

ONLINE AUCTION

Allows For Contingencies



STARTING BID:
\$199,000

LENDER OWNED ±65,000 SF INDUSTRIAL WAREHOUSE

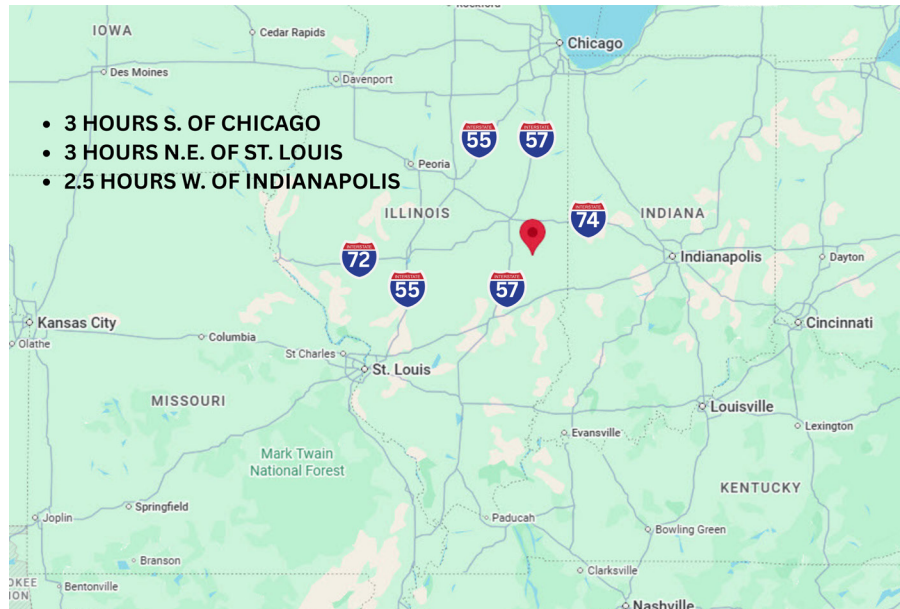
2475 E US Highway 36, Newman, IL 61942

FRE Auctions and BarberMurphy are pleased to present the Online Auction Plus event (allows for contingencies) for the ±65,383 SF warehouse/manufacturing facility on ±5.39 acres in Newman, IL.

The information contained herein was obtained from sources deemed to be reliable and is believed to be true; it has not been verified and as such, cannot be warranted nor form a part of any future contract. All measurements need to be independently verified by the purchaser.

PROPERTY HIGHLIGHTS

- Ideal for owner-user or investor to redevelop and renovate to suit their needs
- ±15,000 food grade manufacturing plant with ±1,352 SF of office space and ±48,648 warehouse space
- Three (3) 15' Drive-In Doors and (2) 15' Exterior Docks
- 20 ft clearance with 40'-60' bay spacing
- Concrete construction with 10" thick reinforced floors and features interior containment walls for liquid spill protection
- 250 gallon hot water heater and piping for process water
- Trane HVAC system to control temperature and humidity
- Power: 480v, 3 phase, 4600 amps electrical service
- Well suited for cannabis, a license may be available with purchase



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