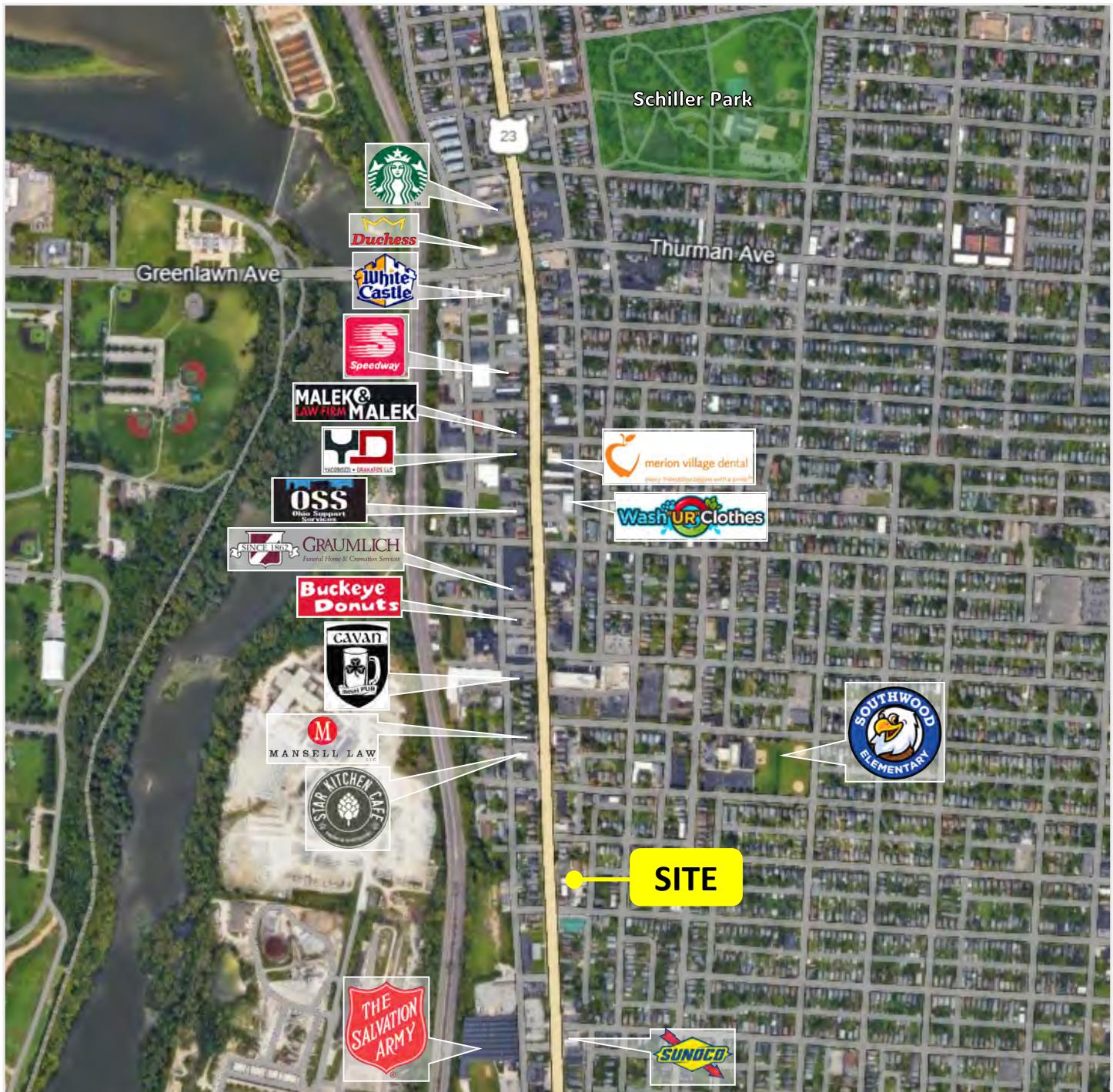
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## Nearby Amenities



