



NEWLY RENOVATED FLEX SPACE WITH OVERHEAD DOORS

1058 E LIVINGSTON AVE COLUMBUS, OH 43205



OFFERED: FOR LEASE

LEASE RATE: NEGOTIABLE

±1,525 SF | MODIFIED GROSS

- Newly renovated
- Multiple potential uses
- Front and rear overhead doors
- Modified Gross lease type

CONTACT:

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800.895.9329 | <https://elifinrealty.com> | April 2024
640 Main St, Suite A, Baton Rouge, LA 70801

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OFFERING SUMMARY



PROPERTY SUMMARY

- Now available for lease, 1058 E Livingston Ave is a newly renovated flex space.
- The ±1,525 SF space is additionally equipped with a front and rear overhead doors.
- The offering includes off-street parking.
- Situated in a prime location, the property boasts easy access to I-70 (±3 minutes) and Downtown Columbus (±6 minutes).
- Modified Gross lease type.

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INTERIOR PHOTOS

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EXTERIOR PHOTOS

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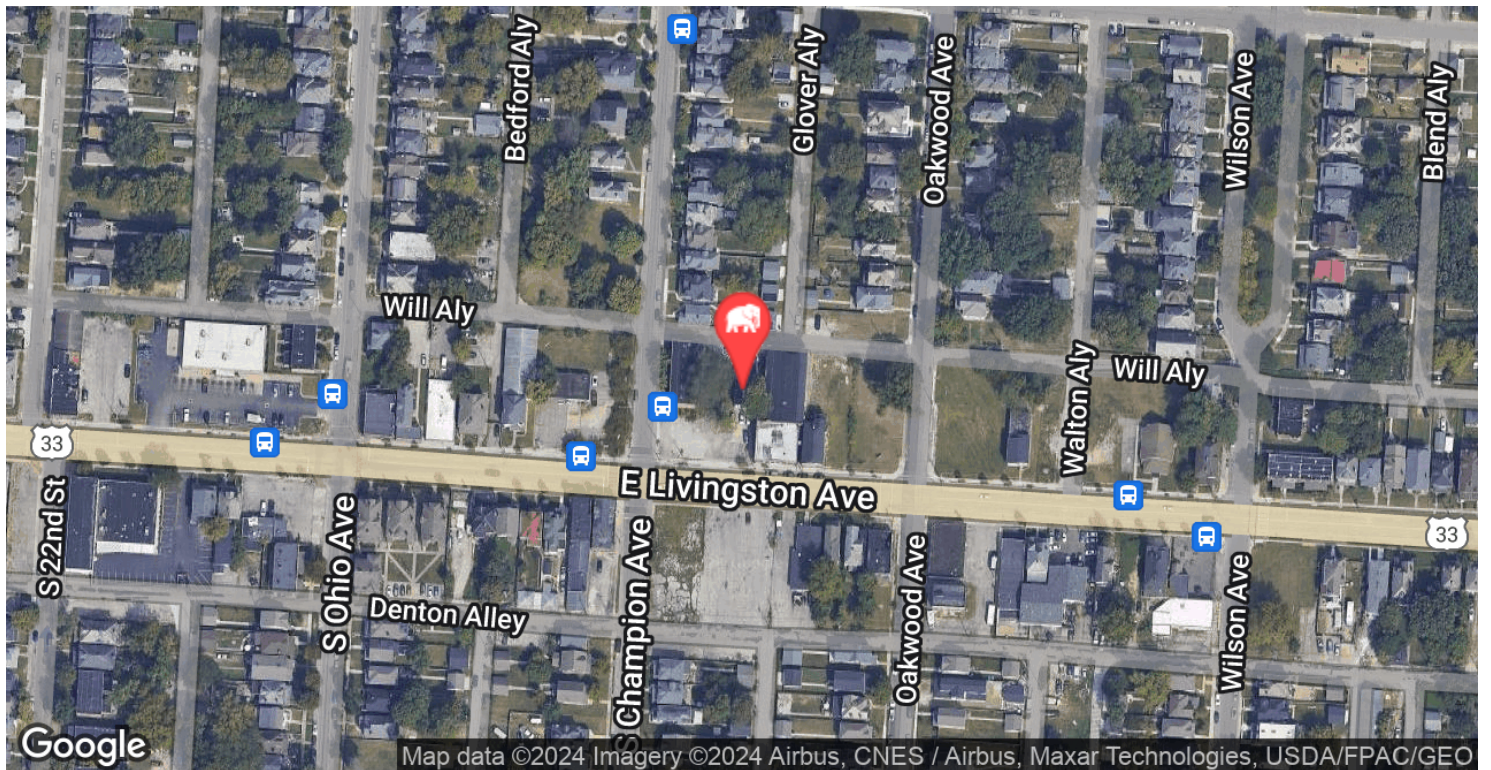
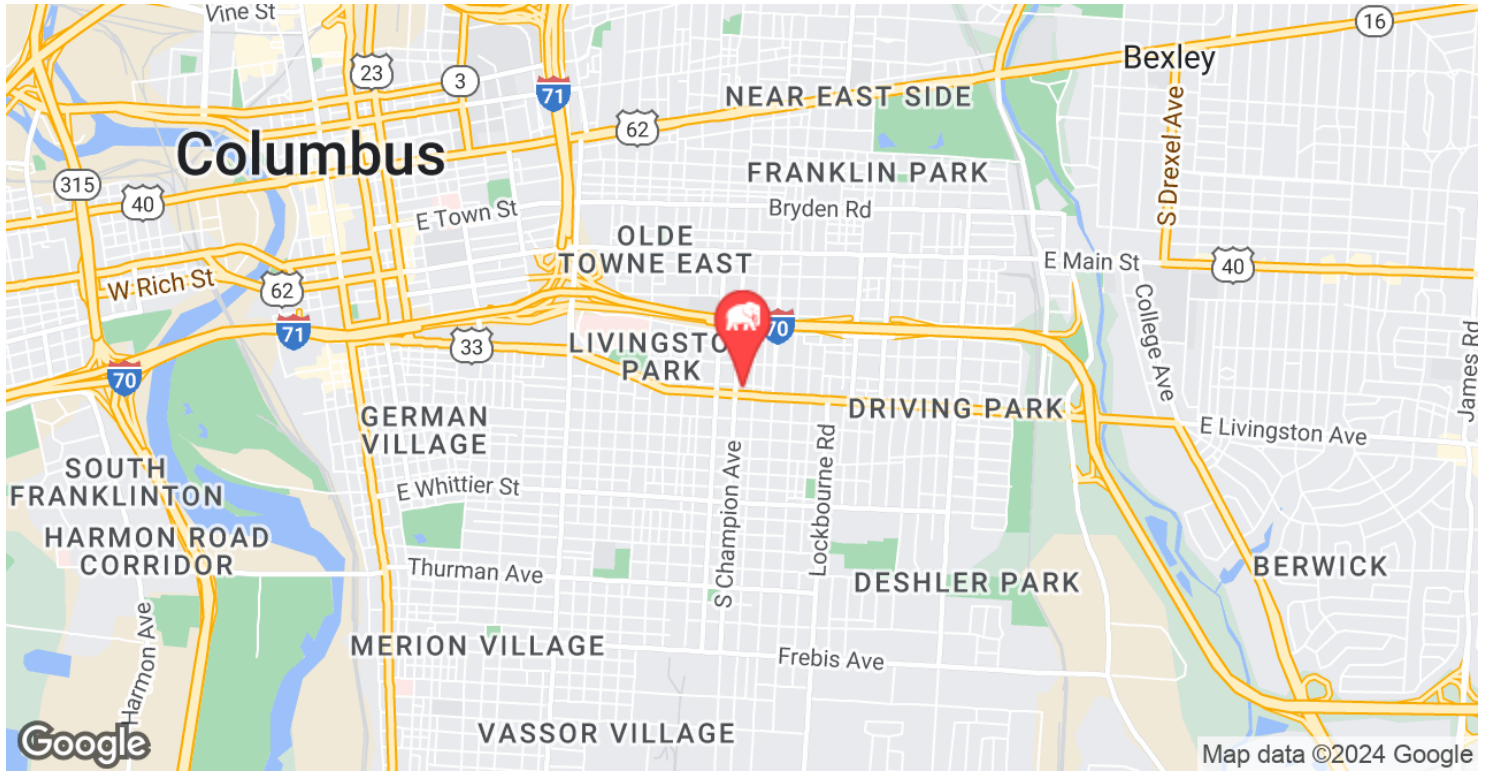
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LOCATION MAP



