

# BND

COMMERCIAL

COMMERCIAL LAND > FOR SALE  
9.8 ACRES  
N. BROADWAY  
HUNTINGTON, INDIANA



## HIGHLIGHTS:

**Acreage:** 9.8 Acres (Adjacent Parcel Also Available)

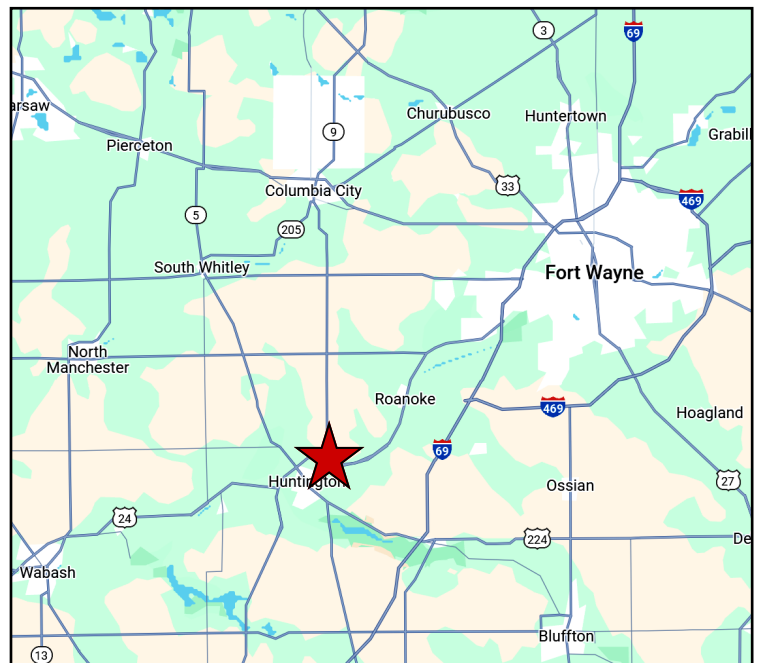
**Location:** Close to City of Huntington

**619.4' Frontage on US 24**

**Potential Uses:** Medical, Apartments, Retail, Light Industrial

**Zoning:** GB (*General Business*)

**Sale Price:** \$120,000 / Acre



**Dave Stemen**  
Cell: (260) 403-0185  
ds@bnd.net

1021 S. Calhoun Street | Suite One  
Fort Wayne, IN 46802  
(260) 407-0900 | www.bnd.net



**BND**

COMMERCIAL

**COMMERCIAL LAND > FOR SALE**  
**9.8 ACRES**  
**N. BROADWAY**  
**HUNTINGTON, INDIANA**



**Dave Stemen**  
Cell: (260) 403-0185  
ds@bnd.net

1021 S. Calhoun Street | Suite One  
Fort Wayne, IN 46802  
(260) 407-0900 | [www.bnd.net](http://www.bnd.net)



**COMMERCIAL LAND > FOR SALE**  
**9.8 ACRES**  
**N. BROADWAY**  
**HUNTINGTON, INDIANA**

### Property Highlights

Parcel Number	35-05-11-100-170.325-004
Address	North Broadway
City / State / Zip	Huntington / Indiana / 46750
Sale / Lease	Sale
Land Size	9.8 Acres
Frontage	619.4' on US 24 730.6' on N Broadway
Zoning	GB (General Business)
Nearest Highway	U.S. Hwy. 24

