

DEVELOPMENT SITE

5069 Morse Rd, Columbus, OH 43230

Suitable for medical, daycare, office, retail & more



Community Commercial Zoning (CC)

City of Gahanna, Franklin County

Franklin County Parcel 025-011224-00

Access easement to traffic light

Brad Kitchen

614.545.2155

bkitchen@alterrare.com

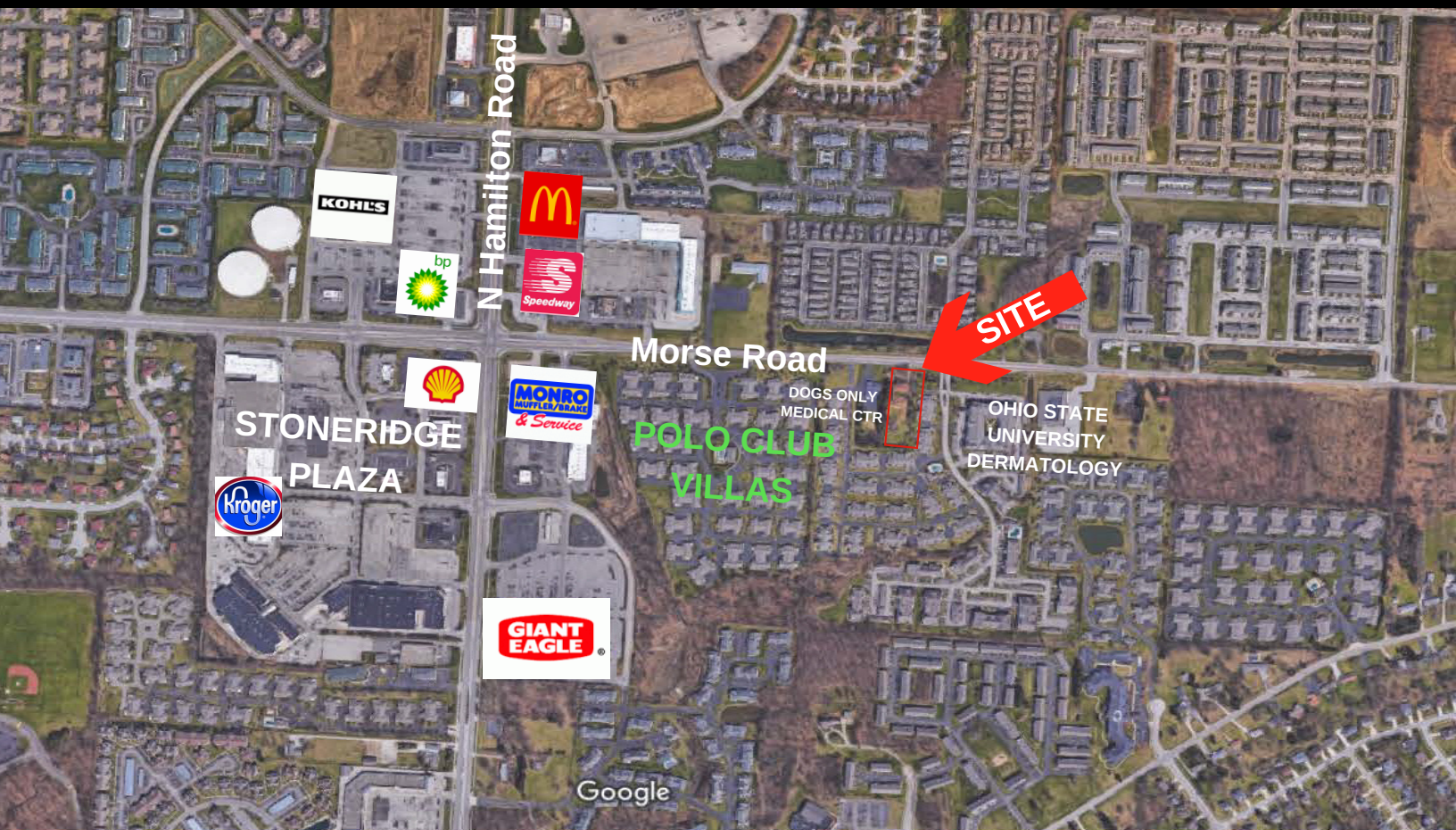


Alterra Real Estate

614.365.9000

www.AlterraRE.com

Site Features



Average annual daily traffic count of 21,542 vehicles

Access easement to traffic light from parcel

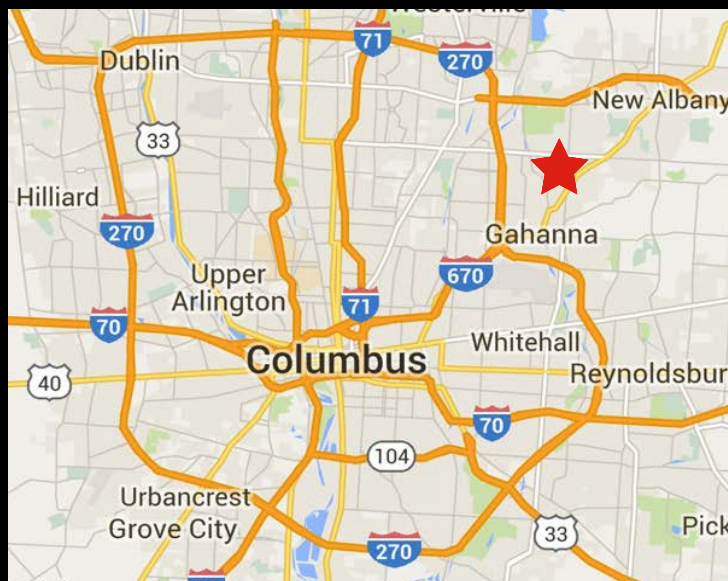
Community Commercial zoning in the City of Gahanna allows wide variety of commercial uses including medical and professional offices, retail, daycare, and much more

[Zoning Info](#)

Site is less than 1/3 of a mile to busy Morse/Hamilton Rd intersection and Stoneridge Plaza