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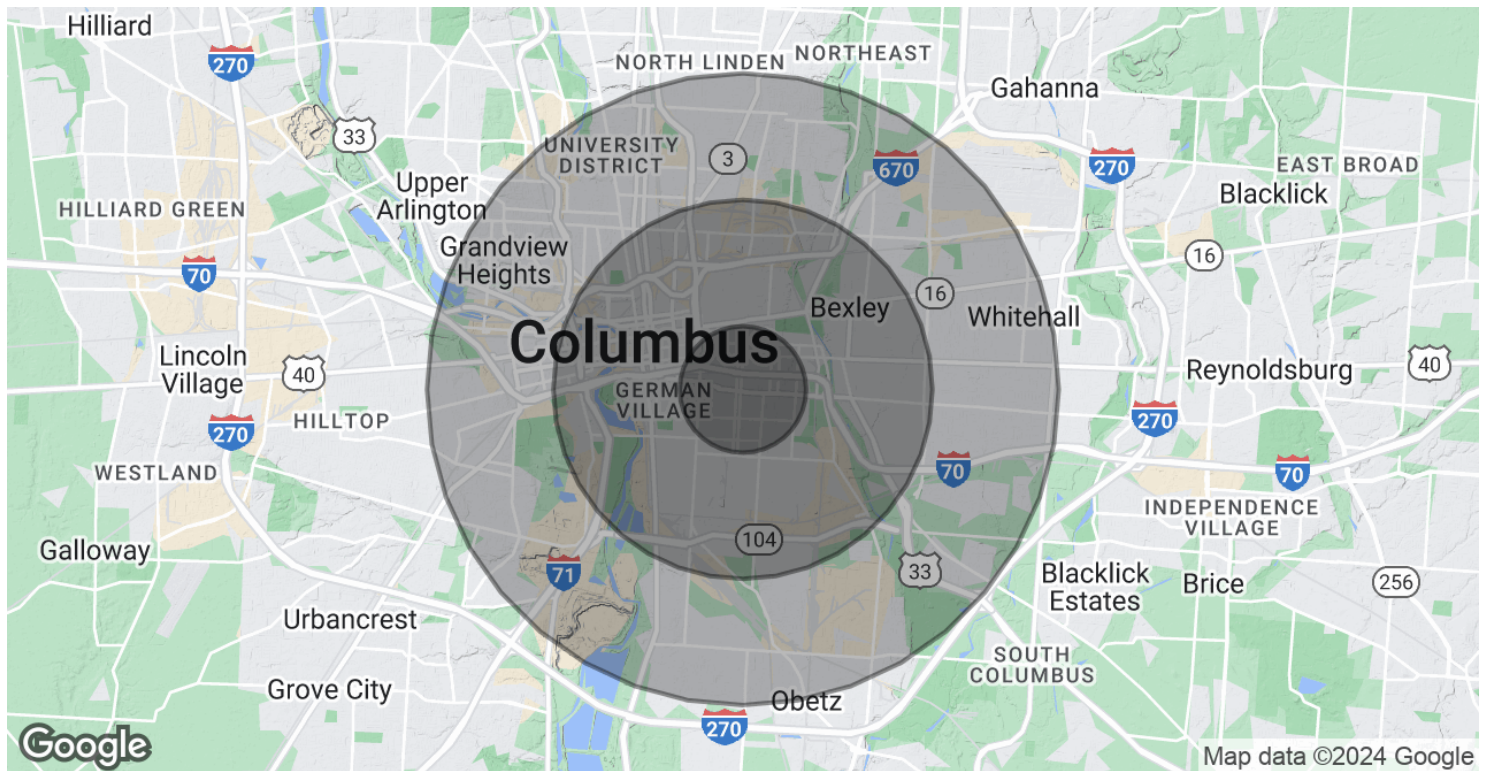
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	20,579	109,274	304,997
Average Age	34.5	36.6	33.4
Average Age (Male)	35.9	36.9	32.7
Average Age (Female)	33.5	36.5	34.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	11,064	58,768	139,622
# of Persons per HH	1.9	1.9	2.2
Average HH Income	\$47,804	\$67,939	\$57,549
Average House Value	\$170,179	\$211,951	\$155,783

2020 American Community Survey (ACS)

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