

Self Storage Investment Opportunity



S & L Warehouse Mini Storage

2310 S. SR-3 &
1030 W. Kickpoo St.
Hartford City, IN 47348

Presented by:

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LIST PRICE: \$2,475,000

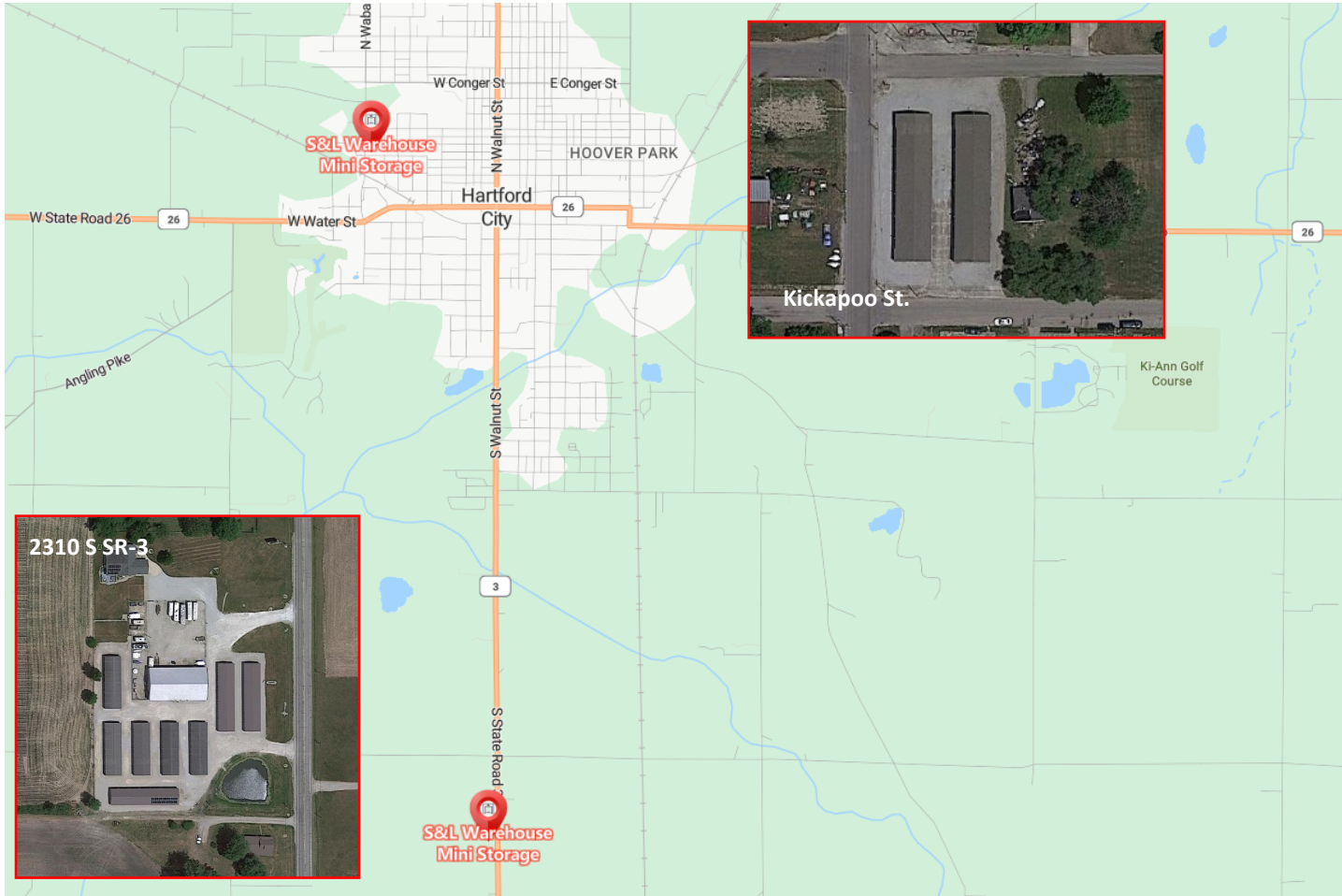
INVESTMENT HIGHLIGHTS

- 2-property portfolio in Hartford City, IN
- 41,000 Net Rentable SF
- 263 Units
- 15 Outside Parking Spaces
- Stabilized asset consistently over 85% occupancy year after year

PROPERTY DETAILS

RSF:	41,000 + outside parking
Units:	263 + 15 outside parking spaces
Acres:	~4.50
Year Built:	1994-2021
Phys Occ:	86%





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