

For Sale



8.675 Acres

19.213 Acres

\$700,000 - Land-Only Parcel

\$975,000 - Parcel w/ House

9451 Crottinger Road, Plain City, OH 43064

2 Parcels For Sale in Plain City, Ohio

- 2 Parcels That Can Be Purchased Separately or Together with a Total Acreage of ± 27.88 Acres
- Perfect Opportunity to Build Your Own Dream Home
- Property Offers a Common Driveway Easement
- 72x54 Pole Barn, Great for Horses
- Easy Access to Route 42



Click Here to View Property Video

Valerie Tivin

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Questions? Contact Us:

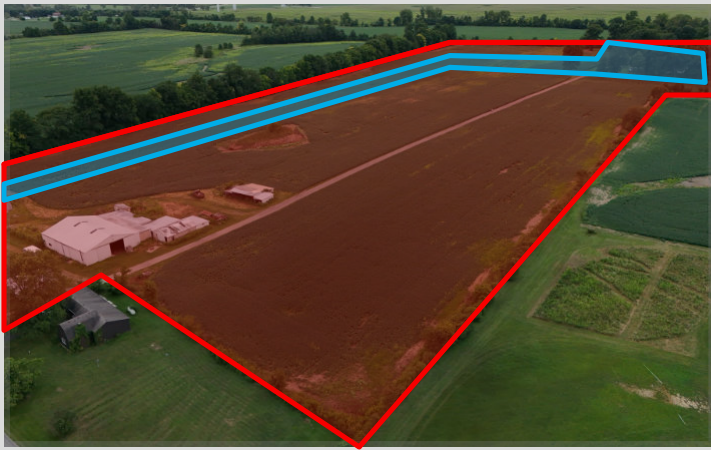
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Exterior Photos



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Additional Property Information (Both Parcels)

Legal Information

Legal Property Description	Residential Land For Sale
Price	\$1,675,000 (2 Parcels)
Parcel Number	15-0007011.0010/TBD on 8.675
Possession	Immediate

Land Information

Land Acreage	± 19.213/8.675 Acres
Parking Available	One Car Garage
Current Use	Agricultural With Buildings
Current Zoning	Residential
Jurisdiction and School District	Johnathan Alder LSD

Structural Information

Building Square Footage	±1,602 Square Feet
Units on Site	1
Floors Above Ground	2
Year Built	1973
Beds and Baths	3 Beds 2 Baths

Additional Information

Lot Specifics	Privacy Flag Shape Lot/Large Land Area
Parcel Benefits	72x54 Pole Barn
Fees and Associations	None
Water/Sewer System	Public Utilities on 19.213 Acres/ None on 8.675 Acres
Real Estate Taxes (2025)	\$5,026.12

