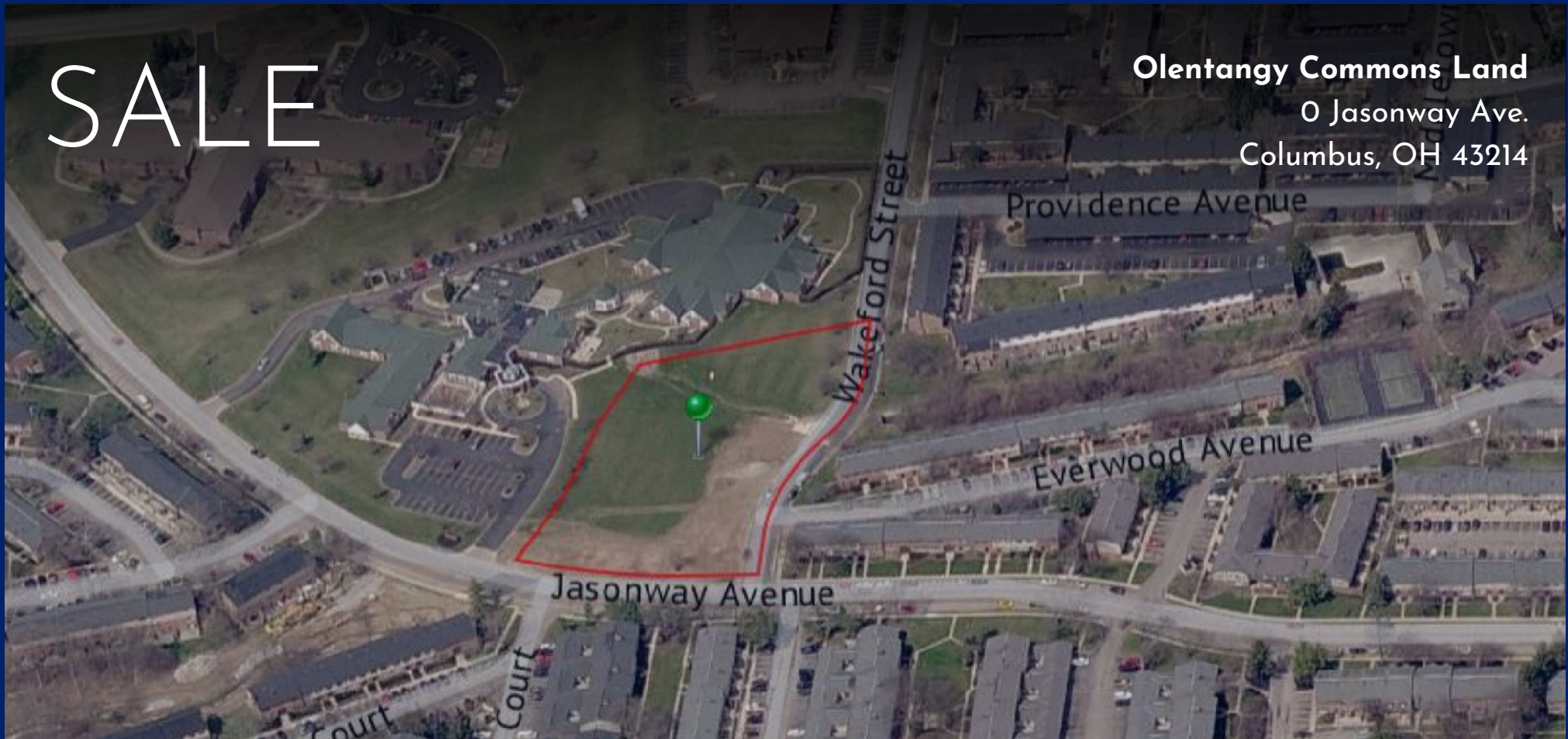


SALE

Olentangy Commons Land
0 Jasonway Ave.
Columbus, OH 43214



Property Highlights

- Zoning: CPD (Commercial Planned Development)
- Height District: 35'
- Ideal site for office/medical office development, multifamily, neighborhood retail.
- Located adjacent to Columbus Alzheimers Care Center
- Jasonway is a main connector for two major thoroughfares being Henderson
- Road & Bethel Road with immediate access on both to 315
- Contact us for survey and civil/geo reports that illustrate buildable area.



