

OFFICE

FOR SALE



Ashberry

Real Estate

COMPLETELY RENOVATED
HISTORIC DOWNTOWN PROPERTY

*624 W Wayne Street Fort Wayne
In 46802*

*6380 sq ft / private paved
parking lot – 12 spaces*

Completely renovated

Jennifer Timms Managing Broker
PH: 260-452-9268
jen@ashberryrealestate.com

Property Details

Total sq ft – 6380

1st – 2597

2nd – 2597

3rd – 1200

Unfinished Basement

Acreage .23

Sale Price - \$1,100,000.00

Available - Immediately

Date of Construction – 1876

Building Type – Office

Type of Construction – Masonry

Number of Stories – 3

Restrooms – 5

Property Taxes

Parcel – 02-12-02-355-055.000-074

Annual Taxes - \$12,018.

Roof – Man Made Slate

Heat – Gas Forced Air 4 Units
(replaced in '15)

AC – 4 Central Units (replaced
in '15)

Parking Spaces - 12

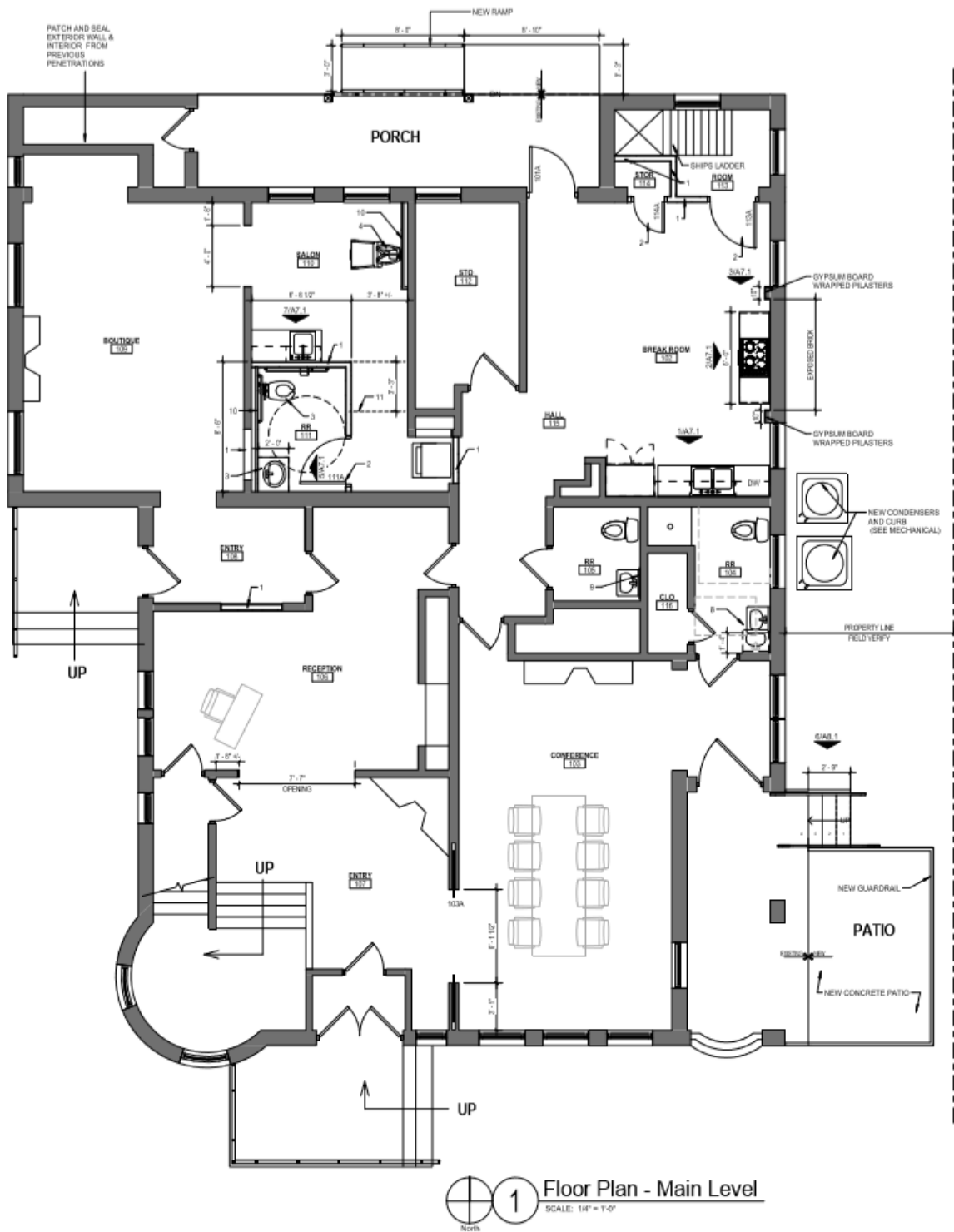
Utilities –

Electric – Indiana Michigan

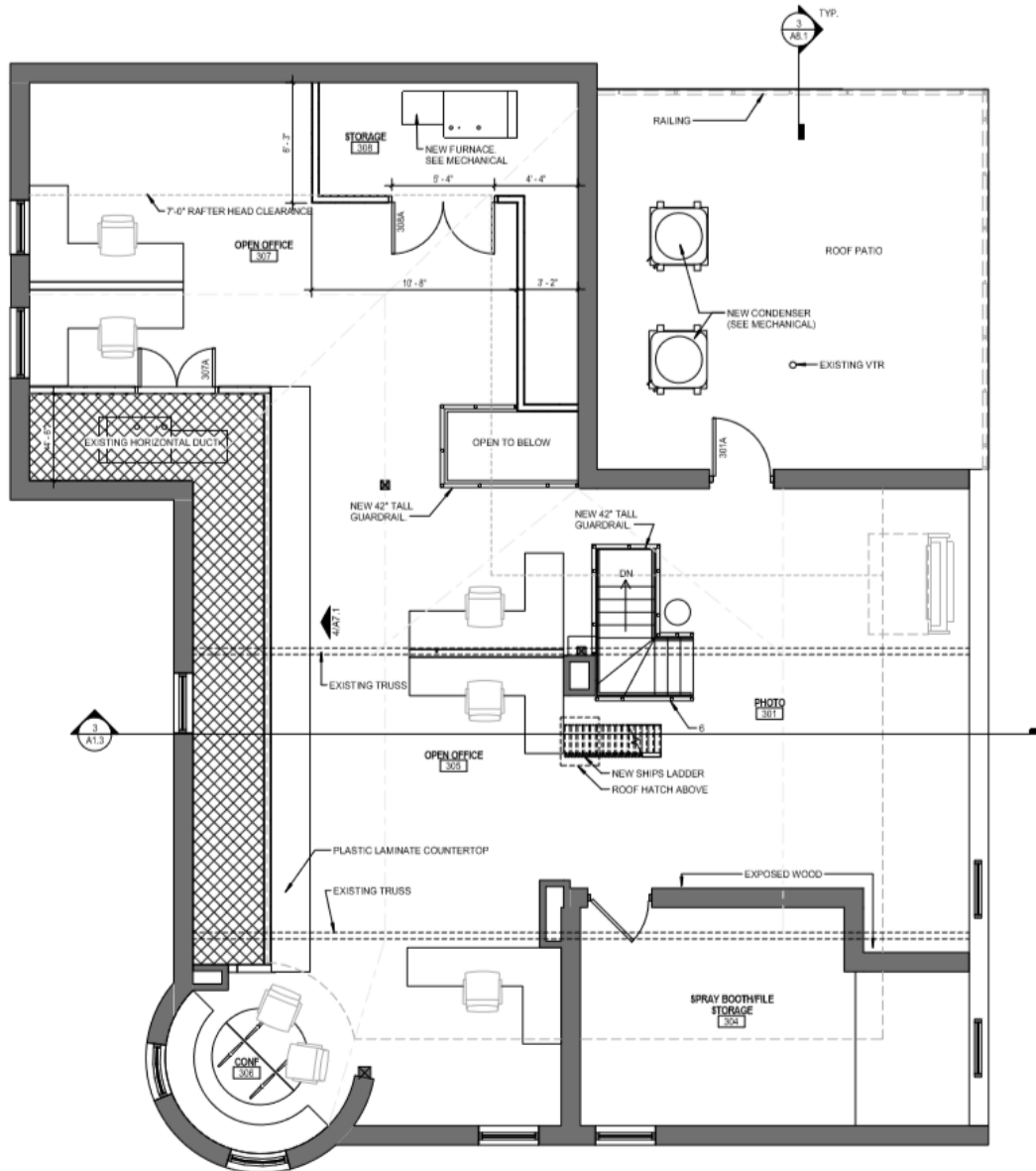
Power - \$189/mo avg

Natural Gas – Nipsco - \$460 / mo
avg.