Utilities available to site

Gahanna School District

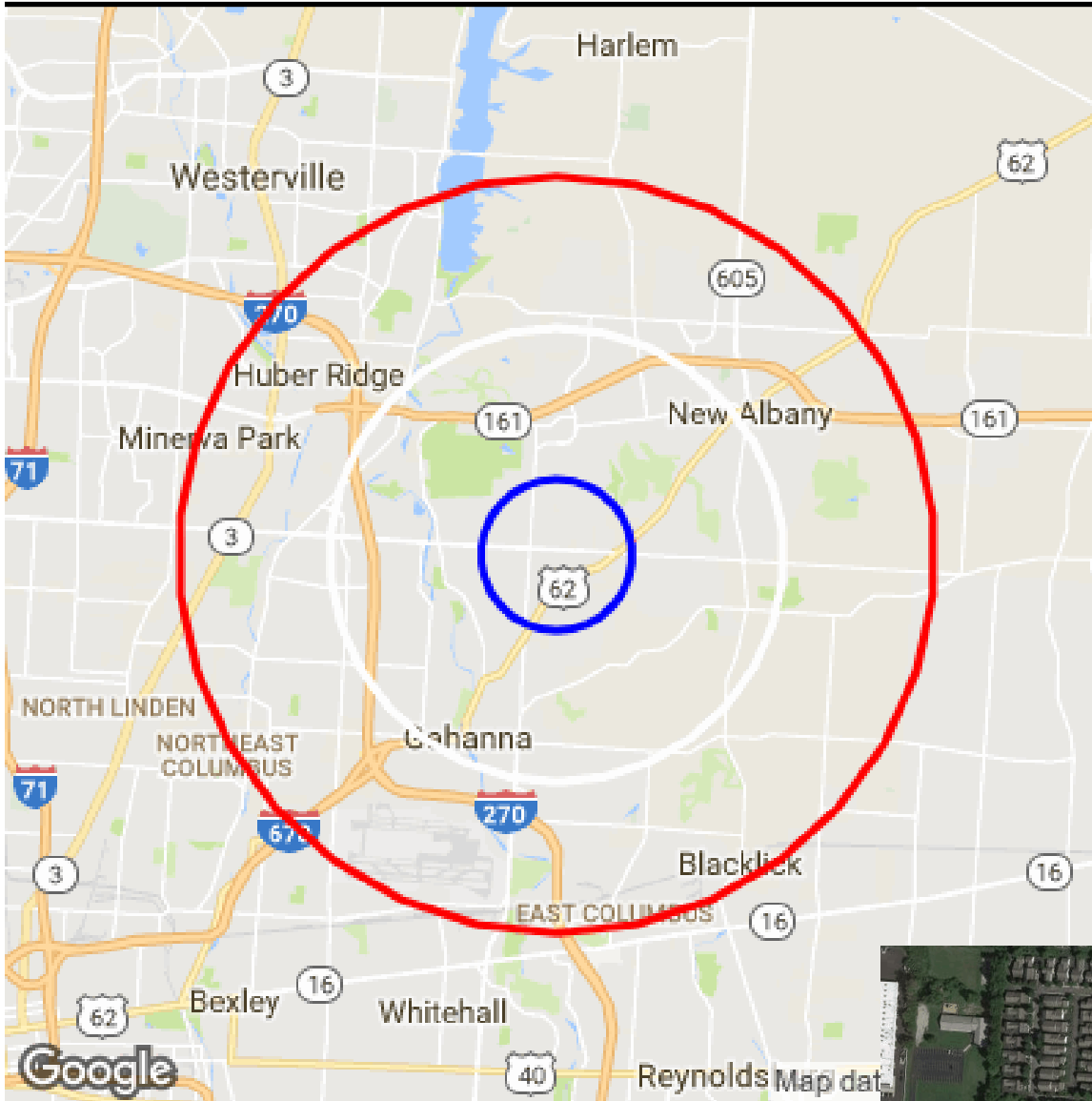


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Demographic Report



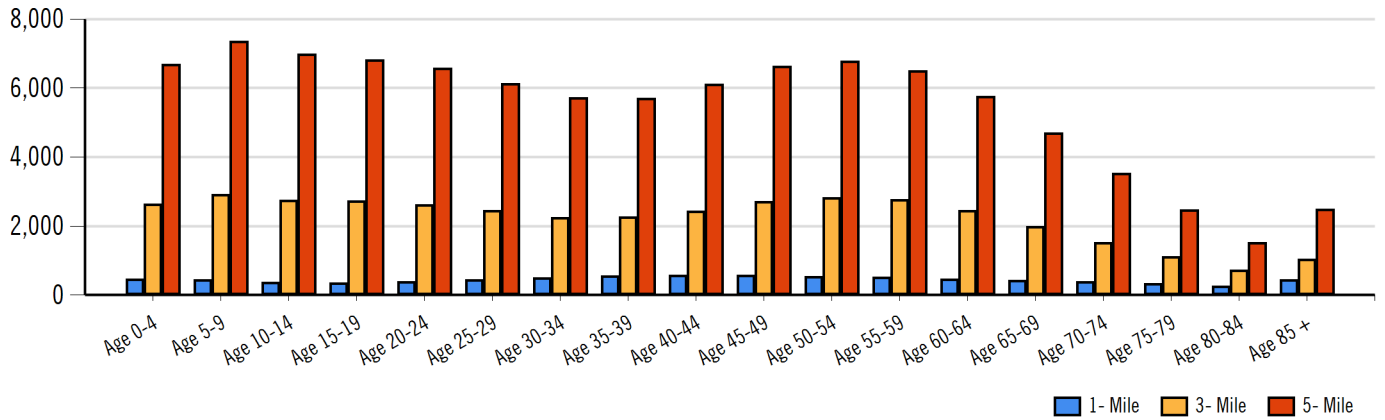
5069 Morse Rd

Population

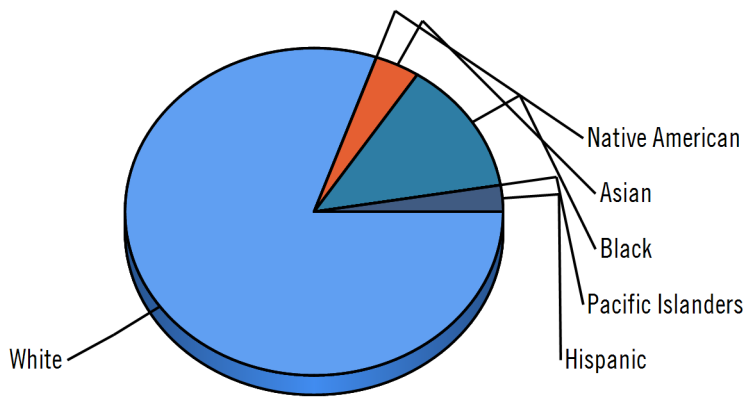
Distance	Male	Female	Total
