

# INVESTMENT/OWNER/USER FOR SALE SURFACE PARKING LOT

170 N. Third Street, Columbus, OH 43206



Listing Price \$240,000



## THE AREA: DOWNTOWN COLUMBUS

is the Central Business District of Columbus, Ohio. The area centers around the intersection of Broad Street and High Street, and is the home of most of the largest buildings in Columbus. Nearby is the State Capitol, the Ohio Theatre, Palace Theatre, Southern Theatre, and COSI. In the Northwest area is the Arena District, a mixed use development centered around the home of the Columbus Blue Jackets, Nationwide Arena. The Arena District also includes the baseball stadium Huntington Park, as well as the inside/outside concert venue the Lifestyles Community Pavilion. The Discovery District is virtually everything east of 5th Street to the highways, including the historic Downtown residential neighborhood, Town Franklin, in the southeast corner centered on Town Street and Franklin Avenue. Just to the west of downtown is Franklinton, also sometimes known as The Bottoms; to the east the Olde Towne East; to the north, The Short North and Victorian Village; and to the south German Village and the Brewery District. In the past 10 years, two thousand housing units have been built downtown, motivated in part by tax breaks for building in the area. A streetcar system has been proposed by the Mayor, however no firm plans have yet been made.

## Property Overview

- 16 SURFACE PARKING SPACES
- LOCATED IN CENTRAL BUSINESS DISTRICT AT THE NE CORNER OF LAFAYETTE AND N. THIRD STREET
- 31' X 100' SURFACE
- PERFECT FOR AN OFFICE TENANT OR OWNER IN THE CBD (COLUMBUS BUSINESS DISTRICT) TO CONTROL PARKING
- IN THE PATH OF DEVELOPMENT
- CLOSE TO CAPITAL SQUARE AND OTHER AMENITIES
- RARE OPPORTUNITY TO OWN CBD (CENTRAL BUSINESS DISTRICT) GROUND

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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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