

For Lease

763 Chestnut St.  
Nelsonville, OH 45764

**COLUMBUS**  
RETAIL TEAM

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**HIGHLY MOTIVATED LANDLORD**  
TENANT INCENTIVES AVAILABLE



# Property Summary



## Property Highlights

- 2,010 SF second-generation restaurant with drive-thru, available for lease
- Opportunity comes with a spacious parking lot and has a large pylon sign already in place
- Nearby retailers include Kroger Marketplace, Family Dollar, Peoples Bank, Sonic Drive-In, McDonalds, Domino's Pizza, Unified Bank, Los Mariachis Restaurant, Subway, and Dollar General
- Property is located just minutes away from Ohio University and offers populations of over 70,000 people in a 15-mile radius

## Offering Summary

Lease Rate:	Negotiable
Available SF:	2,010 SF
Building Size:	2,010 SF
County:	Athens

Demographics	5 Miles	10 Miles	15 Miles
Total Households	3,226	12,235	29,161
Total Population	7,625	29,108	72,767
Average HH Income	\$66,094	\$74,280	\$72,767

Additional Photos



# Retailer Map





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