1- Mile	3,785	4,452	8,237
3- Mile	19,178	21,207	40,385
5- Mile	47,221	51,405	98,626



Population by Distance and Age (2015)

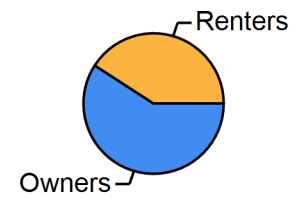


Ethnicity within 5 miles

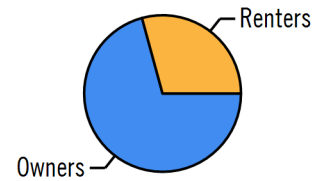


White Native American Asian Black Pacific Islanders Hispanic

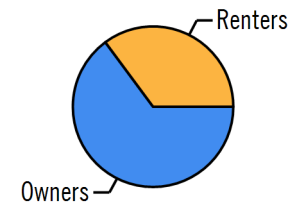
Home Ownership 1 Mile



Home Ownership 3 Mile



Home Ownership 5 Mile



Employment by Distance

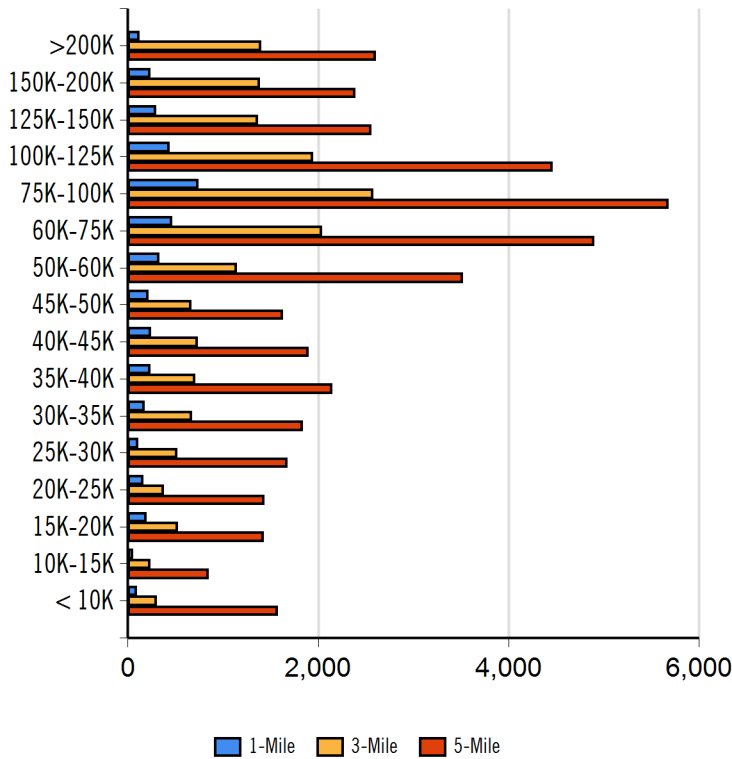
Distance	Employed	Unemployed	Unemployment Rate
1-Mile	5,133	193	1.91 %
3-Mile	23,601	847	2.83 %
5-Mile	56,099	2,654	3.97 %



