



Hilliard Family Health Center

5300 Nike Dr, Hilliard, OH 43026



Roya Ghodsi

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Hilliard Family Health Center

\$3,100,000

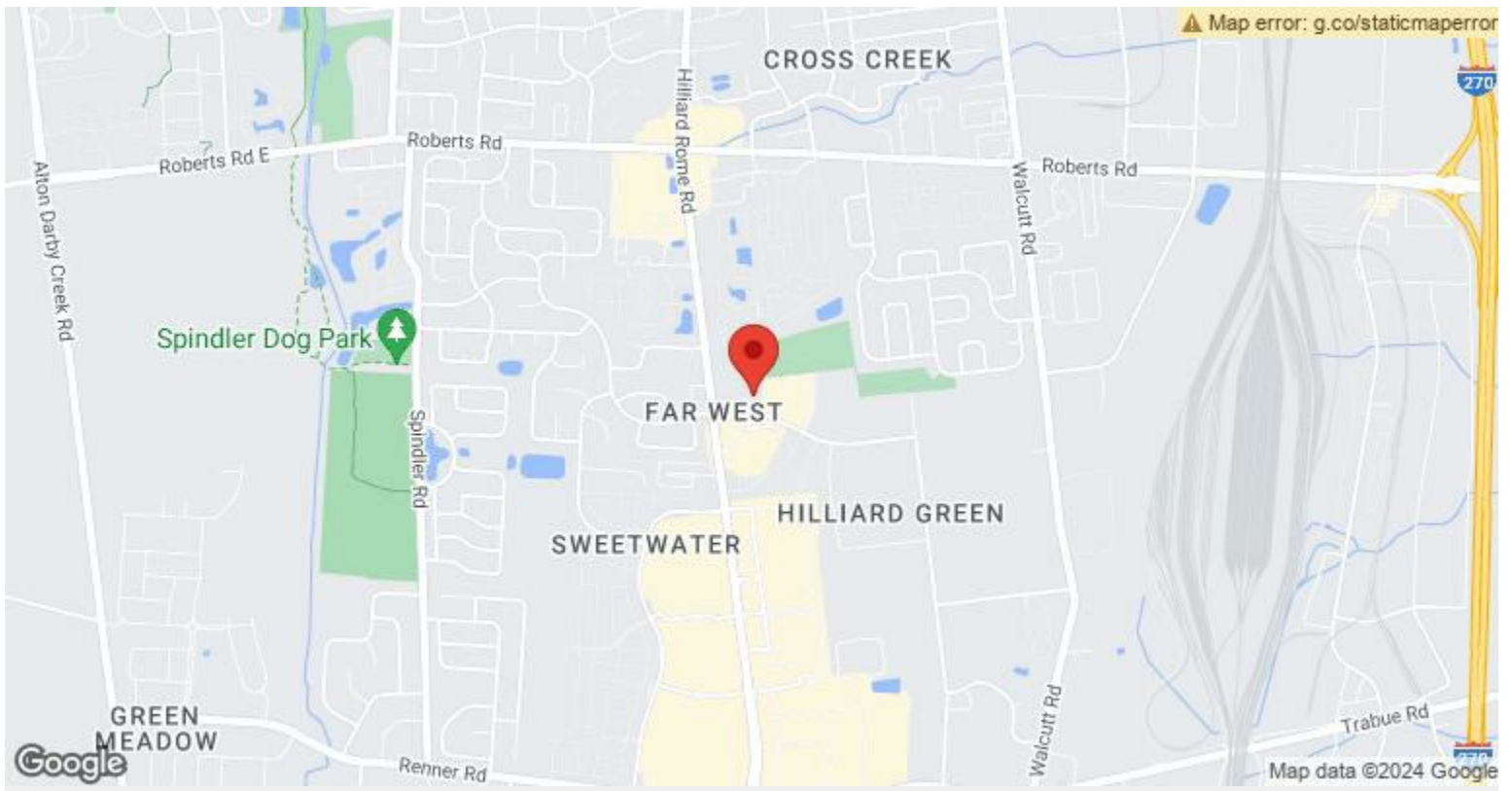
The property is attractively landscaped with excellent curb appeal. Stone front with arched concrete entrance. The building is fully built for medical offices. There is land to expand the space by an additional 9,000 square feet to approximately 18,000 square feet. With a population of approximately 60,000, Hilliard is known for its close proximity to the I-270 local outer belt and easy access to well-known I-70 and I-71. Hilliard's strategic location and its strong community will continue to have a major economic and social impact on the central Ohio region. Rome Hilliard road is High traffic artery.

