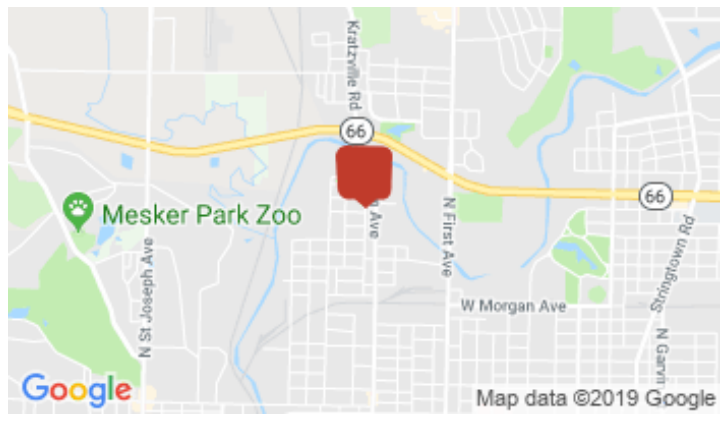


5th Avenue, 2200 N/ #2267

2200 N 5th Ave, Evansville, IN 47710



Listing ID:	30020745
Status:	Active
Property Type:	Industrial For Sale
Industrial Type:	Light Industrial, Mixed Use
Gross Land Area:	0.80 Acres
Sale Price:	\$125,000
Unit Price:	\$27.09 PSF
Sale Terms:	Cash to Seller
Nearest MSA:	Evansville
County:	Vanderburgh
Ceiling:	14 ft.
Office SF:	2,865 SF
Drive-In Bays:	4 Bays
Tax ID/APN:	82-05-13-028-089.037-029
Zoning:	C-4
Property Use Type:	Vacant/Owner-User
Building/Unit Size (RSF):	4,615 SF
Parking Type:	Surface



Overview/Comments

Perfect property for small industrial, light manufacturing company. Good mix of office and warehouse space. 2865 SF office is newly remodeled and has 8 offices, breakroom, 3 restrooms and a heated and cooled high bay research/shop area.

Attached to the office is 1750 SF of warehouse space with 2 overhead doors, 3 phase converter, 480 volt, 200 amp service and 14' ceiling height complete with mezzanine storage.

Yearly Taxes: \$1767

Yearly Insurance: \$600

Contact listing agent for showings.

More Information Online

<https://woodwardrealty.catylist.com//listing/30020745>

QR Code

Scan this image with your mobile device:



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