Labor & Income

	Agriculture	Mining	Construction	Manufacturing	Wholesale	Retail	Transportaion	Information	Professional	Utility	Hospitality	Pub-Admin	Other
1-Mile	3	0	163	209	141	762	308	94	541	1,222	359	377	242
3-Mile	25	0	954	1,403	678	3,231	1,010	591	3,189	5,834	1,597	1,531	1,373
5-Mile	86	0	2,540	3,779	1,881	8,290	2,397	1,324	6,875	13,077	3,735	3,552	3,199

Household Income



Radius	Median Household Income
1-Mile	\$86,519.50
3-Mile	\$88,682.46
5-Mile	\$72,066.18

Radius	Average Household Income
1-Mile	\$92,139.00
3-Mile	\$93,955.39
5-Mile	\$78,225.66

Radius	Aggregate Household Income
1-Mile	\$326,295,432.68
3-Mile	\$1,570,712,281.76
5-Mile	\$3,338,608,810.39

Education

	1-Mile	3-mile	5-mile
Pop > 25	6,203	26,942	64,844
High School Grad	947	4,587	14,610
Some College	1,026	4,917	13,779
Associates	400	1,680	4,135
Bachelors	2,428	9,717	19,036
Masters	799	3,279	5,835
Prof. Degree	277	1,234	2,267
Doctorate	92	371	577

Tapestry

	1-Mile	3-mile	5-mile
Vacant Ready For Rent	24 %	34 %	57 %
Teen's	30 %	70 %	80 %
Expensive Homes	129 %	159 %	119 %
Mobile Homes	1 %	1 %	3 %
New Homes	216 %	246 %	201 %
New Households	63 %	92 %	97 %
Military Households	4 %	9 %	11 %
Households with 4+ Cars	35 %	66 %	79 %
Public Transportation Users	1 %	6 %	16 %
Young Wealthy Households	75 %	72 %	81 %

This Tapestry information compares this selected market against the average. If a tapestry is over 100% it is above average for that statistic. If a tapestry is under 100% it is below average.



