

For Sale

820 Abbe Rd South, Elyria

Land for Development



\$995,000

MLS Number: 3603904
Acreage: 12.18
Zoned: Commercial & Residential

This is a great location near Rt 57, Rt 90/Rt 2 and I-80. Three parcels are vacant commercial land and the other 2 parcels are zoned residential with a single family ranch house currently situated on each.

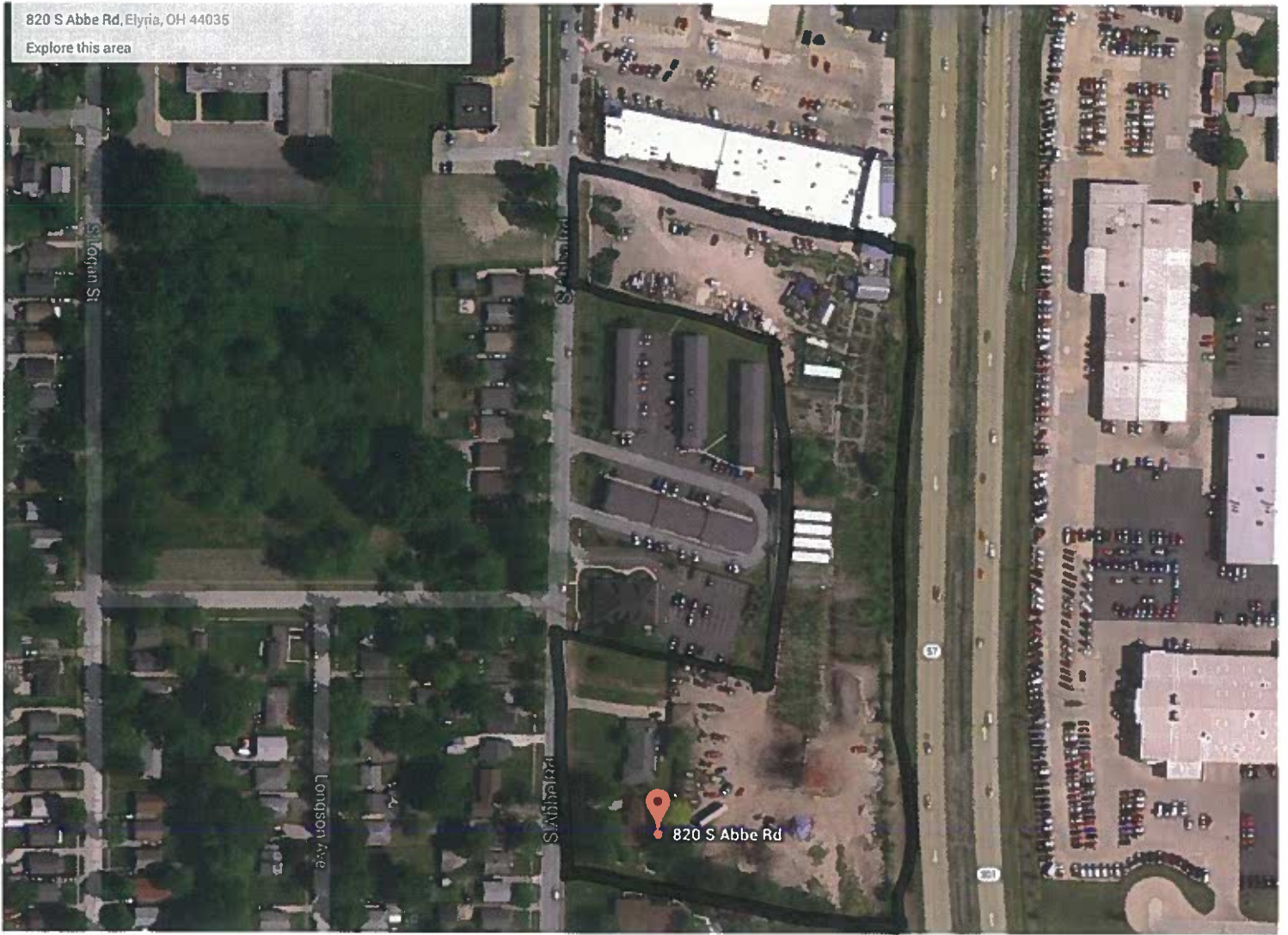


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Imagery ©2014 Google, Map data ©2014 Google 100 ft

Cross Property Buyer Full



Commercial ML: **3603904**
820 Abbe Rd S, Elvria, OH 44035
 Subdiv/Complex: **Eastgate**
 Subtype: **Other**
 Parcel ID: **06-25-007-000-015**

Status: **Active** List Price: **\$995,000**
 Sold Price:
 Closing Date:
 Twp: County: **Lorain**
 Multiple PIN #'s: **0625007000029 0625007000031**
0625007000178 0625007000179

Area: **506**
 MLS Cross Ref #:
 Directions: **South on S Abbe Rd. Off Broad St, Behind East Broad St Plaza**

