

**Customer Full****Commercial-Restaurant**

List Number: 218037728

 Status: Active  
 Listing Service:  
 Original List Price: \$525,000

 List Price: \$525,000  
 Showing Start Date: 10/05/2018  
 List Price Sqft: \$77.79  
 VT:

Parcel #: 010-250935

Use Code:

Tax District: 010

Previous Use: Auto Title

Zoning: Commercial

For Sale: Yes

For Lease: Yes

Exchange: No

Occupancy Rate: 0

Mortgage Balance:

Gross Income: 0

Assoc/Condo Fee:

Total Op Expenses: 0

Addl Acc Cond: None Known

NOI: 0

Tax Abatement: No

Abatement End Date:

Tax Incentive:

Taxes (Yrly): 14,310

Tax Year: 2017

Possession: Closing / Leasing

Assessment:

**General Information**
 Address: 3588 S High Street  
 Between Street: High View Blvd. & Obetz Rd.

 Unit/Suite #:   
 City: Columbus  
 County: Franklin  
 Mult Parcels/Sch Dis: No

 Zip Code: 43207  
 Corp Limit: Columbus  
 Township: Hamilton  
 Near Interchange: 270

Tax District: 010

 Complex:  
 Dist To Interchange:  
**Building Information**

Total SqFt Available: 6,749

Minimum Sqft Avail: 6,749

Max Cont Sqft Avail: 6,749

Bldg Sq Ft: 6,749

Acreage: 2.04

Lot Size: 122 452

# Floors AboveGround: 1

# Units: 1

Parking Ratio/1000:

# of Docks: 0

# Drive-In Doors: 0

Total Parking: 30

Year Built: 2000

Year Remodeled:

Bay Size:

Traffic CountPerDay:

Ceiling Height Ft:

Suite Number	SqFt	Date Avail	Suite #	Sqft	Date Avail
1: 1	6,750	10/05/2018	3:		
2:			4:		

**Financials**

Lease Rate \$/Sq Ft: 8.88

Term Desired: 3-5 years

Expenses Paid by L:

Will LL Remodel:

T Reimburses L: Curr Yr Est \$/SF TRL: 0

Finish Allow/SQFT \$:

T Contracts Directly:

Pass Exp Over BaseYr:

Curr Yr Est \$/SF TRL: 0

Exp Stop \$:

Curr Yr Est \$/SF LL:

**Features**

Heat Fuel:

Electric:

Heat Type:

Misc Int &amp; Ext Info:

Electric:

Services Available:

Construction: Other

Sprinkler:

Mult Use: Automotive; Bank; Church; Entertainment; Office; Restaurant; Retail; Service Station

MLS Primary PhotoSrc: Realtor Provided

New Financing:

**Property Description**

Huge property for sale / lease (6,750 Sqft. on 2 acres!) Previous restaurant and auto loan / title location. Tenant left Oct. 2018. Property still has kitchen, coolers, management office, bathrooms, bar, etc. It is improved with front office area & reception area. Property is great for owner user or investors. Uses are vast. Use it for retail / office / restaurant or convert it to auto use / strip center. If you divide it, you maybe able to get 3-4 units. Plenty parking. Be close to 270 in the heart of retail (tenants near by include McDonald's, Tim Horton's, Hardee's, Kroger, Los Mariachi's & many others)! You need to be here!

**Sold Info**

Sold Date:

DOM: 1

SP:

Sold Non-MLS: No

SlrCns:

SlrAst:

Sold Non-MLS: No

October 05, 2018

Prepared by: Andrew A Balalovski

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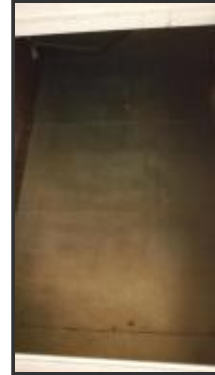
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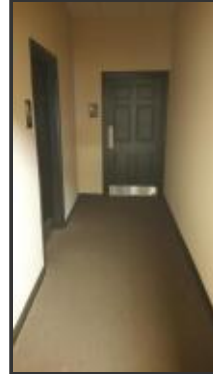
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20181005\_121256



20181005\_121610



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3588 S. High St. Front Picture