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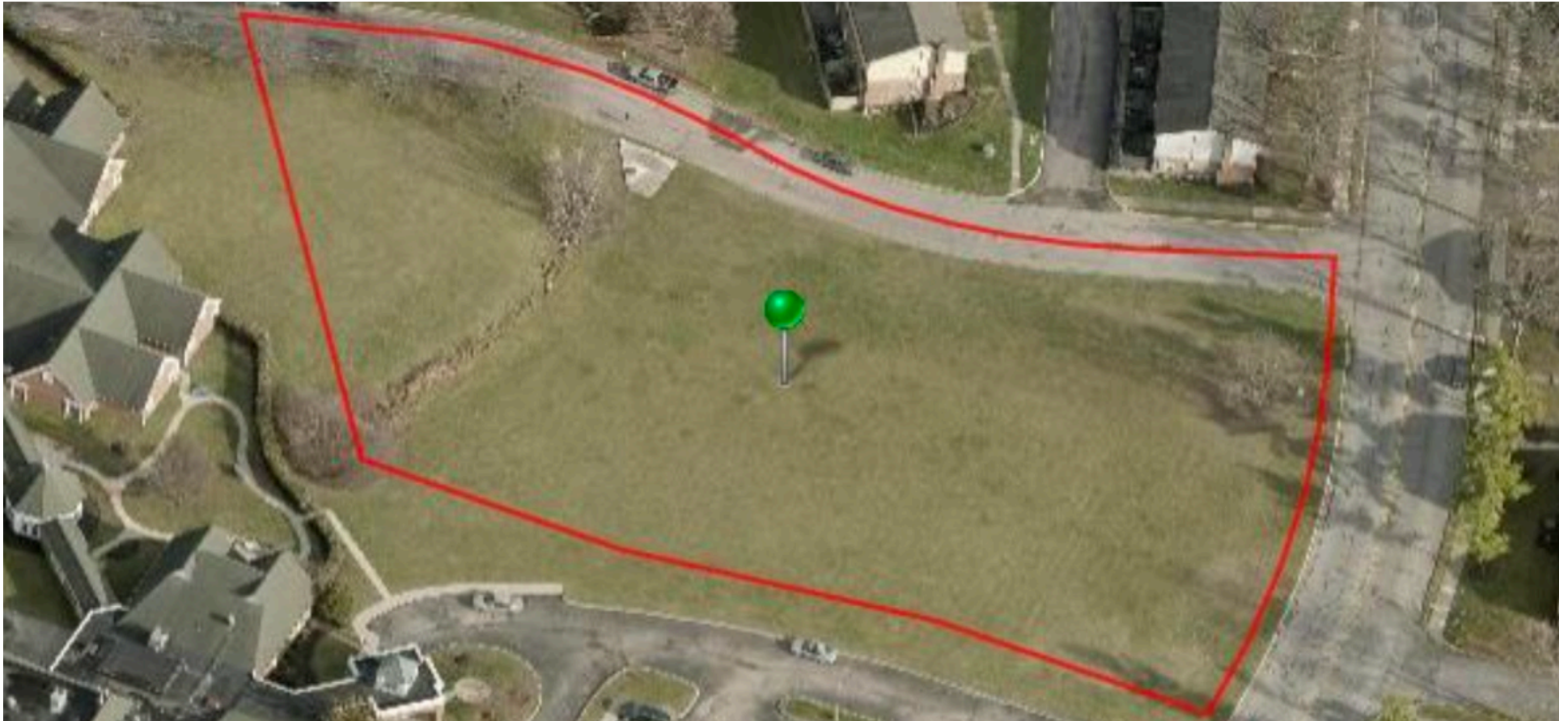
OFFERING SUMMARY

SALE PRICE: NEGOTIABLE

LOT SIZE: 1.57 ACRES

LOCATION

Located in the Columbus market, the area surrounding 0 Jasonway Ave offers a dynamic environment for commercial ventures. Nearby, investors can explore an array of amenities, from diverse dining options to thriving entertainment venues. With convenient access to major highways, the location provides seamless connectivity and accessibility for businesses and clients. Columbus offers a wealth of opportunities for investment and growth. Embrace the innovation and entrepreneurship potential in this prime location.