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# TRAFFIC COUNTS AND AREA OVERVIEW

\*Line Drawings are Approximate



## 1570 S High St, Columbus, OH 43207

CLOSE PROXIMITY TO  
DOWNTOWN COLUMBUS

PRIME FRONTAGE AND EASY  
ACCESS FROM S HIGH STREET



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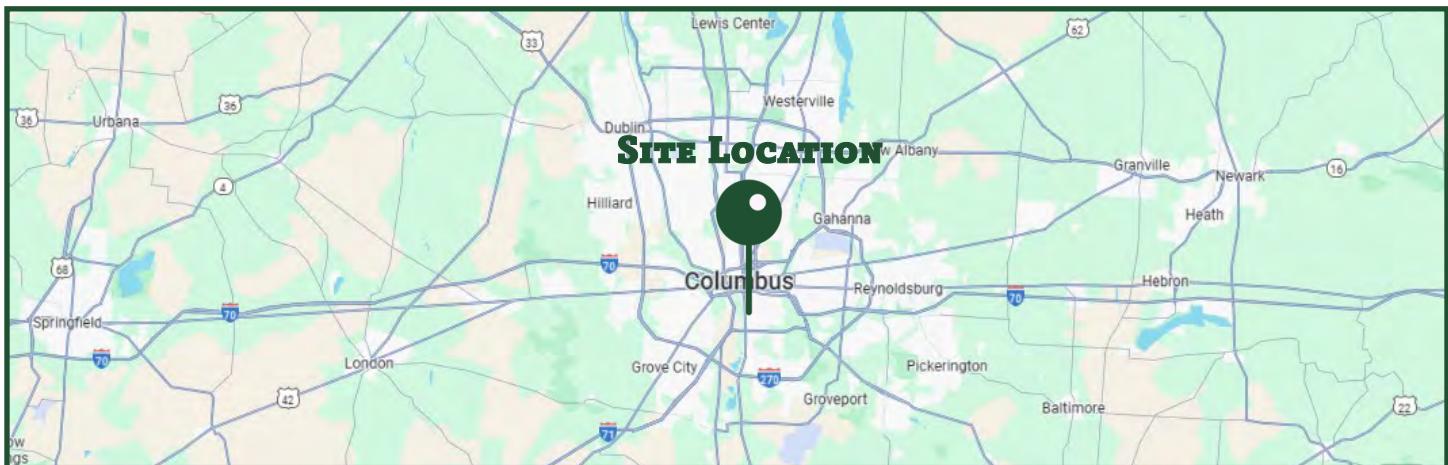
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## TRAFFIC OVERVIEW

Street	Avg Daily Volume
S High Street	25,303
W Woodrow Ave	1,317
Fourth Street	1,292

## DEMOGRAPHICS

	WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2024)	 <b>12,327</b>	<b>100,009</b>	<b>303,031</b>
Households (2024)	 <b>5,397</b>	<b>43,480</b>	<b>124,263</b>
Avg Household Income (2024)	 <b>\$75,240</b>	<b>\$68,014</b>	<b>\$72,195</b>

