



PRICE REDUCED!

GROUND FLOOR OFFICE/RETAIL CONDO FOR SALE

275 S 4TH STREET

COLUMBUS, OH

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Building Highlights

275 S 4th St is a 5,338 SF ground floor office/retail condo located within the historic Hartman Building in downtown Columbus. The property features direct-entry access as well as tall, exposed ceilings and option to demise into two units.

Additional highlights include:



5,338 SF with option to demise into two suites



6 on-site parking spaces included with condo



Open layout with high ceilings and large windows



Signage available with visibility to traffic on 4th St



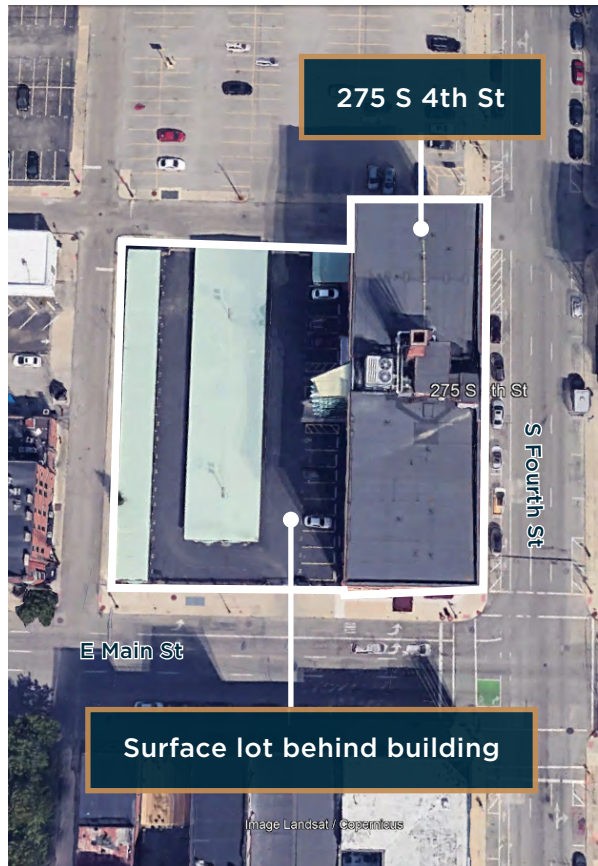
Direct-entry storefront retail or office condo



Basement included outside square footage



Exposed high ceilings & open layout

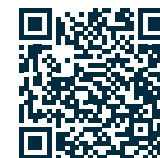
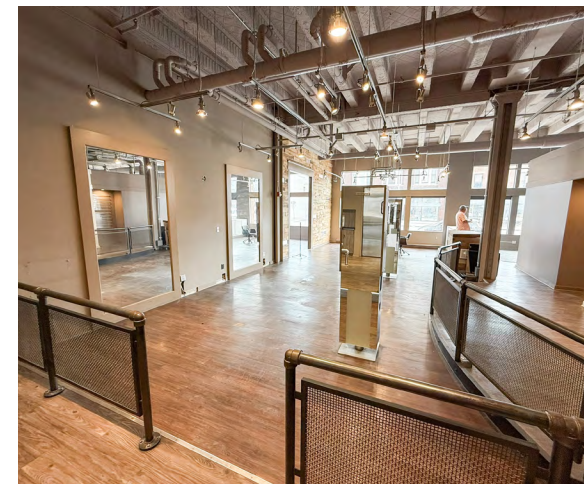


275 S 4th St

E Main St

S Fourth St

Surface lot behind building



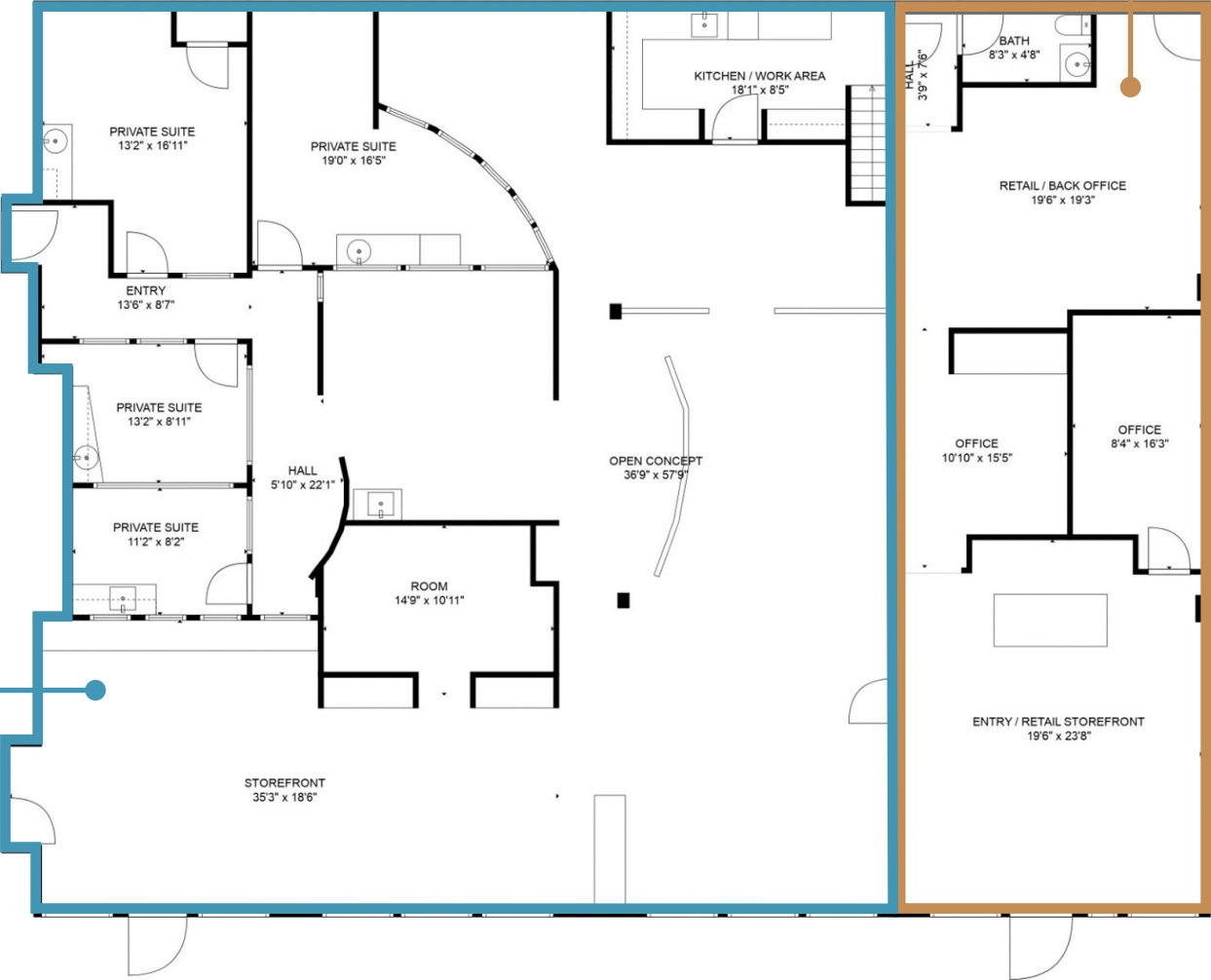
Scan the QR code or [click here](#) to view a 360° property tour.

