

Prime Site



**1877 Kenny Road Grove Columbus, OH 43212
.76 acres zoned Commercial at traffic light**



Asking Price: \$1,750.000

**3.455 2 - story SF retail and 2,424 SF storage facility
SW Corner of Kinnear and Kenny Road
Signalized location with 2 access points**

1877 Kenny Road Columbus, OH 43212

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Property Information

Address: 1877 Kenny Road
City/State: Columbus, OH 43212
County: Franklin
Tax Parcel Number(s): 040-004280
<https://audr-apps.franklincountyohio.gov/redir/Link/Parcel/130-002621-00>
Township: Clinton
Calculated Acreage: .76 acres
Legal Acres: 1.023
Frontage/Depth: 197' X 154'
Zoning: LI – Limited Industrial

Total Square Feet: 3,455 square foot 2 story freestanding retail and 2,424 square foot storage facility
Lamar billboard sign lease on property

Asking Price: **\$1,750,000**

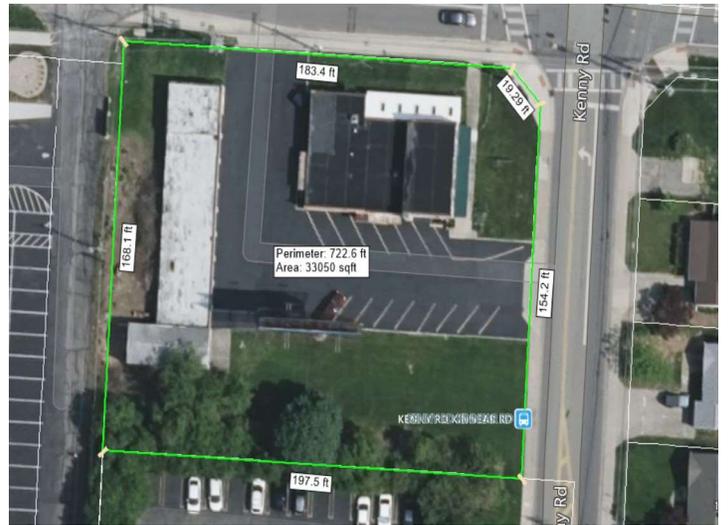
*****Please be discreet and do not disturb the ongoing business or employees*****

Fantastic redevelopment site at signalized intersection. 1877 Kenny Road Columbus, OH 43212. Home of 5th Avenue Florist for approximately 80 plus years. 3,455 SF freestanding retail building with partial 2nd story and full basement. 2,424 SF storage facility with 11 overhead drive-in doors. Legal acreage of 1.023 acres w/calculated acreage of .76 acres at signalized intersection just South of Ohio State University West Campus and Lane Ave. All utilities to site. Zoning is Limited Industrial District which provides for a broad range of industrial activities which are more intense than those permitted in the Restricted Industrial District. Outdoor storage, general warehouse-related truck traffic, service vehicles and equipment may occur in this district. Contact broker for full zoning text.



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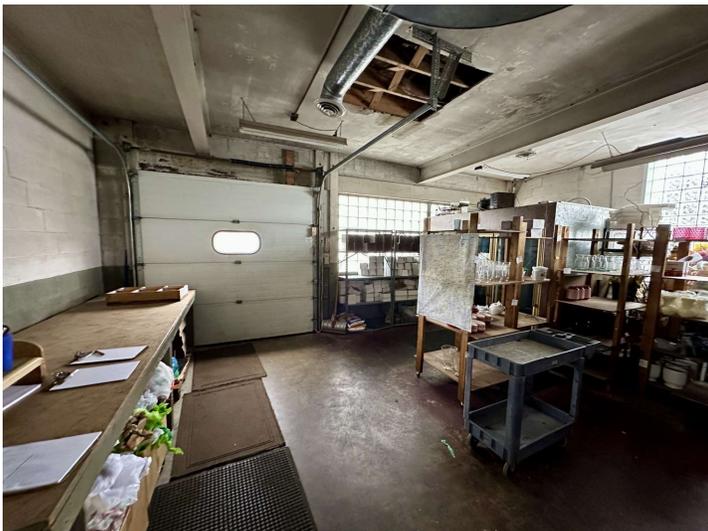
Property Photos



The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no investigation and makes no representation of the property.

