















Coldwell Banker Commercial
Lunsford
400 N High Street Suite 110
Muncie Indiana 47305
765-289-2228

MLS 201837423 Active		Address 900 W Fuson		City Muncie	Zi 47302	\$1,592,000	
Area Delaware County Twp Center Sub None Class LOTS AND LAND Industrial Land Type Use Industrial		  		 NO IMAGE AVAILABLE		 NO IMAGE AVAILABLE	
Price/Acre \$19,900.00 Can Property Be Divided? No PUD No Road: Access City Surface Asphalt Frontage City Fr Lgth Options		 NO IMAGE AVAILABLE		 NO IMAGE AVAILABLE		 NO IMAGE AVAILABLE	
List Date 8/20/2018 DO 2 Short Sale No Reo No Original \$1,592,000		 NO IMAGE AVAILABLE		 NO IMAGE AVAILABLE		 NO IMAGE AVAILABLE	
Possessio Negotiable  School District Muncie Community Schools Elem Southview		Agent HC 26 Client HC 2 Midd Southside		High Central			
List Mike Lunsford - Home: 765-748-4843 Co-Agent Brian Allardt - Cell: 765-808-1400 Listing Office Coldwell Banker Lunsford - MAIN: 765-289-2228		 Assoc Doc 1					
						Original MLS #	
Improvements Fence Rail Siding Yes Rail Siding Description Structure/Bldg Imprvm No		Approx Acres 80.0000 Lot Dimen 1300x2680 Easements Yes Parcel Level, Undeveloped, Tillable, 15+ Section # Lot # Location Industrial Park Side of Road North Cross Street		Legal Desc Part E Half SW Qtr 80 Acres 282010 Tax ID Parcel ID 18-11-28-300-003.000-001 Parcel ID 2 Ann. Taxes \$3,230.00 Yr Payable 2018 Assessed Value Other Fees Frequency Description Owner RE License Y/N No Agent/Owner Related No		Assoc Dues Assoc Dues Freq Not Assoc Restrictions Exemptions No Exemptions Proposed Financing Types Cash, Conventional Auction No Date Tim Reserve	
Leased Acres Yes Gross Monthly Rent Date Lots Available Seller Owns Planted Crops # Timber Acres # Tillable Acres 80.00 # Wooded Acres # Pasture Acres Wetlands Zoning Zoning Description Industrial Park		Land Features Miscellaneous Water Access Water Type Waterfront No Water Name Water Frontage Water Features Lake Type Excluded from Sale		Water Utility Available Sewer Type City Fuel Type Available Electricity Type Available Restrictions Parking Curb No CRP(Consrvtm Resrve Prog)		Documents Available Plat Map	
 Directions Cowan road S. to Fuson Rd. E. to property							
Industrial Park zoned 80 acres with rail access. This site is level and ready for development. Currently used as agricultural land. 1300+/- feet of frontage on Fuson Rd. Easy access to Start Road 67 for access to Interstate 69. Industrial users, Magna Powertrain adjacent to the west and Progress Rail, (A Caterpillar Company) to the north.							
Sell Agent Sell Office How Sold		CoSell CoSell Office Conc Pd		Closing Date Selling Price			
Type		SP/LP%		Sold/Conc Rmks			
This report contains partial listing data. To view complete listing information view a full detail report.							
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