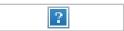
1303 W. State Street

1303 W. State Street | Fremont, OH | US | Sandusky County Available SF: 2,000 | Sale Price: \$299,900





Building Type:	Commercial, Retail
Available SF:	2,000
Total SF:	2,000
Number of Stories:	1
Zoning:	Commercial, Office, Retail
Site Size:	.28 Acres
Year Built:	1984
Former Use:	Currently leased by Time
Former Use:	Currently leased by Time Staffing; previously a medical office
Former Use: Within City Limits:	Staffing; previously a
	Staffing; previously a medical office
Within City Limits:	Staffing; previously a medical office Yes
Within City Limits: Construction Type:	Staffing; previously a medical office Yes Brick

Economic Development Contact

Beth Hannam

Sandusky County Economic Development Corporation 2511 Countryside Drive, Suite C Fremont, Ohio 43420 (419) 332-2882 | director@sanduskycountyedc.org

Realtor/Owner Contact

Jamie A. Ritchie

Wendt Key Team Realty 419-559-9590 | jamieritchie@wendtkey.com

Property and Area Description

High exposure visibility for your business right on W. State Street, 12,000+ daily traffic at this location directly between two of the highest traveled intersections in Fremont! Brick building with large parking lots in the front and rear. Entrance foyer welcomes your customers...current setup has 5 office area and 2 bathrooms plus storage room/back entrance. Used currently as office space however was used as a medical office in the past. Loads of possibilities. Signage already in place in the front can stay.

Population

153,010 432,638 1,116,142 20 Mile Radius 30 Mile Radius 45 Mile Radius

Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Nearest Highway: US 20 (1.5 mi.) Nearest Interstate: 180/190 (4.2 mi.)

Nearest Airport: Sandusky County Regional Airport (6.7 mi.) Nearest Commercial Airport: Toledo Express Airport (44 mi.)

Rail Served: No

Rail Served By: Unknown Rail Accessible: No

Rail Infrastructure in Place: No

Utilities

Electric: American Electric Power Natural Gas: Columbia Gas Water: City of Fremont Sewer: City of Fremont

Telecommunications: Spectrum or Omnifiber