

MLS #: CS20100134A (Active) List Price: \$1,800,000

23 Grand Avenue Norwalk, OH 44857



Original List Price: \$1,800,000
Apx Above Grade SqFt: 10,725
Source Above Grade SqFt: Auditor
Apx Heated SqFt: 11,506
Heated SqFt Source:
Apx Below Grade SqFt: 0
Source Below Grade SqFt: N/A
Apx Office SqFt: 0
Office SqFt Source:
Apx Warehouse/Mfg SqFt: 0
Warehouse/Mfg SqFt Source:
Year Built: 1973
Type: Apartment
Current Use: Other
Previous Uses:

Lease Price: \$0.00
Lease Date:
Lease Term Desired:
County: Huron
Township: N/A
City Limits: Yes
Apx Parking Available: 29.00
Total # Parking: 29.00
Buildings: 15
Stories:
Zoning: Other

Legal: SEC 3 LOT 25 PT		Legal Description 2:		Legal Description 3:			
Parcel ID: 330340020230000		Parcel ID 2:		Parcel ID 3:			
Tax Abatement: No		Abatement End Date:					
Live Streaming Or Video Call: Yes	Recorded Video: Yes	Still Photo Cell Phone Photos: Yes	Surveillance Equipment: No				
Apx Total Acres Available: 2.0700	Apx Lot Dimensions: 2.07	Apx Lot Frontage:	Apx Lot Depth:				
Current Annual Taxes: \$11,110.00	Total Annual Assessments: NOR	Homestead Exemption:	Homestead Exempt Amt (Full):				
Gross Operating Income: \$0.00	Total Operating Expense: \$0.00	Total Operating Income: \$0.00					
Center Height:	Columns:	Column Spacing:					
Floor Thickness:	# Walls:	# Restrooms: 29	Accessory Dwelling Unit: No				
Ceiling Height:	Eve Height:	Rail:	Railroad Name:	Spur:			
Current Water Company: Public	Current Sewer Supplier: Public Sewer	Current Gas Company: Columbia Gas	Current Electric Company: Ohio Edison				
Water Line Size: Unknown	Sewer Line Size: Unknown	Gas Lines: Unknown	Other Utility Company/Supplier: Unknown				
Single Phase Power: Unknown	3 Phase Power: Unknown		Amps: Unknown	Volts: Unknown			
Suite 1 #:	Suite 1 SqFt:	Suite 2 #:	Suite 2 SqFt:	Suite 3 #:	Suite 3 SqFt:	Suite 4 #:	Suite 4 SqFt:
Owner Will Build Out/Remodel for Tenant:			Occupancy: Tenant		Apx SqFt Available For Lease:		Lease Rate:

	#	Height	Width	Depth
Overhead Doors				
Docks				
Bays				
Drive-in Doors				
Canopy/Overhangs				
Manual Gates				
Motorized Gates				

Owner Responsibilities: Exterior Maintenance, Trash Collection

Tenant Responsibilities: All Utilities

Air Conditioning: None
Heating System: Baseboard, Electric
Roof System: Composition
Parking: Parking Lot
Drive: Asphalt
Road Type: Other

Exterior/Construction: Block
Environmental Test: None
Commercial Amenities:
Sewer: Public Sewer
Water: Public
Outside Features: None
Special Features: None

Directions: From US-250 (Milan Ave), head west on Whittlesey Ave, turn right onto Grand Ave; property is on the left.

Nearest Interchange: Ohio Turnpike (I-80/I-90)

Distance To Nearest Interchange:

Remarks: Multi-family investment opportunity in Norwalk featuring multiple apartment units with on-site parking. Well positioned near downtown amenities and major travel corridors, this property offers investors the opportunity to continue operating the asset while implementing their own business plan. Financial information, rent roll, and additional property details are available upon request.

Terms Of Auction:

Date Of Auction:

Time Of Auction:

Dates Open For Inspection:

Information Herein Deemed Reliable but Not Guaranteed

Prepared by: Rachel O'Connor