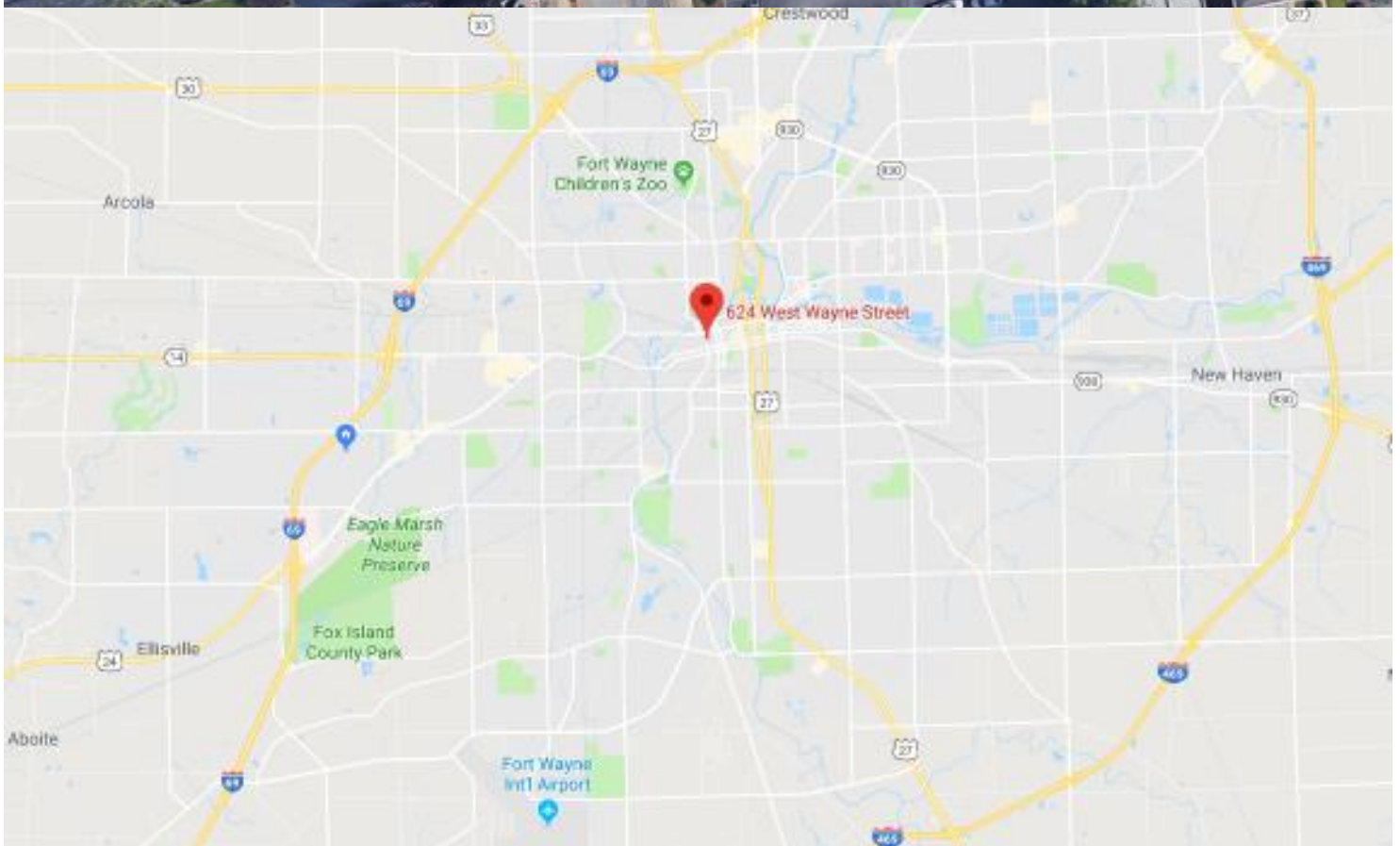
