



McCOLLY BENNETT
COMMERCIAL *advantage*

SALE

710 FRANKLIN

**710 Franklin Street
Michigan City, IN 46360**

Highly desirable property and is being presented as "subject to offer". Located in Michigan City's Arts District, it is included in the city's Opportunity Zone, Northern TIF, Transit Oriented Development Zone along with other city incentives for residential conversion (2nd Floor), Facade Grant and Riverfront Liquor License availability. Unique to downtown, adjoining lot offers private parking (28 stalls) in addition to on street parking. Updated with passenger elevator.

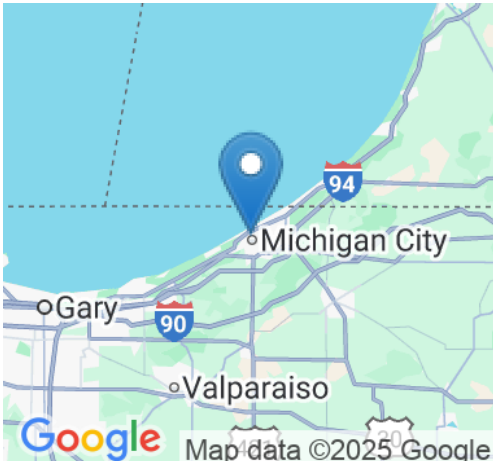
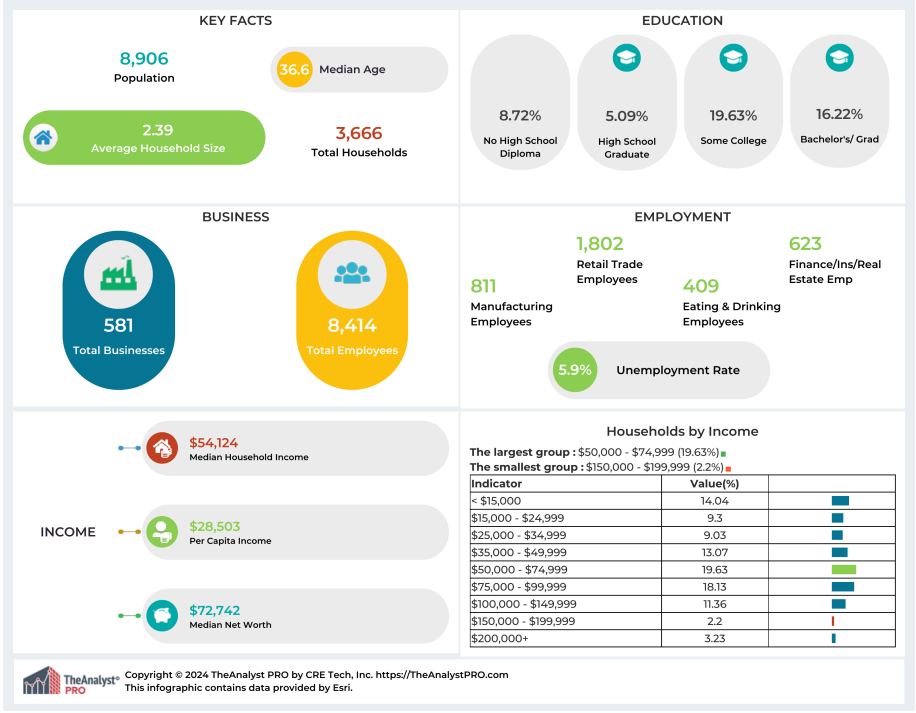
Less than 4 blocks to the train with the new double track, express train to Chicago and is positioned on all four public transportation routes. Michigan City is only 1 hr. from Chicago and 30 minutes to South Bend by car. Walking distance to Lake Michigan.

PURCHASE PRICE:
\$1,600,000.00

Land Size: 0.46 Acres
Property Size: 21,730 Sq. Ft.
Year Built: 1914

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