

FOR SALE



\$300,000

0 Houk Road, Delaware, OH 43015

Development Land for Sale in Delaware

- Approximately +/-2 acre lot
- Across from the new YMCA
- Zoned: Planned Mixed-Use Overlay District
- Excellent location for a daycare facility
- Parcel #: 419-22001025009

BEST CORPORATE REAL ESTATE
RANDY BEST CCIM, SIOR
4608 SAWMILL ROAD
COLUMBUS, OH 43220
WWW.BESTCORPORATEREALESTATE.COM
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Parcel View



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Parcel View 2



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Nearby Amenities

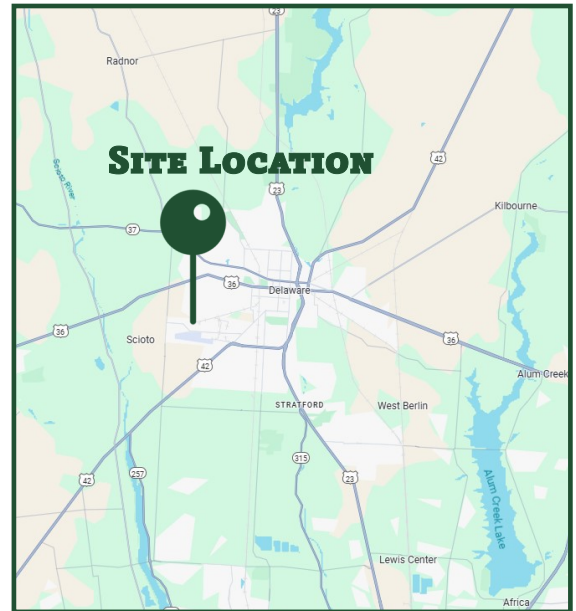


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TRAFFIC COUNT (2023)

Street	Avg Daily Volume
S Houk Rd - Diverston Way	4,300
Pittsburgh Dr - S Houk Rd	4,849
South Houk Road - Diverston Way	5,298



NEARBY MAJOR ROADS & HIGHWAYS



DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2023)		2,022	22,828	N/A
Households (2023)		2,663	12,933	23,926
Avg Household Income (2023)		\$54,687	\$65,574	\$68,060

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Prospective Purchaser may not interview the tenants, represent to the tenants that the Property is for sale, or represent to the tenants that the Prospective Purchase is buying the property without written consent from the Owner.

Disclaimer And Confidentiality Agreement - Continued -

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