### Utilities

	Company
Gas	NIPSCO
Electric	Heartland REMC
Water	Well

### Sale Information

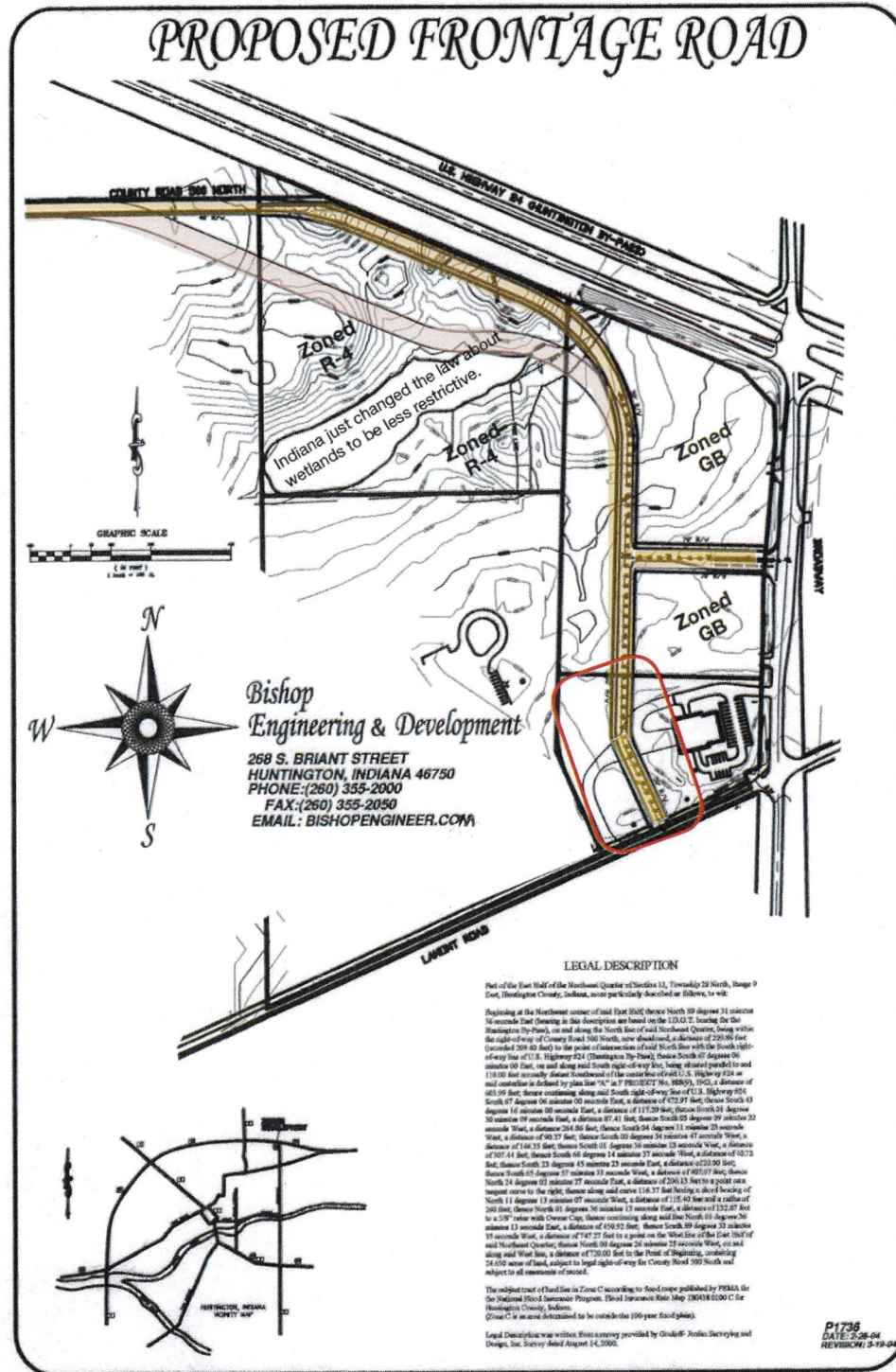
Sale Price	\$120,000 / Acre
Terms	Cash at Closing
Annual Taxes	\$317.28
Tax Year / Pay Year	2024 / 2025

The information contained herein was obtained from sources we believe to be reliable. We cannot be responsible, however, for errors, omissions, prior sale, withdrawal from the market or change in price. Broker makes no representation as to the environmental or structural condition of the property and recommends independent investigation by all parties.

**Dave Stemen**  
Cell: (260) 403-0185  
ds@bnd.net

1021 S. Calhoun Street | Suite One  
Fort Wayne, IN 46802  
(260) 407-0900 | [www.bnd.net](http://www.bnd.net)





The information contained herein was obtained from sources we believe to be reliable. We cannot be responsible, however, for errors, omissions, prior sale, withdrawal from the market or change in price. Broker makes no representation as to the environmental or structural condition of the property and recommends independent investigation by all parties.

**Dave Stemen**  
Cell: (260) 403-0185  
ds@bnd.net

**1021 S. Calhoun Street | Suite One  
Fort Wayne, IN 46802  
(260) 407-0900 | [www.bnd.net](http://www.bnd.net)**