



# 1755 Fulton St

Elkhart, IN 46514

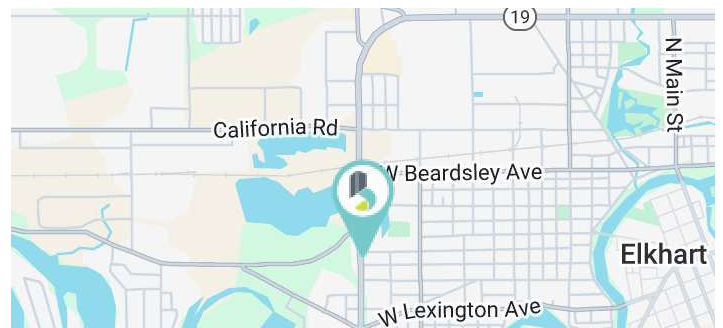
## Property Highlights

- **Prime Location for Medical:** Strategically situated just minutes from Elkhart General Hospital and adjacent to Beacon Medical, offering excellent proximity to healthcare services and a strong referral network.
- **Turnkey, Fully Renovated Interior:** Recently remodeled with new LED lighting, skylights, carpet, paint, and countertops—designed to support immediate occupancy and professional presentation.
- **Efficient, Patient-Centered Layout:** Includes a welcoming vestibule, spacious lobby and waiting room, ample space for a check-in counter, 10 private exam rooms, 3 restrooms, a break room, and glass partitions for a modern, open feel with privacy.
- **Large surface lot:** provides convenient on-site parking for staff and visitors.

### SALE PRICE

**\$649,000**

Lot Size:	0.63 Acres
Building Size:	4,224 SF
Traffic Count:	ADT 25,311 CR 19
Zoning:	O; Office District



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**Virtual Tour**







