

6 E Main St, Madison, OH 44057

MLS#: **5223419**
Status: **Active**

Prop Type: **Land and Lots**
Sub Type: **Commercial**

List Price: **\$30,000 (Auc)**
DOM/CDOM: **30/30**



List Dt Rec: **07/01/2026**
Lot #:
Unit:
County: **Lake**

List Date: **07/01/2026**
Contg Dt:
Pend Dt:
Off Mkt Dt:
Close Dt:
Exp Dt:

Supplements (1)

Parcel ID: **TX 02-A-007-B-00-002-0 02-A-007-B-00-003-0**
Twp: **Madison Village**
Subdiv:
School Dist: **Madison LSD Lake- 4303**
\$/Acre: **\$63,694.27**

Directions: **Located on the S.E. corner of E. Main & S. Lake St.**

Land Lease: **No Monthly Lot Rent**

Legal/Taxes

Taxes: **\$857** Tax Year: **2025** Assessment: **No** Homestead: **No**
CAUV: **No**
Legal: **LOT 4 TRACT 1**

Features

Waterfront:
Lots: **2** Lot Dim:
Front Feet: **/** Lot Sz Src: **Realist**
Association: **No** Lot Sz Acre: **0.47** Divisible:
Water: **Public** Sewer: **Public**
Parking: **On Site, On Street**
Lot Features: **Corner Lot, Level/Flat, Under 1/2 Acre**
Road Front: **City Street, County Road**
View Desc: **City**
Topography: **Flat**
Utilities Avail: **Electricity Available, Natural Gas Available, Sewer Available, Water Available**
Remarks: **The list price shown is the starting bid price at auction. Auction date (August 31, 2026 @ 3 PM) is the deadline for bids but an offer could be accepted at any time so submit your offer ASAP. Two lots being sold together for a total of .47 ac (+/-) of commercially zoned vacant land. Located directly in the heart of Madison Village at a signalized intersection assures your future business maximum exposure. Underground utilities present. Starting bid translates to one of the most affordable opportunities around. Don't let someone else get one of the last vacant lots in the heart of the Village, submit your offer today.**

Agent/Broker Info

List Agent: **Thomas F Seaman (2004000635)** List Office: **Keller Williams Greater Metropolitan (2146)**
Contact #: **216-469-7081** Office Phone: **216-839-5500**
LA Email: **tseaman@kw.com** Office Fax: **216-839-5500**
LA License #: **OH SAL.2004000635** Brokerage Lic: **2002014655**
Attrib Cnt: **tseaman@kw.com, 216-469-7081**
Waived Agt: **No**

Showing

Showing Contact: **440-686-0100** Type: **Showing Service**
Showing Rqmts: **Showing Service, Use Showing Time Link**
Showing Remarks: **Kindly register prior to walking.**
Show Address to Client: **Yes**
Agent Safety: **Vacant**

Distribution

Internet Listing Y/N: **Yes - No AVM** Internet Address Y/N: **Yes** Internet Consumer Comm Y/N: **No**

Listing/Contract Info

Owner Name:
Owner Phone:
Owner Agent: **No** Warranty:
Listing Agreement: **Exclusive Right To Sell** Listing Service: **Full Service**
Listing Contract Date: **07/01/2026** Expiration Date:
Possession: **Negotiable (Possession)** Purchase Contract Date:
Special Listing Conditions: **Auction** Orig List Price: **\$30,000**
Online Bidding: **No** <https://www.thomasauktion.us>
Auct Date: **08/31/2026** Auct Time: **9:00AM-3:00PM**
List Terms: **Cash, Conventional**
Broker Remarks: **"Thomas Seaman", auctioneer. Signed attached 'Terms & Conditions' sheet must accompany all offers. Proof of funds or pre-approval required with all offers.**

Prepared By: Thomas F. Seaman Information is Believed To Be Accurate But Not Guaranteed Date Printed: 07/31/2026 11:54 AM
Listing information is derived from various sources, including public records, which may not be accurate. Consumers should rely upon their own investigation and inspections.

MLS: 5223419 [6 E Main St, Madison, OH 44057](https://www.thomasauktion.us)

Commercial Acres: **0.47** **\$30,000**



Two lots offered together



Signalized corner offers maximum exposure



View of Main Street from the parcels



View to the North from the parcels.

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