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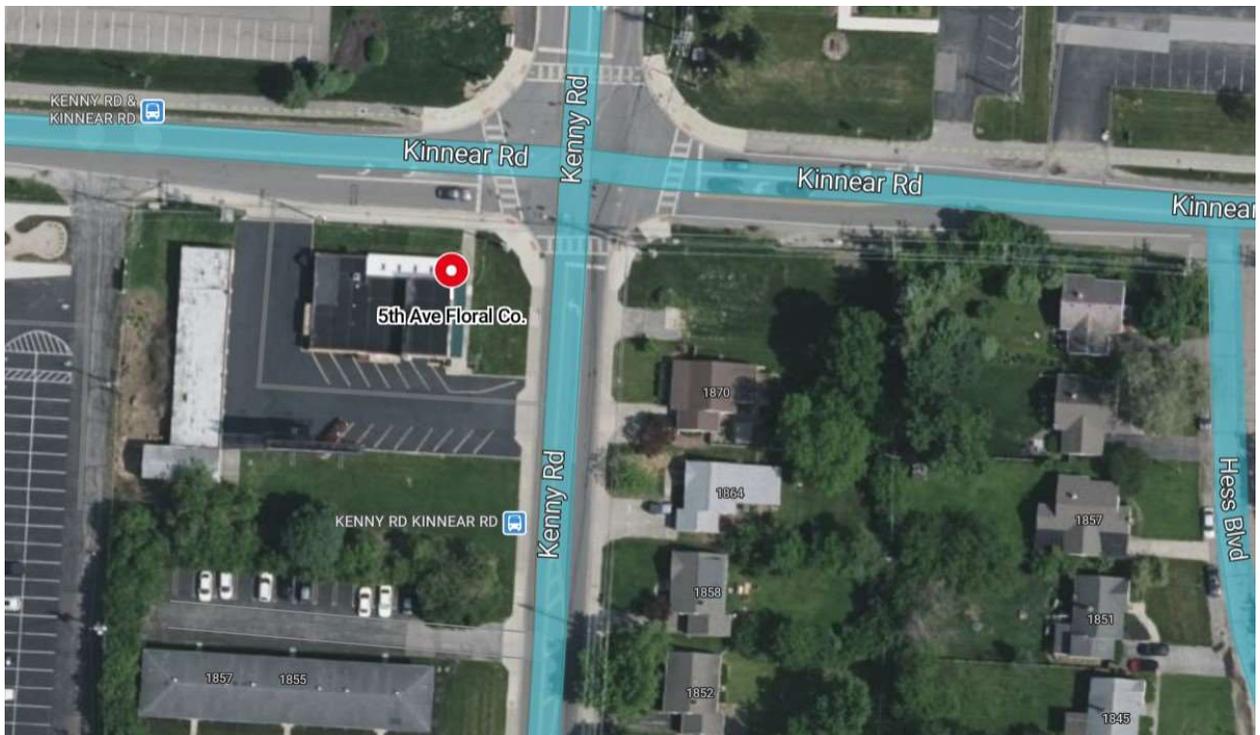
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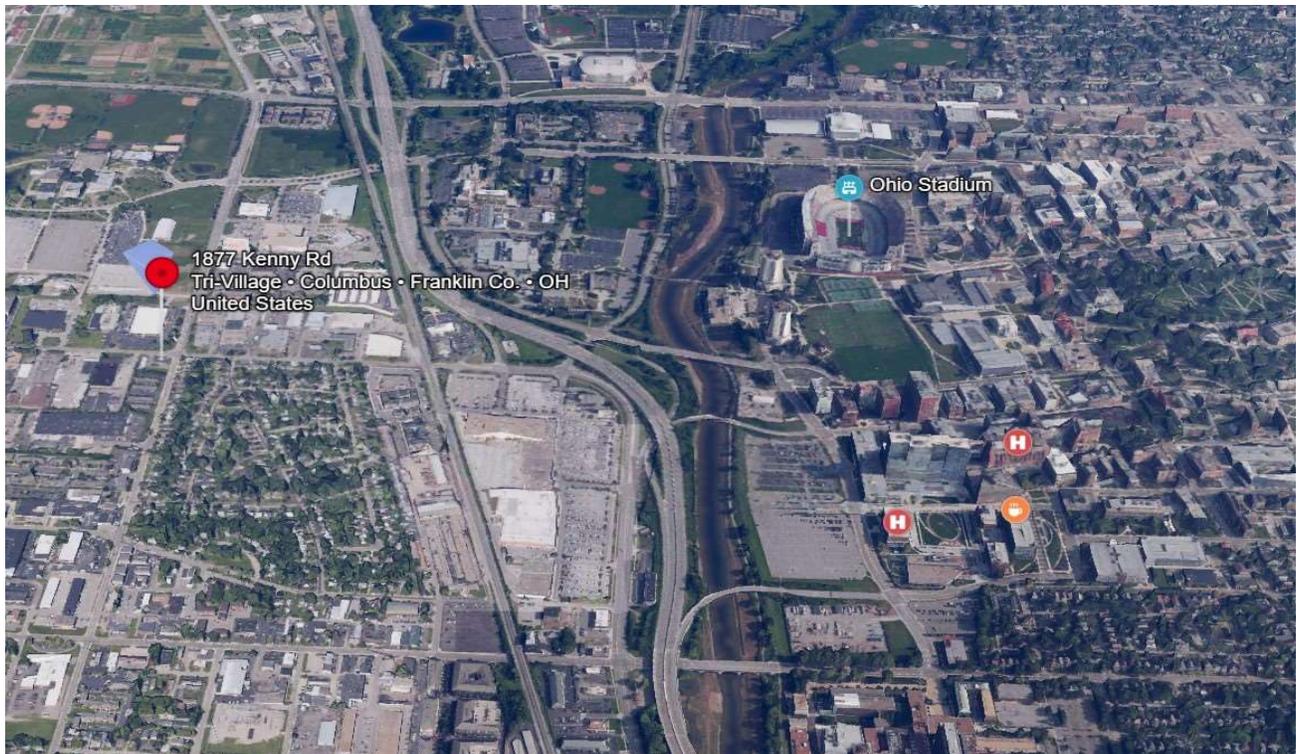
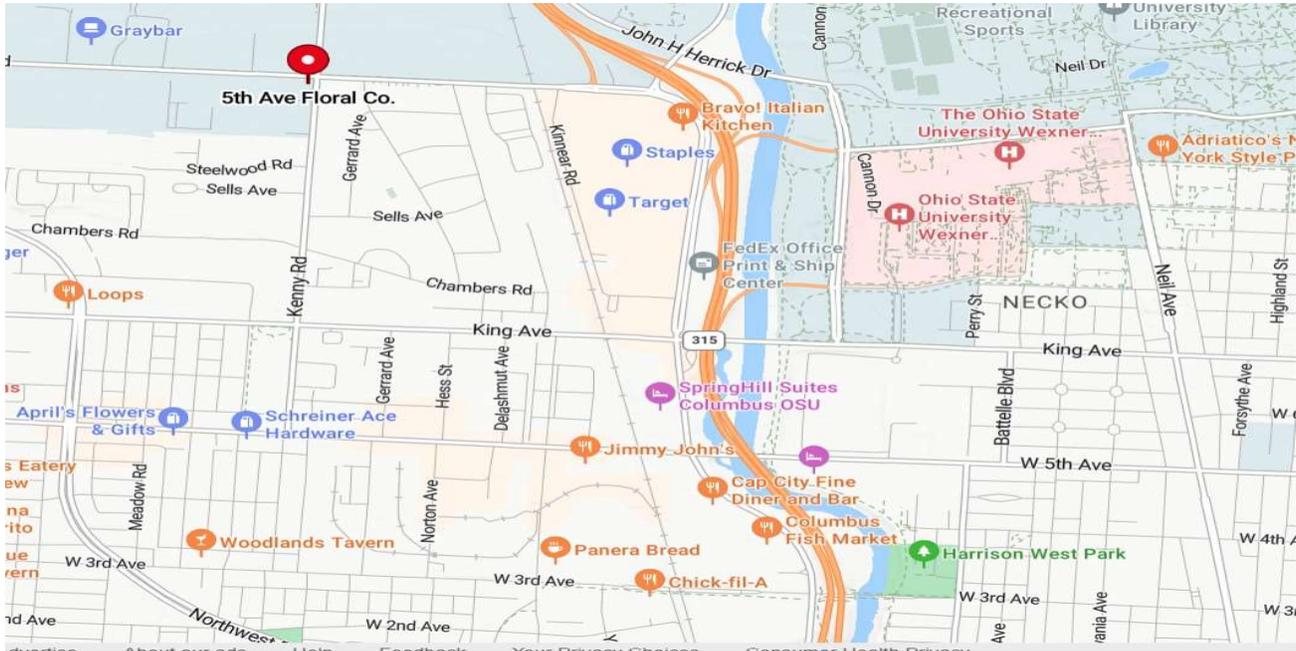
1877 Kenny Road Columbus, OH 43212

Aerial Maps



1877 Kenny Road Columbus, OH 43212

Maps



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Maps



Property Report

1877 Kenny Rd, Columbus, OH 43212

Traffic Counts



10,902
2024 Est. daily traffic counts

14,901
2024 Est. daily traffic counts

10,395
2024 Est. daily traffic counts

11,284
2021 Est. daily traffic counts

6,917
2024 Est. daily traffic counts

