

INDUSTRIAL FOR SALE

501 NW 4TH ST

501 NORTHWEST 4TH STREET, EVANSVILLE, IN 47708



OFFERING SUMMARY

PRICE:	\$850,000
BUILDING SF:	10,058
DOCK DOORS:	2
LOT SIZE:	0.62 Acres
PARKING:	22 Spaces
WAREHOUSE SF:	-/+ 3,800
YEAR BUILT:	1977
ZONING:	C-4

PROPERTY OVERVIEW

- Sale Price: \$850,000
- Parcel ID: 82-06-30-029-033.013-029
- Approx. 3,800 SF of warehouse space that includes a small office and restroom
- Located at a major intersection for downtown
- No more than 10 mile commute from any side of town
- Ease of access to Lloyd Expressway
- Several professional offices in the area



HAHN KIEFER REAL ESTATE SERVICES

1352 E Division St
Evansville, IN 47711



JOE KIEFER

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