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Parcel View



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Union Township Survey



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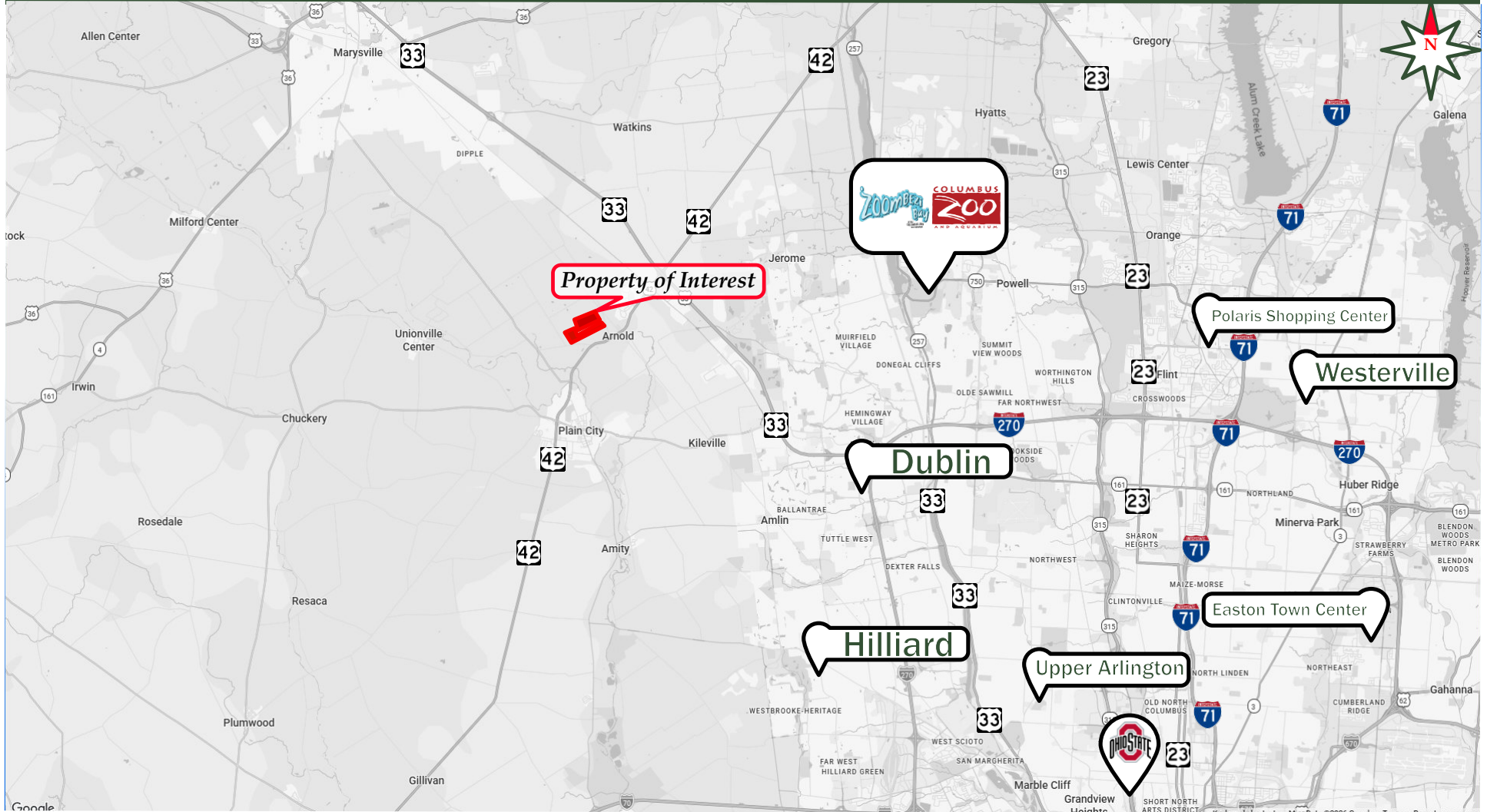


This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable. We have no reason to doubt its accuracy, but we do not guarantee it. *Line Drawings are Approximate*

4608 Sawmill Road, Columbus, Ohio 43220
www.BestCorporateRealEstate.com

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Nearby Amenities



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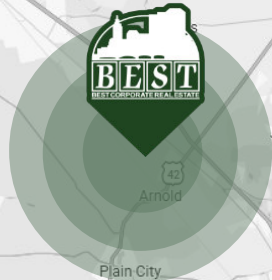
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3 Mile



6.39K



5.59K



\$144.97K

5 Mile



22.63K



20.85K



\$197.49K

Nearby Traffic

Plain City-Delaware Road $\pm 7,468$ VPD

Crottinger Road ± 590 VPD

Industrial Parkway $\pm 6,039$ VPD

Zip Code Demographics

Area Population
17,301

Area Households
6,462

Average Income
\$139,591

Major Nearby Interstates





Major Regional Employers

Area Overview

Plain City is a village nestled in Central Ohio that offers residents a serene retreat from city life while maintaining proximity to Columbus, the state capital. Situated in Madison and Union counties, it boasts picturesque countryside and a charming small-town atmosphere. The mission of the Village of Plain City is to govern with integrity and fiscal responsibility providing quality services and programs to promote prosperity, safety, and the well-being of it's citizens and community. Despite its rural ambiance, Plain City benefits from easy access to major interstates and highways, including I-270, I-71, I-70, US-33, and US-42, facilitating convenient travel routes throughout the Midwest. Being less than 40 minutes away from John Glenn Columbus International Airport (CMH) ensures accessibility to domestic and international flights, further enhancing its connectivity to the broader region.