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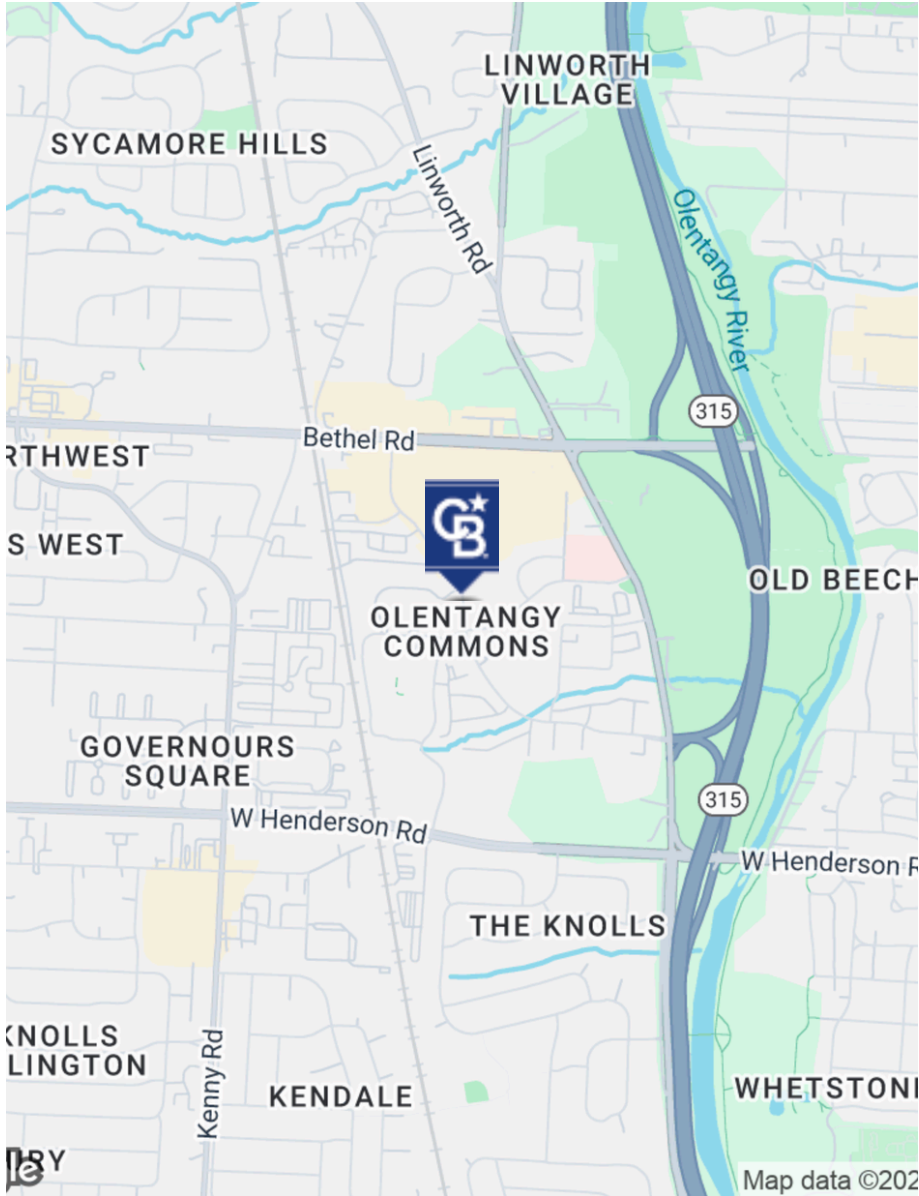
NEARBY RETAILERS