This property is located in zoning district C2, commercial zoning district. C2 is specifically the Office Commercial district. Dwelling units are permitted, but they are only permitted when located above uses permitted in this district. A council variance would be required to have first floor residential units.

Tenant: Ohio Health Services 1st 9,513 SF - Mar 2012...



Price:	\$3,100,000
Property Type:	Office
Property Subtype:	Medical
Building Class:	B
Sale Type:	Investment
Lot Size:	2.76 AC
Rentable Building Area:	9,513 SF
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No. Stories:	1
Year Built:	1994
Tenancy:	Multiple
Parking Ratio:	3.89/1,000 SF
Zoning Description:	C2
APN / Parcel ID:	560-160647
Walk Score @:	56 (Somewhat Walkable)



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Property Photos



Building Photo

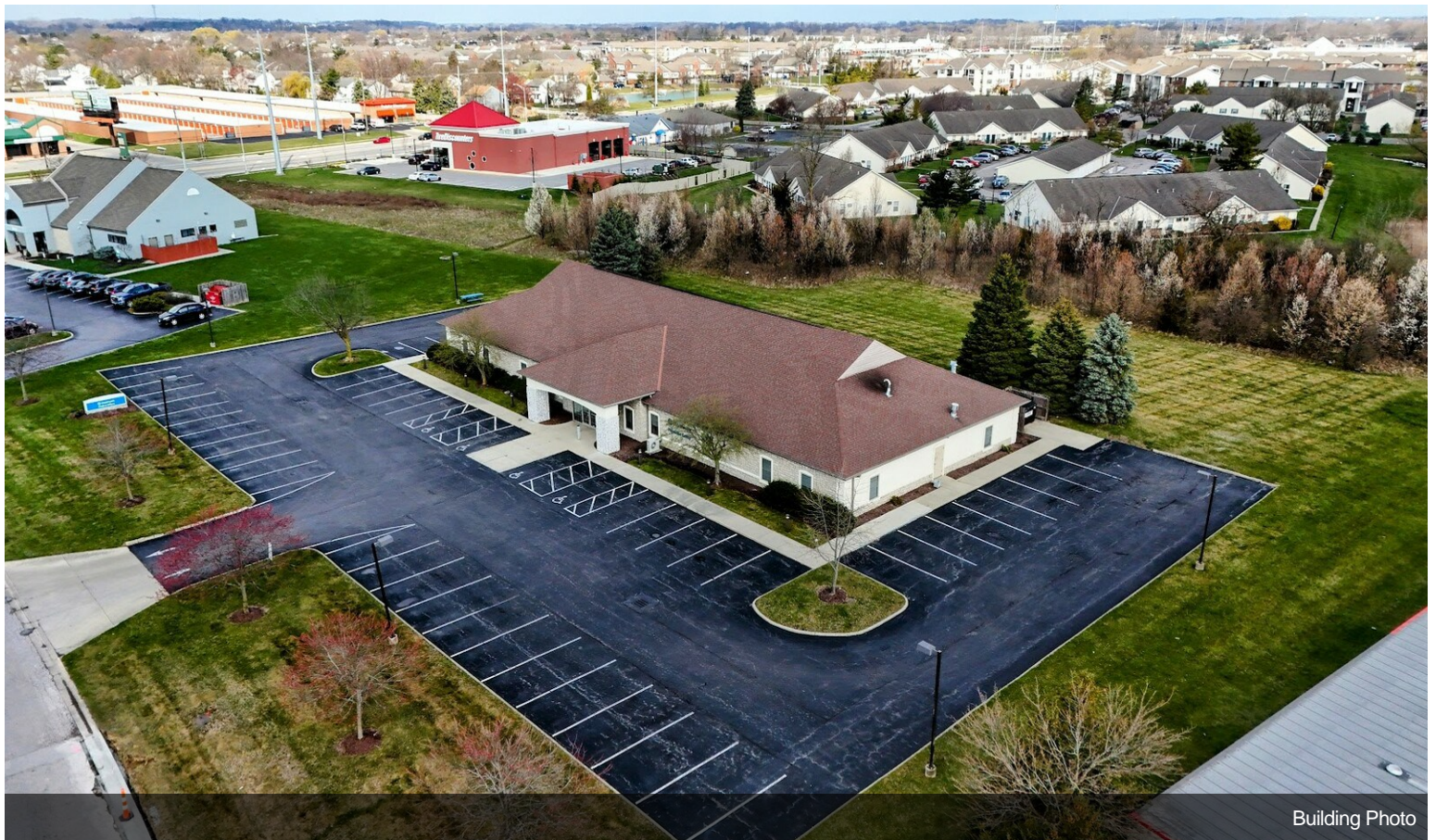


Building Photo

Property Photos



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