

**ALL FIELDS WITH EMAIL**



**MLS #** 20250417  
**Class** COMMERCIAL /INDUSTRIAL  
**Type** Real Estate Only  
**Area** Mt. Vernon  
**Asking Price** \$275,000  
**Address** 608 W High Street  
**Address 2**  
**City** Mount Vernon  
**State** OH  
**Zip** 43050  
**Status** Active  
**Sale/Rent** For Sale  
**IDX Include** Y

**Overhead Doors(GradeLvl)** Two  
**# of Docks** Non  
**Parking Spaces** 11  
**Garage Capacity** -20  
 2  
 Car



**GENERAL**

**VOW Include** Yes  
**VOW Comment** Yes  
**Agent Hit Count** 3  
**Number of Acres** 0.3211  
**Agent - Agent Name and Phone** Sam Miller - Main: 740-397-7800  
**Listing Office 1 - Office Name** Re/Max Stars  
**Listing Agent 2 - Agent Name and Phone**  
**Listing Office 2 - Office Name**  
**Listing Agent 3 - Agent Name and Phone**  
**Listing Office 3 - Office Name**  
**Auction Y/N** No  
**# of Parking Spaces**  
**Subdivision** Other  
**Semi-Annual Taxes** 898.79\*  
**Lot #** 0  
**Expiration Date**  
**Approx Year Built** 1963  
**Approx Above Grade SqFt** 1,452  
**Zoning** General Business  
**Heat Cost**  
**Floors**  
**Electric Company**  
**Office Square Footage**  
**Residence Square Footage**  
**Main Square Footage**  
**Total Rooms**  
**Sales Income**  
**Total Income**  
**Insurance Expense**  
**Utilities Expense**  
**Total Expenses**  
**Directions**  
**Off Market Date**  
**Search By Map**  
**Update Date** 3/12/2026  
**HotSheet Date** 3/12/2026  
**Input Date** 6/18/2025 8:59 AM  
**Original Price** \$349,900  
**City Corps. Limit** Yes  
**Homestead \$ Amount** \$0.00  
**CAUV \$ Amount** \$0.00  
**Picture Count** 16

**VOW Address** Yes  
**VOW AVM** Yes  
**Client Hit Count** 0  
**Price Per Acre** \$856,431.02  
**Agent - E-mail** samsells@sammiller.com  
**Listing Office 1 - Phone Number** Main: 740-392-7000  
**Listing Agent 2 - E-mail**  
**Listing Office 2 - Phone Number**  
**Listing Agent 3 - E-mail**  
**Listing Office 3 - Phone Number**  
**# of Offices**  
**Township** City  
**County** In Knox County  
**Parcel #** 2 Parcels  
**Listing Date** 6/18/2025  
**Lot Size/Acres** .3211  
**Age** 62  
**Approx Total Living Space**  
**Assessments** 3.00  
**Walls**  
**Utilities**  
**Retail Square Footage**  
**Warehouse Square Footage**  
**Upper Square Footage**  
**Lower Square Footage**  
**Rents Income**  
**Other Income**  
**Net Income**  
**Half Year Taxes Expense**  
**Other Expense**  
**D. B. A.**  
**Documents On File**  
**Associated Document Count** 0  
**Tax ID**  
**Status Date** 6/18/2025  
**Price Date** 3/12/2026  
**General Date** 6/18/2025  
**Days On Market** 267  
**Homestead Y/N** No  
**CAUV Y/N** No  
**Village** Mt Vernon  
**Showing Date**

**FEATURES**

**HEATING**  
 Natural Gas  
**WATER**  
 City

**BASEMENT**  
 Slab  
**GARAGE TYPE**  
 Garage Attached

**EXTERIOR**  
 Brick  
**ACCESS**  
 State Highway

**FLOORS**  
 Concrete Slab  
**LAND STATUS**  
 Land Included

**FEATURES**

<b>SEWER</b> City	<b>DRIVEWAY</b> Paved	City Street	<b>LOCATION</b> Corner Lot
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**FINANCIAL**

Financing Remarks

**SOLD STATUS**

How Sold	Contract Date
Closing Date	Sold Price
Selling Agent 1 - Agent Name	Selling Office 1 - Office Name
Seller Concessions Y/N	Seller Concessions
Financing	

**REMARKS**

**Remarks** Zoned general business, commercial location among other local businesses, high visibility location on the corner of US-36 and S. Adams Street, two parcels totaling .3211 of an acre, ample paved parking, office area plus service area with two overhead doors, brick exterior, priced to sell at \$275,000.

**AGENT TO AGENT REMARKS**

**Showing Phone** 614-255-5588  
**Agent to Agent Remarks** Showings before 9am or after 7pm. Can be flexible if advanced notice.

**ADDITIONAL PICTURES**

