

**Customer Full****Commercial-Multiple Use**

List Number: 221019153

Status: Active  
 Listing Service:  
 Original List Price: \$1

List Price: \$1  
 List Price Sqft: \$0  
 VT:

Parcel #: 010-057017  
 Use Code:

Tax District: 010

Previous Use:  
 Zoning:

For Sale: No  
 Occupancy Rate:

For Lease: Yes

Exchange: No  
 Mortgage Balance:

Gross Income:  
 Total Op Expenses:  
 NOI:

Assoc/Condo Fee:  
 Addl Acc Cond: None Known

Tax Abatement: No  
 Taxes (Yrly): 1,843  
 Assessment:

Abatement End Date:  
 Tax Year: 2020

Tax Incentive:  
 Possession: Leasing

**General Information**

Address: 2142 Sullivant Avenue 42  
 Between Street: Midland Ave. & Whitethorne  
 Complex:  
 Dist To Interchange:  
 Building Information

Unit/Suite #: 42  
 City: Columbus  
 County: Franklin  
 Mult Parcels/Sch Dis:

Zip Code: 43223  
 Corp Limit: Columbus  
 Township: None  
 Near Interchange:

Tax District: 010

Total SqFt Available: 1,500  
 Bldg Sq Ft: 5,528  
 # Floors AboveGround: 2  
 # of Docks: 0  
 Year Built: 1900  
 Traffic CountPerDay:

Minimum Sqft Avail: 1,500  
 Acreage: 0.15  
 # Units:  
 # Drive-In Doors: 0  
 Year Remodeled:  
 Ceiling Height Ft:

Max Cont Sqft Avail: 1,500  
 Lot Size:  
 Parking Ratio/1000:  
 Total Parking:  
 Bay Size:

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

**Financials**

Lease Rate \$/Sq Ft: 1  
 Expenses Paid by L:  
 T Reimburses L: Curr Yr Est \$/SF TRL: 0  
 T Contracts Directly:  
 Curr Yr Est \$/SF TRL: 0  
 Curr Yr Est \$/SF LL:

Term Desired:  
 Will LL Remodel:  
 Finish Allow/SQFT \$:  
 Pass Exp Over BaseYr:  
 Exp Stop \$:

**Features**

Heat Fuel:  
 Heat Type:  
 Electric:  
 Services Available:  
 Construction:  
 Sprinkler:  
 Mult Use:  
 New Financing:

Sewer:  
 Electric:  
 Misc Int & Ext Info:

MLS Primary PhotoSrc: Realtor Provided

**Property Description**

Disregard list price - rent is negotiable for tenant improvements. Space leases as is. Unit has a lot of potential and uses are various: bar / restaurant, church, office, storage, book store, etc. The floors are new! Enjoy a wide open shell with 2 bathrooms. Plumbing and electric is in place and working. There is a basement for storage. Outside, enjoy room for a private patio. There is street parking for the solid brick and mortar building housing your business. Bring your idea and skill to a blank slate and make money today!

**Sold Info**

Sold Date: DOM: 8 SP:  
 Sold Non-MLS: No  
 SlrCns: SlrAst:

Sold Non-MLS: No  
 June 09, 2021

Prepared by: Andrew A Balalovski

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2142 Sullivant Exterior Pic