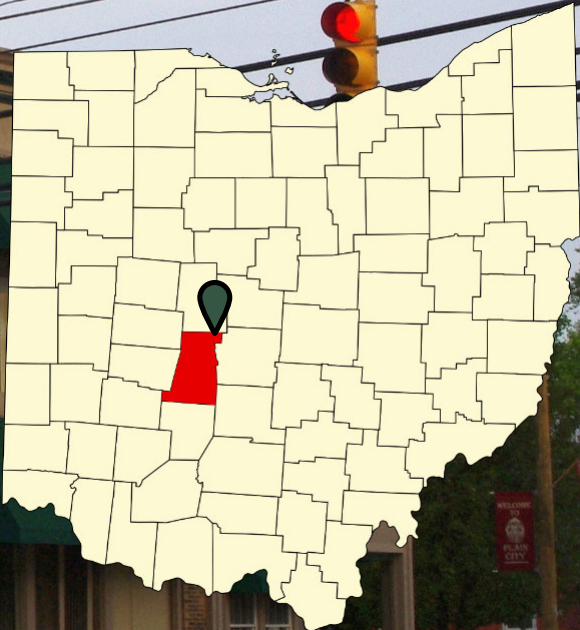


Photo: Downtown Plain City

Demographics

Area Population
4,065

Area Households
1,612

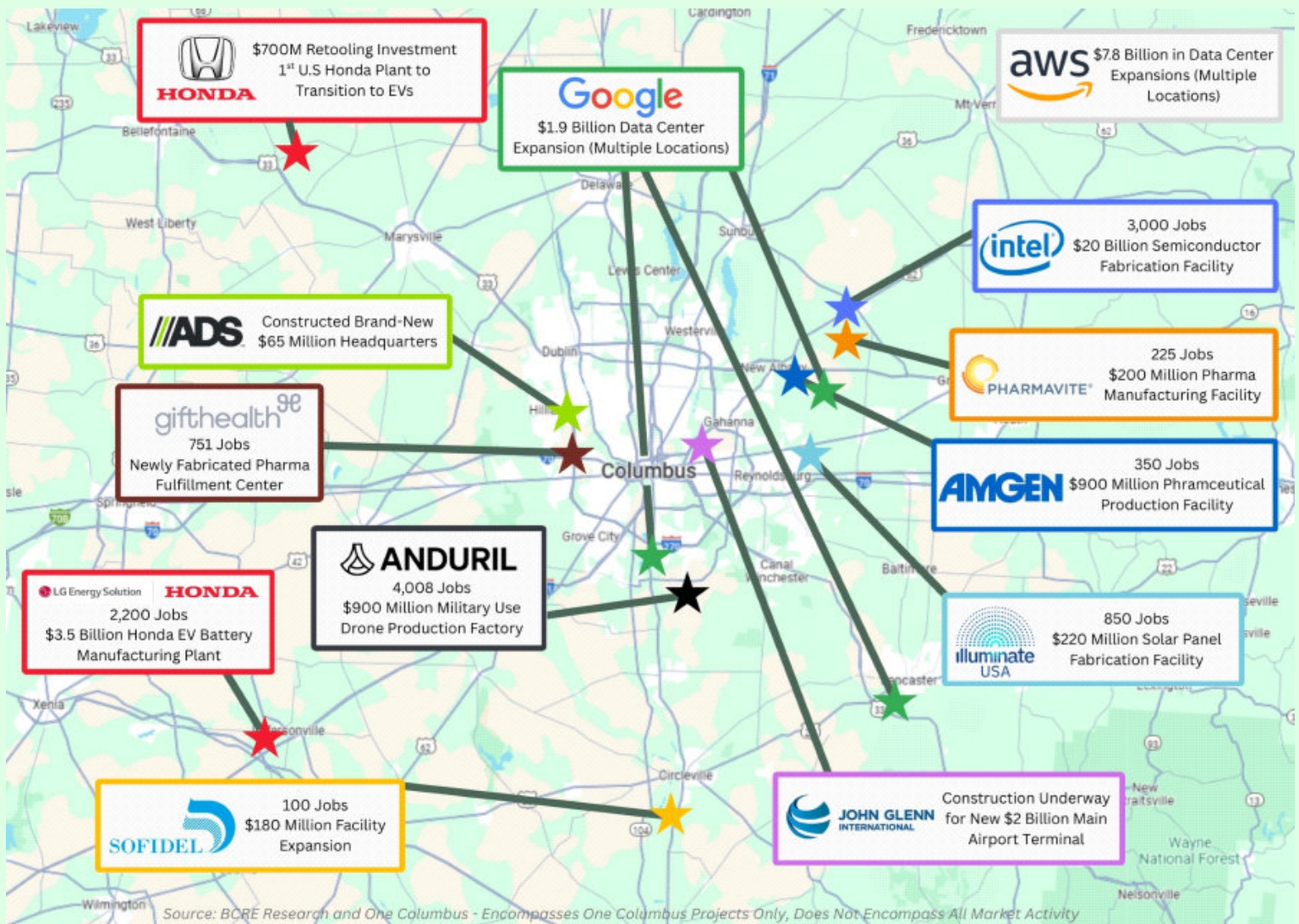
Average Income
\$117,972

Major Nearby Routes



Sources used: Wikipedia, www.plaincityohio.gov/,

NOTABLE PROJECTS COMING TO COLUMBUS (2026)



**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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