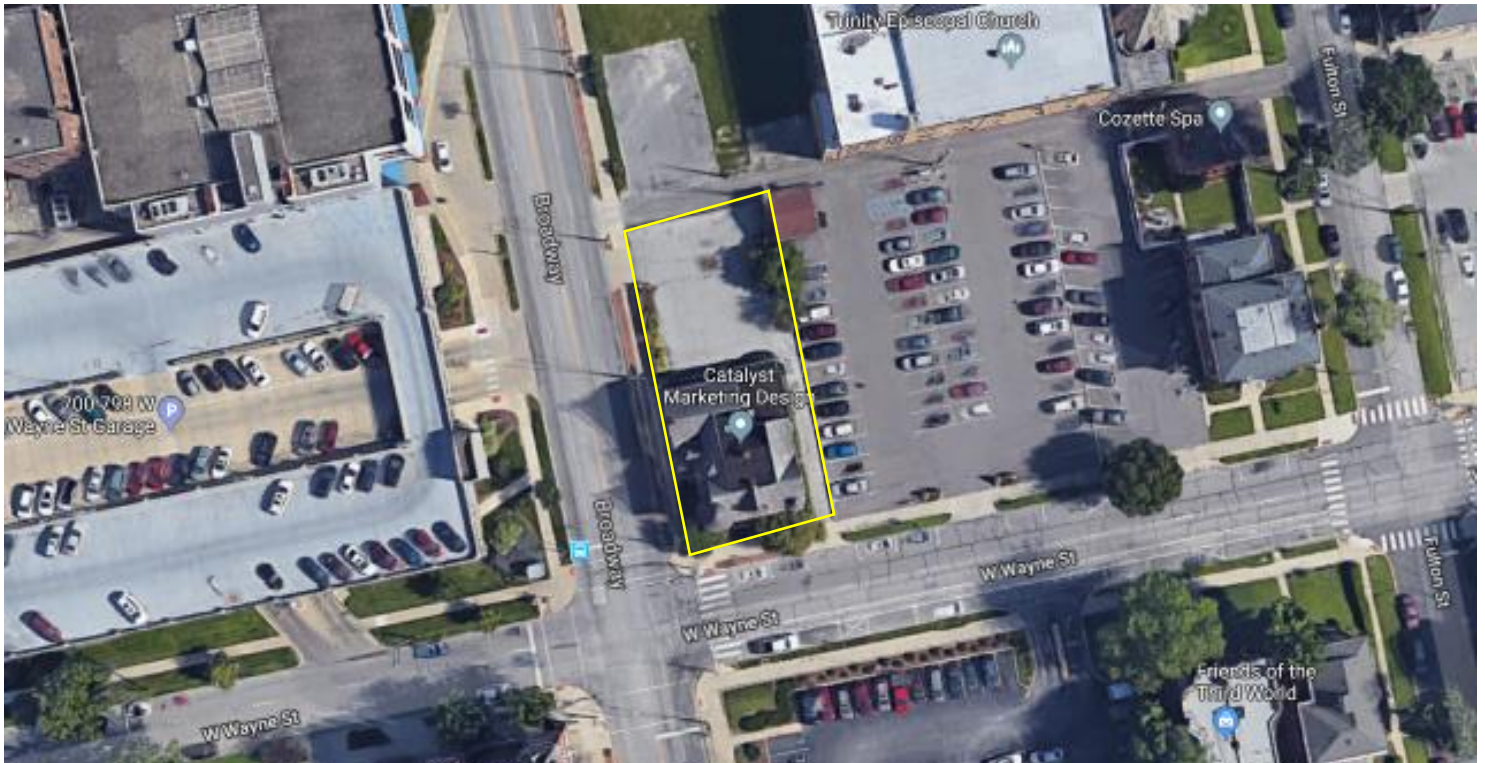
FIRST FLOOR