Property Information

Approx Fin SqFt:	Annual Taxes: 10514	Homestead: No	Assessments: No	For Sale/Lease:	For Sale
SqFt Source:	Traffic Count/Day:			Avail for Auction:	No
Industrial SqFt:	Current Use:			Auction Date:	
Office SqFt:	Lot Size (Acres): 12.180			Occupant Type:	
Retail SqFt:	Lot Size Source:			Office Type:	
Residential SqFt:	Lot Size Frontage:			Industrial Type:	
Warehouse Sq Ft:	Lot Size Depth:			Retail Type:	
SqFt Price Min:	Lot Size Dimensions:			Special Purpose Type:	
SqFt Price Max:	Above Ground Stories:			Total # of Drive in Doors:	
Year Built: 1959	Basement Detail:			Drive in door Max Hght:	
	Fences:	Other, Suburban		Drive in door Min Hght:	
Total # of Prkng Spc:	Location:	On Site/Private, Outdoor		Total # of Dock Doors:	
Miscellaneous:	Parking:			Dock Door Max Hght:	
Freight Amenities:				Dock Door Min Hght:	
Heating Type:				Ceiling Height:	
Heating Fuel: Gas				Ceiling Height Max:	
Roof:				Ceiling Height Min:	
Water/Sewer: Public Sewer, Public Water					
Cooling Type:					
Terms/Conditions:					
Cost:	Other Cost Per Month:	Cost Per SqFt:		Cost Other:	
Util/Owner Pays:					
Util/Tenant Pays:					

Income & Expenses

Gross Rent:	Insurance:	Additional Expenses 1:
Other Income:	Management:	Amount Expenses 1:
Total Gross Rent:	Maintenance:	Additional Expenses 2:
Vacancy Allowance:	Heat:	Amount Expenses 2:
Cap Rate:	Electric:	Additional Expenses 3:
Total Annual Expense:	Sewer/Water:	Amount Expenses 3:
Net Operating Income:	Trash/Rubbish:	Additional Expenses 4:
Expense Information:	Miscellaneous:	Amount Expenses 4:
Annual RE Tax:	Lawn/Snow Maint:	Additional Expenses 5:
	Reserves:	Amount Expenses 5:

Remarks: **Land for development**

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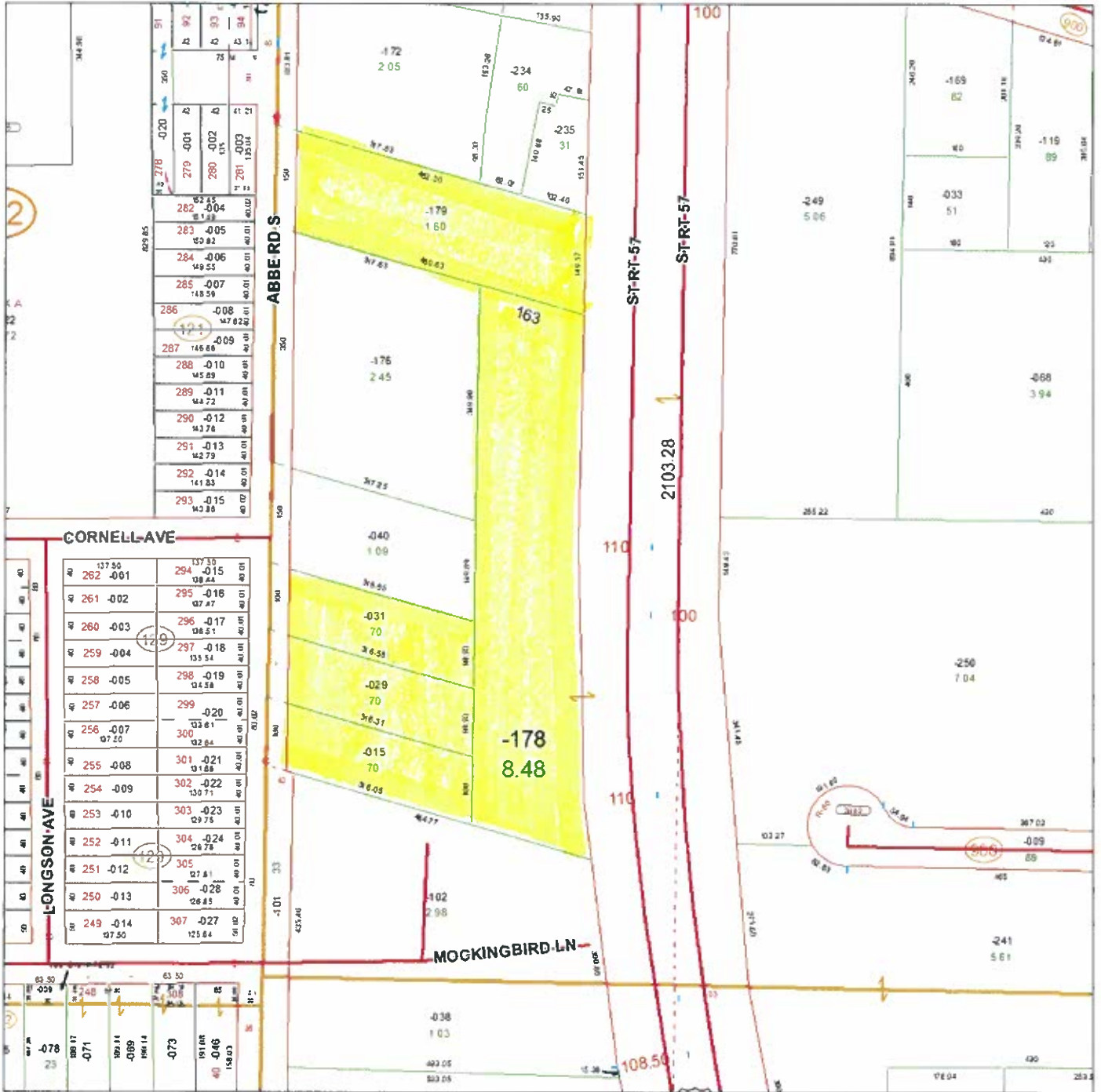


Lorain County Internet Maps

Craig Snodgrass, CPA, CGFM

Map image generated at: 4/1/2014 9:44:07 AM

Township: 06
Tract: 25
Original Lot: 007



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