Floor Plan

5,338 SF Total Area
\$1,095,000 Combined Sale Price

Unit D
1,738 SF
\$357,000

Unit C
3,600 SF
\$738,000



Location Overview



Nearby Amenities

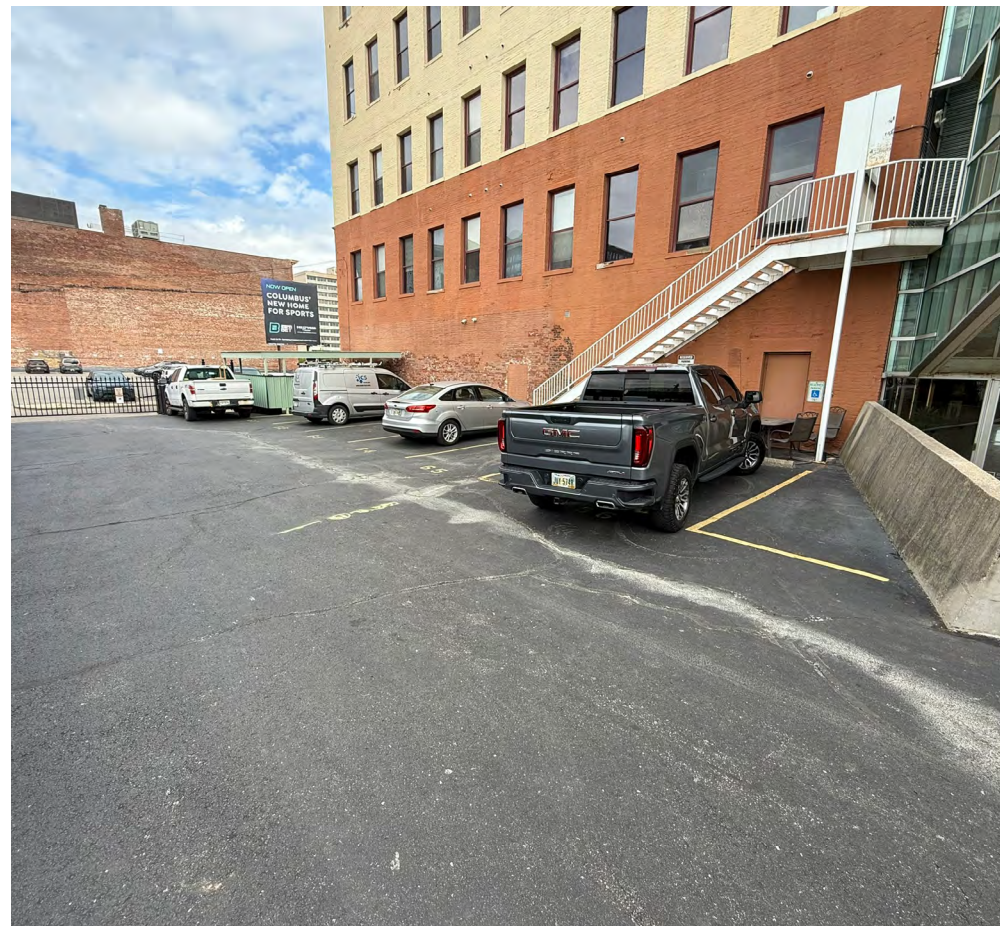
Restaurants:

- Mikey's Late Night Slice
- Qahwah House Coffee
- The Walrus
- Butcher & Rose
- Choutte
- Hank's Low Country
- Speck Italian
- Jackie O's Brewery
- Mitchell's Steakhouse
- Freedom a la Carte
- Spaghetti Warehouse
- Condado Tacos
- Due Amici
- Starbuck's
- The Keep
- Veritas
- Cafe de Nook

Entertainment:

- Pins Mechanical
- Ohio Theatre
- Palace Theatre
- Columbus Commons
- The Scioto Mile
- Topiary Park
- Columbus Museum of Art
- Southern Theatre
- Shadowbox Live







Allied Real Estate Advisors

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