THIRD FLOOR



PROPERTY LINES & SITE LOCATION

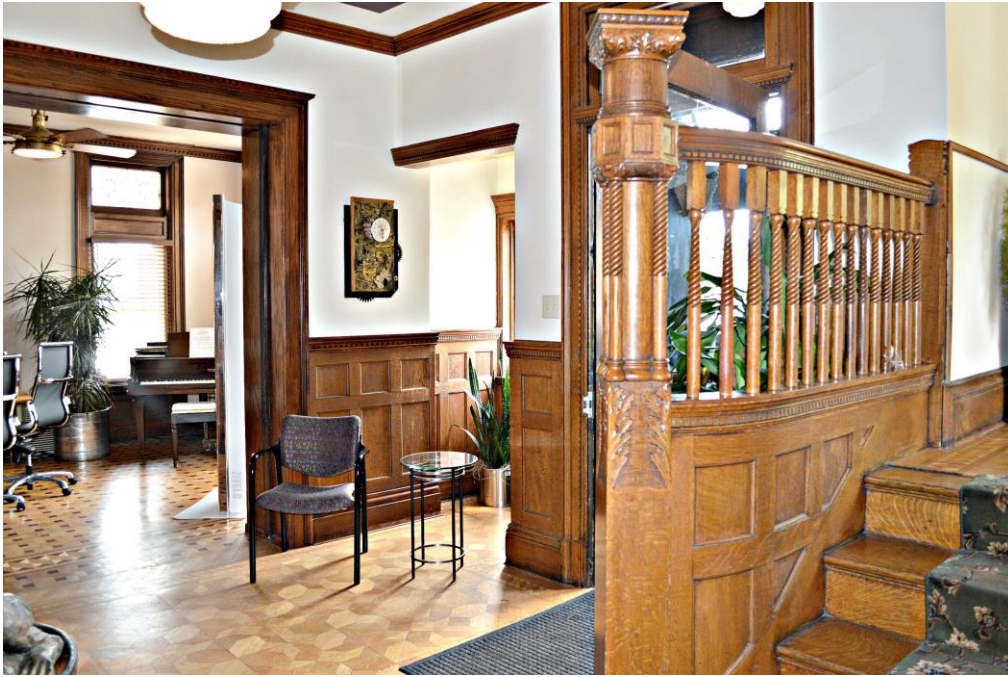


Offered By: Ashberry Real Estate

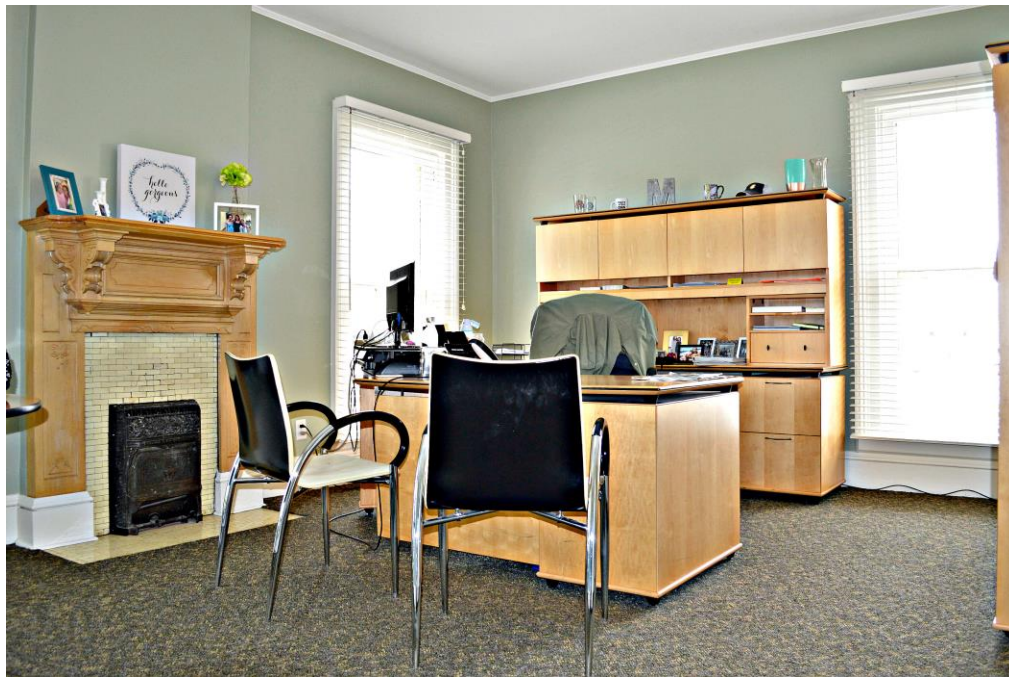
