

Warehouse Facility - Evansville, IN / #2352

500 N 2nd Ave, Evansville, IN 47710



Listing ID:	30620369
Status:	Active
Property Type:	Industrial For Sale
Industrial Type:	Flex Space, Free-Standing
Gross Land Area:	3.35 Acres
Sale Price:	\$2,200,000
Unit Price:	\$18.33 PSF
Sale Terms:	Cash to Seller
Nearest MSA:	Evansville
County:	Vanderburgh
Loading:	9 Docks, 9 Doors
Ceiling:	20 ft. / 18 ft. Clear
Office SF:	30,000 SF
Drive-In Bays:	2 Bays
Tax ID/APN:	82-06-19-029-089.001-029; 82-06-19-029-091.001-029; 82-06-19-029-090.014-029
Zoning:	M-2
Property Use Type:	Vacant/Owner-User
Building/Unit Size (RSF):	120,000 SF
Highway Access:	SR 62; US 41; SR 66; I-69
Year Built:	1944
Construction/Siding:	Block, Brick, Steel Frame
Parking Ratio:	1.6 (per 1000 SF)
Parking Type:	Surface



Overview/Comments

- ◆ Well-maintained Industrial facility located in Midtown Evansville. ◆ Centrally located, providing easy access to the Evansville MSA with close proximity to major thoroughfares, highways & road systems. ◆ ± 90,000 SF of warehouse, featuring 9 docks, 2 drive-in doors, secured/fenced storage area & cafeteria. ◆ Newer roof on 2 sections; In the process of installing a new roof over remaining section. ◆ New LED lights in warehouse.
- ◆ Located near Berry Global, Meade Johnson Nutrition, Deaconess Hospital and other major employers

More Information Online

<https://woodwardrealty.catylist.com//listing/30620369>

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Property Contacts



Chris Jackson, CCIM, SIOR

Woodward Commercial Realty, Inc.
 812-205-5580 [M]
 812-474-1900 [O]
 cjackson@woodwardrealty.com