Expenditures

	1-Mile	%	3-Mile	%	5-Mile	%
Total Expenditures	206,746,628		918,730,669		2,079,375,236	
Average annual household	54,971		55,965		50,150	
Food	7,129	12.97 %	7,233	12.92 %	6,554	13.07 %
Food at home	4,333		4,383		4,056	
Cereals and bakery products	606		614		569	
Cereals and cereal products	211		213		198	
Bakery products	396		401		370	
Meats poultry fish and eggs	880		895		832	
Beef	217		221		204	
Pork	159		160		151	
Poultry	163		167		155	
Fish and seafood	144		147		135	
Eggs	64		64		61	
Dairy products	455		459		421	
Fruits and vegetables	857		866		799	
Fresh fruits	132		133		123	
Processed vegetables	154		156		146	
Sugar and other sweets	158		160		148	
Fats and oils	131		132		123	
Miscellaneous foods	814		820		759	
Nonalcoholic beverages	370		373		349	
Food away from home	2,796		2,850		2,498	
Alcoholic beverages	454		462		403	
Housing	19,120	34.78 %	19,478	34.80 %	17,754	35.40 %
Shelter	11,704		11,942		10,828	
Owned dwellings	7,642		7,772		6,849	
Mortgage interest and charges	4,098		4,130		3,612	
Property taxes	2,391		2,454		2,151	
Maintenance repairs	1,152		1,187		1,085	
Rented dwellings	3,044		3,081		3,088	
Other lodging	1,018		1,087		890	
Utilities fuels	4,199		4,253		4,003	
Natural gas	453		459		424	
Electricity	1,611		1,636		1,558	
Fuel oil	170		175		161	
Telephone services	1,324		1,335		1,257	
Water and other public services	640		647		602	
Household operations	1,357	2.47 %	1,387	2.48 %	1,214	2.42 %
Personal services	456		459		390	
Other household expenses	899		927		821	
Housekeeping supplies	676		694		624	
Laundry and cleaning supplies	169		170		158	
Other household products	391		402		358	
Postage and stationery	115		121		107	
Household furnishings	1,181		1,201		1,083	
Household textiles	93		93		79	
Furniture	156		166		159	
Floor coverings	6		3		5	
Major appliances	147		153		147	
Small appliances	106		112		99	
Miscellaneous	672		671		592	
Apparel and services	1,637	2.98 %	1,650	2.95 %	1,470	2.93 %
Men and boys	370		374		322	
Men 16 and over	306		308		265	
Boys 2 to 15	63		65		57	
Women and girls	624		641		571	



Women 16 and over	529	548	483
Girls 2 to 15	94	92	88
Children under 2	97	98	91

Expenditures (Continued)

	1-Mile	%	3-Mile	%	5-Mile	%
Total Expenditures	206,746,628		918,730,669		2,079,375,236	
Average annual household	54,971		55,965		50,150	
Transportation	7,135	12.98 %	7,166	12.80 %	6,543	13.05 %
Vehicle purchases	1,333		1,301		1,180	
Cars and trucks new	222		207		183	
Cars and trucks used	1,067		1,049		952	
Gasoline and motor oil	2,345		2,351		2,203	
Other vehicle expenses	2,842		2,873		2,624	
Vehicle finance charges	236		236		217	
Maintenance and repairs	955		967		873	
Vehicle insurance	1,203		1,217		1,122	
Vehicle rental leases	434		439		383	
Public transportation	613		640		534	
Health care	4,079	7.42 %	4,135	7.39 %	3,823	7.62 %
Health insurance	2,396		2,432		2,270	
Medical services	877		884		802	
Drugs	445		448		416	
Medical supplies	136		139		125	
Entertainment	3,215	5.85 %	3,249	5.81 %	2,913	5.81 %
Fees and admissions	746		769		640	
Television radios	1,089		1,095		1,027	
Pets toys	1,064		1,073		961	
Personal care products	718		729		650	
Reading	81		85		75	
Education	1,531		1,652		1,333	
Tobacco products	363		369		368	
Miscellaneous	916	1.67 %	955	1.71 %	848	1.69 %
Cash contributions	1,642		1,691		1,521	
Personal insurance	7,169		7,335		6,097	
Life and other personal insurance	257		264		230	
Pensions and Social Security	6,911		7,071		5,867	

Distance	Year	Estimated Households			Housing Occupied By		Housing Occupancy		
		Projection	2000	Change	1 Person	Family	Owner	Renter	Vacant
1-Mile	2015	8,506	7,944	6.68 %	2,769	4,999	5,738	2,768	454
3-Mile	2015	22,338	20,872	5.98 %	6,256	14,509	15,445	6,893	1,230
5-Mile	2015	50,608	47,507	3.94 %	14,332	32,516	32,838	17,770	3,596
1-Mile	2020	8,541	7,944	7.65 %	2,746	5,066	5,886	2,655	1,368
3-Mile	2020	22,960	20,872	9.16 %	6,389	14,971	16,128	6,832	2,969
5-Mile	2020	51,785	47,507	6.43 %	14,507	33,493	34,084	17,701	7,660

