

11654 E 400 S
Laotto, IN 46763

Industrial
85,975 SF



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Corporate Commercial Group
11495 N Pennsylvania Street Ste. 225
Carmel, IN 46032



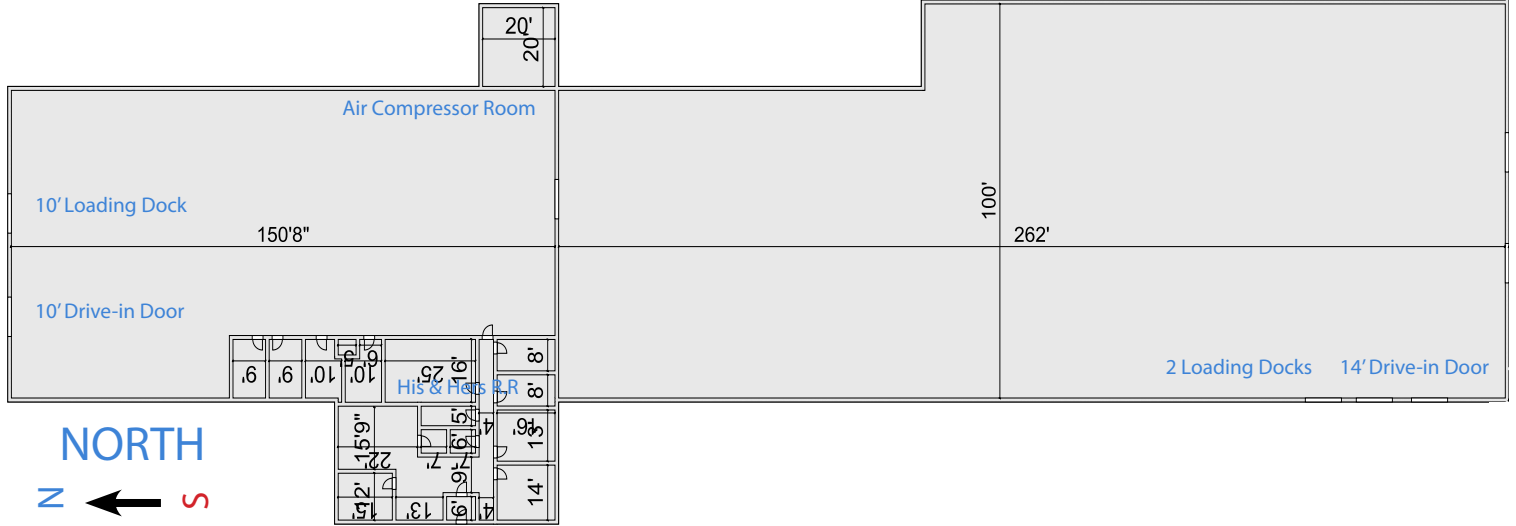
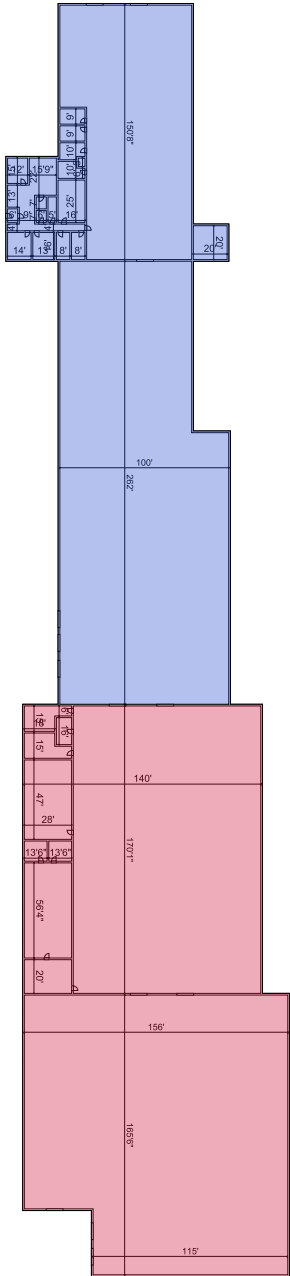
Property Details

11654 E 400 S Laotto, IN 46763

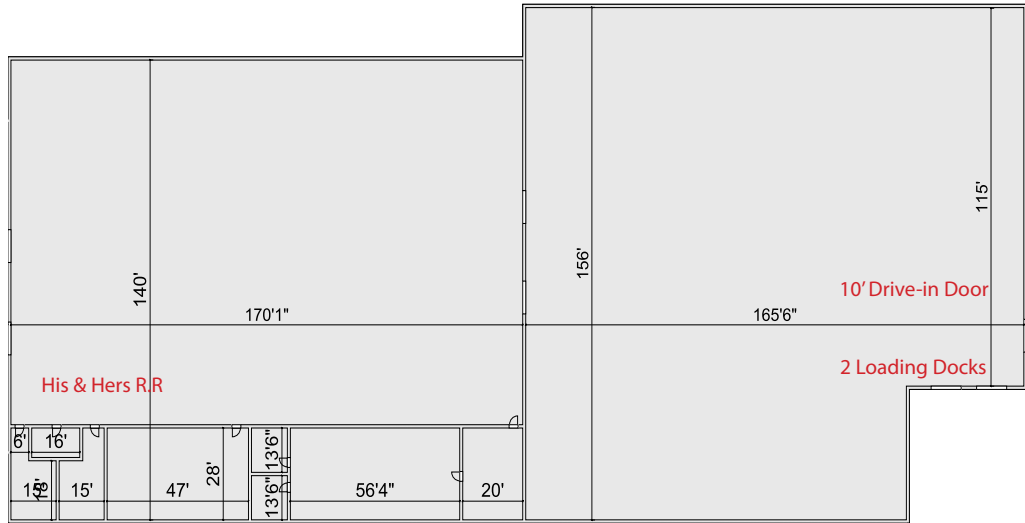
Asking Price:	\$1,300,000.00
Total Acreage:	6.26 Acres
Total Buildings SF:	85,975 SF
Parking:	31,700 SF Concrete Pad
Year Built:	1984
Zoning:	I-1
Building Type:	Industrial Manufacturing
County:	Noble
Parcel ID:	57-21-24-200-019.000-017
Climate Control:	Central Heating and Cooling
Number of Offices:	4
Cranes:	5 ton overhead crane
Distance to Fort Wayne:	15 miles
Distance to Indianapolis:	175 miles



Floorplan



NORTH
N ← S



SOUTH
N ← S

Location Overview



Location Overview



Demographics

KEY FACTS

10 miles

90,992

Population



Average Household Size



Median Age

\$70,075

Median Household Income

EDUCATION

10 miles



No High School Diploma



29%

High School Graduate



34%

Some College



31%

Bachelor's/Grad/Prof Degree

BUSINESS

10 miles



2,867

Total Businesses



53,231

Total Employees

EMPLOYMENT

10 miles



White Collar

64%



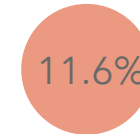
Blue Collar

28%



Services

9%



Unemployment Rate

INCOME

10 miles



\$70,075

Median Household Income



\$33,178

Per Capita Income



\$171,310

Median Net Worth

Variables	1 mile	5 miles	10 miles
2019 Total Population	449	13,068	90,992
2019 Total Households	187	4,994	34,216
2019 Average Household Size	2.40	2.59	2.63
2019 Median Household Income	\$56,907	\$61,069	\$70,075
2019 Median Age	44.4	39.5	38.9