



## **4447 E. PARK 30**

Columbia City, IN

### **PROPERTY HIGHLIGHTS**

- 53,500 SF fully leased investment property for sale
- Single tenant net lease
- Credit grade tenant - Ultra Maritime 5 year lease December 2025
- 27' Ceiling height
- Brand new AC in warehouse
- Sale price (\$6,241,666.66) 6% Cap
- Situated on 4.42 acres zoned IPM
- For Additional information including financials, please request a confidentiality agreement



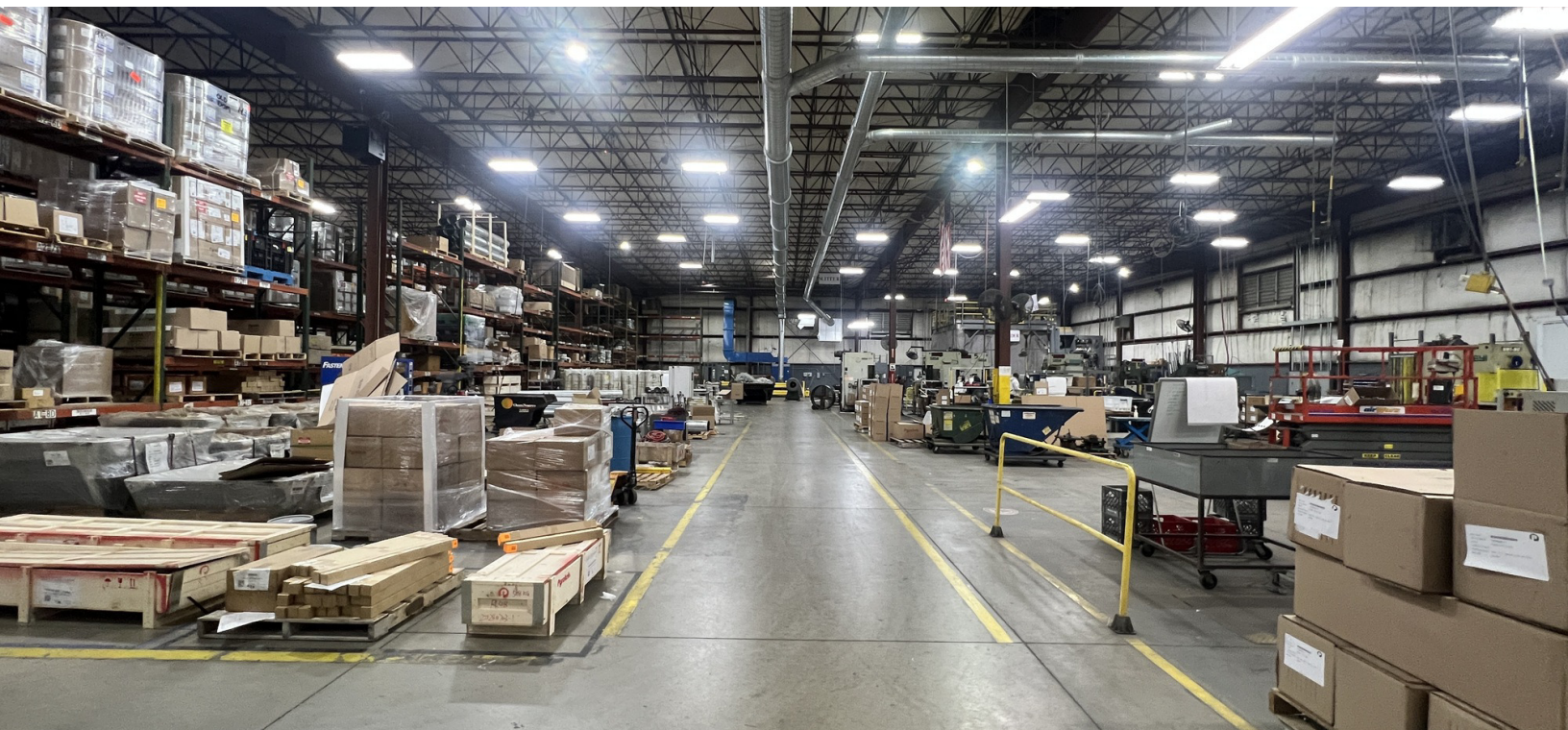
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