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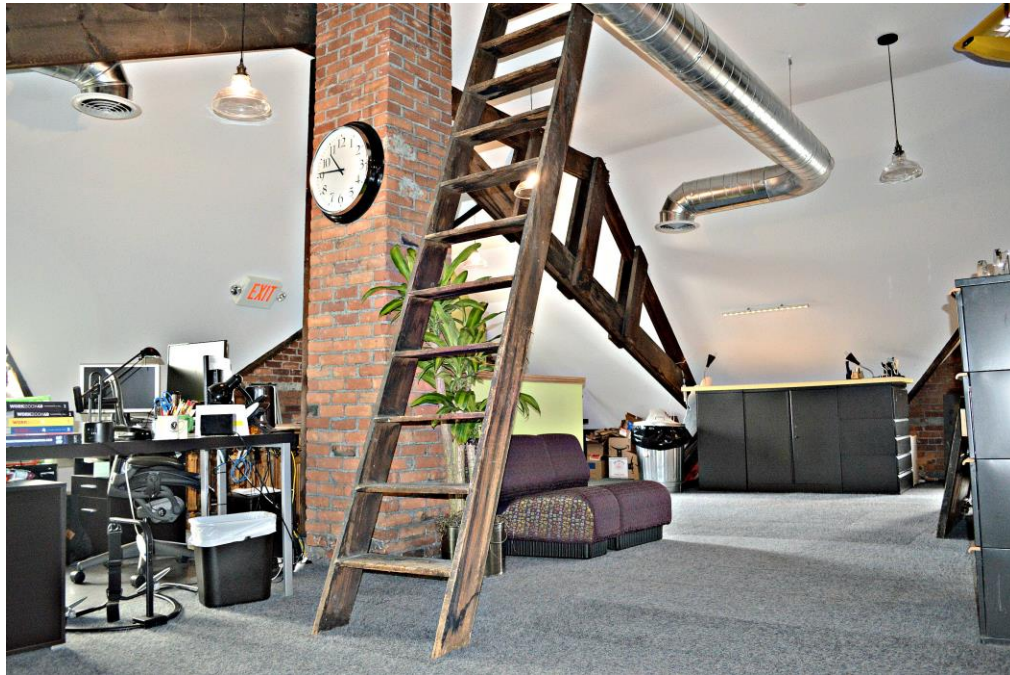
SECOND FLOOR



SECOND FLOOR



THIRD FLOOR



THIRD FLOOR

