


<b>Customer Full</b>	<b>Commercial-Multiple Use</b>		
	<b>List Number:</b> 224013102	<b>Status:</b> Active	<b>List Price:</b> \$399,900
		<b>Listing Service:</b>	<b>List Price Sqft:</b> \$95.03
		<b>Original List Price:</b> \$399,900	<b>VT:</b>
	<b>Parcel #:</b> 010-057017		<b>Previous Use:</b>
	<b>Use Code:</b>	<b>Tax District:</b> 010	<b>Zoning:</b>
	<b>For Sale:</b> Yes	<b>For Lease:</b> No	<b>Exchange:</b> Yes
	<b>Occupancy Rate:</b>		<b>Mortgage Balance:</b>
	<b>Gross Income:</b> 0	<b>Assoc/Condo Fee:</b>	
	<b>Total Op Expenses:</b> 0	<b>Addl Acc Cond:</b> None Known	
	<b>NOI:</b> 0		
<b>Tax Abatement:</b> No	<b>Abatement End Date:</b>	<b>Tax Incentive:</b>	
<b>Taxes (Yrly):</b> 2,901	<b>Tax Year:</b> 2023	<b>Possession:</b> Closing	
<b>Assessment:</b>			

**General Information**

<b>Address:</b> 2144 Sullivant Avenue	<b>Unit/Suite #:</b>	<b>Zip Code:</b> 43223	<b>Tax District:</b> 010
<b>Between Street:</b> Midland & Whitethorne	<b>City:</b> Columbus	<b>Corp Limit:</b> Columbus	
<b>Complex:</b>	<b>County:</b> Franklin	<b>Township:</b> Franklin	
<b>Dist To Interchange:</b>	<b>Mult Parcels/Sch Dis:</b>	<b>Near Interchange:</b>	

**Building Information**

<b>Total SqFt Available:</b> 4,208	<b>Minimum Sqft Avail:</b> 4,208	<b>Max Cont Sqft Avail:</b> 4,208
<b>Bldg Sq Ft:</b> 4,208	<b>Acreage:</b> 0.15	<b>Lot Size:</b>
<b># Floors AboveGround:</b> 0	<b># Units:</b>	<b>Parking Ratio/1000:</b>
<b># of Docks:</b> 0	<b># Drive-In Doors:</b> 0	<b>Total Parking:</b>
<b>Year Built:</b> 1900	<b>Year Remodeled:</b> 2021	<b>Bay Size:</b>
<b>Traffic CountPerDay:</b>	<b>Ceiling Height Ft:</b>	

Suite Number	SqFt	Date Avail	Suite #	Sqft	Date Avail
1:			3:		
2:			4:		

**Financials**

<b>Lease Rate \$/Sq Ft:</b> 0	<b>Term Desired:</b>
<b>Expenses Paid by L:</b>	<b>Will LL Remodel:</b>
<b>T Reimburses L: Curr Yr Est \$/SF TRL:</b> 0	<b>Finish Allow/SQFT \$:</b>
<b>T Contracts Directly:</b>	<b>Pass Exp Over BaseYr:</b>
<b>Curr Yr Est \$/SF TRL:</b> 0	<b>Exp Stop \$:</b>
<b>Curr Yr Est \$/SF LL:</b>	

**Features**

<b>Heat Fuel:</b>	<b>Sewer:</b>
<b>Heat Type:</b>	<b>Electric:</b>
<b>Electric:</b>	<b>Misc Int &amp; Ext Info:</b>
<b>Services Available:</b>	
<b>Construction:</b>	
<b>Sprinkler:</b>	
<b>Mult Use:</b>	
<b>New Financing:</b>	<b>MLS Primary PhotoSrc:</b> Realtor Provided

**Property Description**

Brick, 3 unit property for sale! One unit is commercial and the other two are residential! Property has been remodeled with new windows, paint, floors, ect. You name it, it probably was changed. It is minutes from downtown and freeways. It comes with a large 2 car garage and large lot. Commercial unit is great for many uses and it has area for a patio in the back. The building also has a non-finished basement. This is a great investment for investor or could be an owner occupant opportunity where you collect rent from tenants. Make offer. Closing with Superior Title. Kara Snyder is the contact.

**Sold Info**

<b>Sold Date:</b>	<b>DOM:</b> 1	<b>SP:</b>
		<b>Sold Non-MLS:</b> No
	<b>Conccsns:</b>	<b>SrAst:</b>
	<b>Concession Comments:</b>	

**Sold Non-MLS:** No

**April 29, 2024**

**Prepared by:** Andrew A Balalovski

*Video and/or audio surveillance may be in use on this property. Information is deemed to be reliable, but is not guaranteed. © 2024 MLS and FBS. Prepared by Andrew A Balalovski on Monday, April 29, 2024 9:51 AM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.*

**Photos for MLS # 224013102 2144 Sullivant Avenue, Columbus, OH 43223**

**\$399,900**

**PXL\_20240427\_161423843**



**PXL\_20240427\_155712678**



**PXL\_20240427\_155727223**



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**PXL\_20240427\_155854315.MP**



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MLS # 224013102

2144 Sullivant Avenue, Columbus, OH 43223

\$399,900

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**PXL\_20240427\_160232329**



**PXL\_20240427\_160412048**



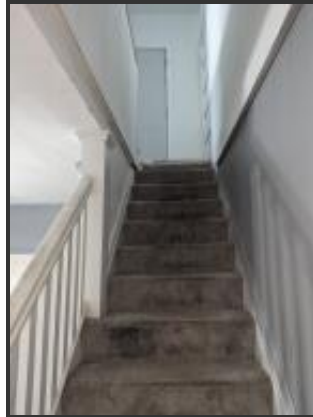
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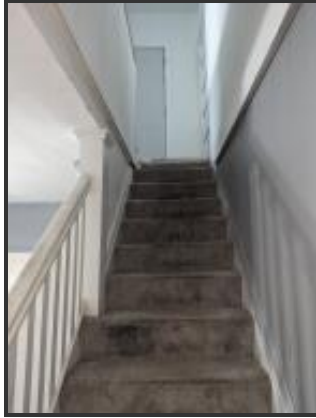
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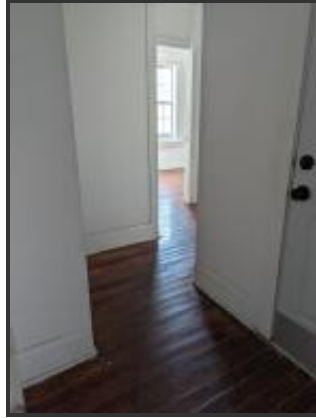
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**PXL 20240427 160702998**



**PXL 20240427 160712024**



**PXL 20240427 160738510**



**PXL 20240427 160747544**



**PXL\_20240427\_160750722**



**PXL\_20240427\_160806554**



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**PXL\_20240427\_160943929**



**PXL\_20240427\_161003531.MP copy**



**PXL\_20240427\_161117256**



**MLS # 224013102**

**2144 Sullivant Avenue, Columbus, OH 43223**

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***PXL\_20240427\_161135969***