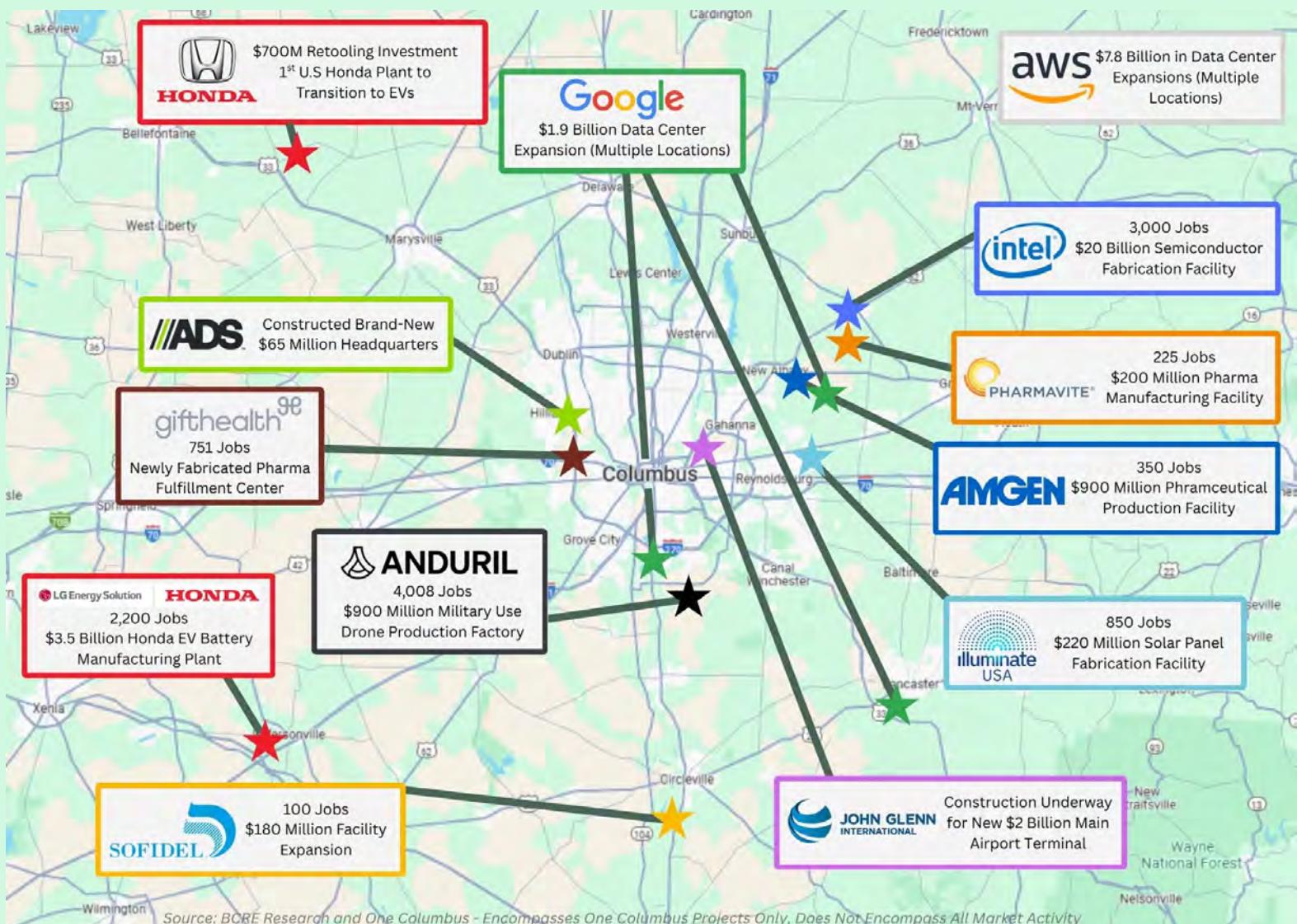
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# NOTABLE PROJECTS COMING TO COLUMBUS (2025)



**129 NEW PROJECTS ANNOUNCED  
IN 3 YEARS**

**\$1.7 BILLION IN NEWLY  
GENERATED PAYROLL**

**18,200+ NEW JOBS COMING TO  
THE AREA**

**\$34 BILLION IN NEW CAPITAL  
INVESTMENTS**

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This information is intended solely for the LIMITED use by the parties to consider whether to pursue an intent to offer or lease this property/business.

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The information provided has been gathered from sources that are deemed reliable, but the Owner does not warrant or represent or guarantee that the information is true or accurate. Again, you are advised to verify all information independently.

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