


Customer Full	Commercial-Multiple Use		
	List Number: 219038352		Status: Active
			Listing Service:
			Original List Price: \$350
	Parcel #: 054-203538-00.000		List Price: \$350
	Use Code:	Tax District: 054	Showing Start Date: 10/09/2019
	For Sale: No	For Lease: Yes	List Price Sqft: \$0.04
	Occupancy Rate:		VT:
	Gross Income:	Assoc/Condo Fee:	Previous Use: Restaurant
	Total Op Expenses:	Addl Acc Cond: None Known	Zoning:
	NOI:		Exchange: No
	Tax Abatement: No	Abatement End Date:	Tax Incentive:
	Taxes (Yrly): 4,188	Tax Year: 2018	Possession: Leasing
	Assessment:		

General Information

Address: 76 W Main Street	Unit/Suite #:	Zip Code: 43055	Tax District: 054
Between Street: E. 5th Ave. & 4th Ave.	City: Newark	Corp Limit: Newark	
Complex:	County: Licking	Township: None	
Dist To Interchange:	Mult Parcels/Sch Dis:	Near Interchange:	

Building Information

Total SqFt Available: 9,702	Minimum Sqft Avail: 9,702	Max Cont Sqft Avail: 9,702
Bldg Sq Ft: 9,702	Acreage: 0.09	Lot Size: 50 80
# Floors AboveGround: 3	# Units:	Parking Ratio/1000:
# of Docks: 0	# Drive-In Doors: 0	Total Parking:
Year Built:	Year Remodeled:	Bay Size:
Traffic CountPerDay:	Ceiling Height Ft:	

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

Financials

Lease Rate \$/Sq Ft: 350	Term Desired:
Expenses Paid by L:	Will LL Remodel:
T Reimburses L: Curr Yr Est \$/SF TRL: 1	Finish Allow/SQFT \$:
T Contracts Directly:	Pass Exp Over BaseYr:
Curr Yr Est \$/SF TRL: 1	Exp Stop \$:
Curr Yr Est \$/SF LL:	

Features

Heat Fuel:	Electric:
Heat Type:	Misc Int & Ext Info:
Electric:	
Services Available:	
Construction:	
Sprinkler:	
Mult Use:	
New Financing:	MLS Primary PhotoSrc: Realtor Provided

Property Description

Promotional rate of \$350 / mo. being offered. Rent is \$1,000 / mo. after tenant build out and construction in beautiful, all brick, building. 2 units on the first floor great for multitudes of retail business. One unit used to be a restaurant, the other a contractor business (great window display space!). Rent one unit or whole 1st floor, 2nd floor or 3rd floor. You have options! Space does need TLC, but after a great build out, it will be nice. You are right off of the court house and square in downtown Newark. Be in walking distance to major employers. 161 is near by. Parking is plentiful and located behind the building. Bring your business idea here! It is a perfect spot for it!

Sold Info

Sold Date:	DOM: 1	SP:
		Sold Non-MLS: No
	SlrCns:	SlrAst:

Sold Non-MLS: No

October 09, 2019

Prepared by: Andrew A Balalovski

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A 76 W. Main Bldg Ext.



Side Parking 76 Main St.