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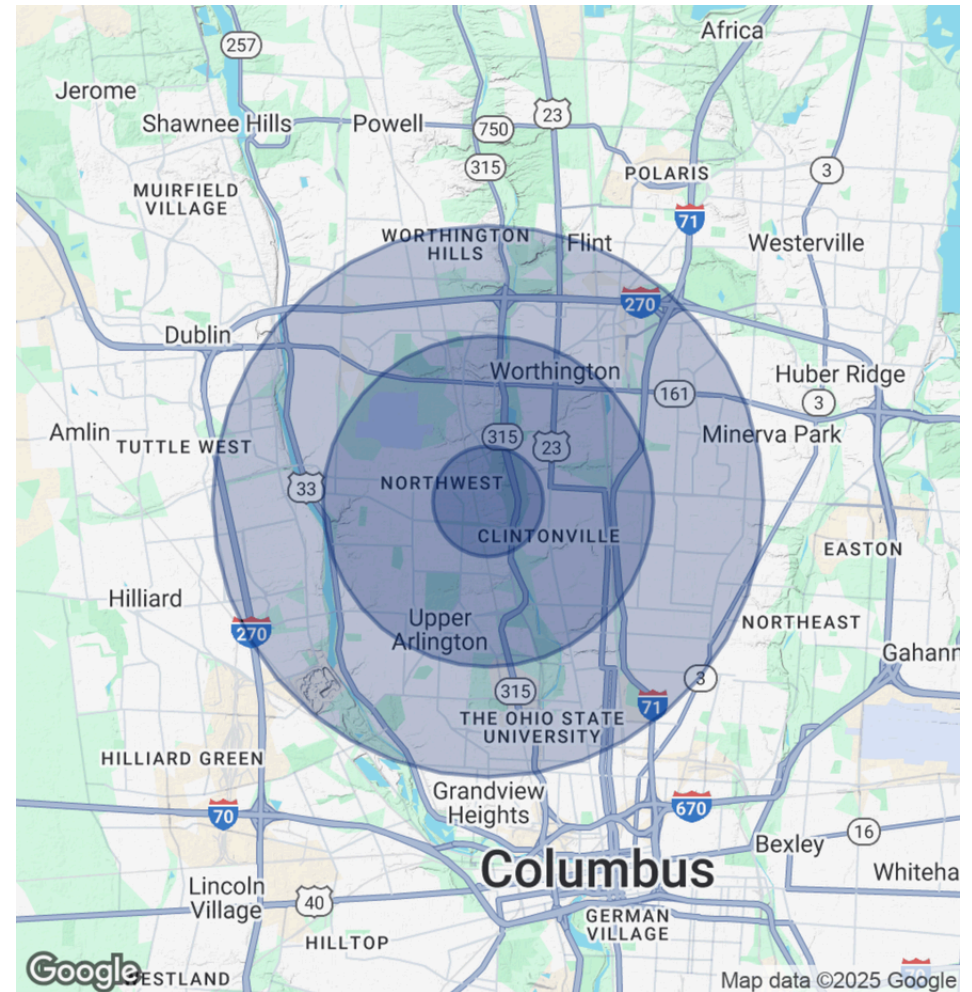
DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,731	104,765	360,476
Average Age	40	41	37
Average Age (Male)	38	40	36
Average Age (Female)	42	42	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,975	48,271	152,014
# of Persons per HH	2	2.2	2.4
Average HH Income	\$97,194	\$120,723	\$103,375
Average House Value	\$335,599	\$414,830	\$357,016

Demographics data derived from Alpha Map

TRAFFIC COUNTS & CROSS STREETS	DIRECTION	YEAR	COUNTS
Jasonway Ave & Olentangy River Rd	E	2024	2,805 AADT
Jasonway Ave & Knightsbridge Blvd	E	2024	2,439 AADT



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