ENDEAVOUR COMMERCIAL

INDUSTRIAL BUILDING FOR SALE

2941 Moose Trail Drive
Elkhart, IN 46514

PROPERTY HIGHLIGHTS

Sale Price: $495,000

Total Size: 26,590 SF

Office: 10,586 SF

Land: 2.85 Acres

Zoning: M-1 Light Manufacturing

Year Built: 1956

OH Doors: 2-18'x14' w/openers & 1-12'x8'

Docks: 4 interior

Eave Height: 12' to 16'

Construction: Block

Roof: Rubber membrane

Power: 480 Volt/1200 Amp Panel/3 Phase

Lighting: Fluorescent

Heating: Roof top, mini split, and radiant

Air-Conditioning: Office & some warehouse

Fire Protection: No

Restrooms: Multiple

Utilities: City Water & Sewer

Taxes: $13,723.60

PROPERTY DETAILS

This former commissary building is located on the north side Elkhart, IN just off CR 6 with easy access to I-80/90 and the Nappanee Extension. The building was the former commissary for the toll road plazas and then occupied by Boonie Doon Ice Cream as a distribution center. All the cooling equipment was removed some time ago but the freezer and refrigeration rooms are still intact. There is a separate dock area that loads directly into the former freezers. The office and lab space area are approximately 10,586/SF. The building features 480v power, 4 docks, 1 grade level overhead doors, and a security system.

Make contact.

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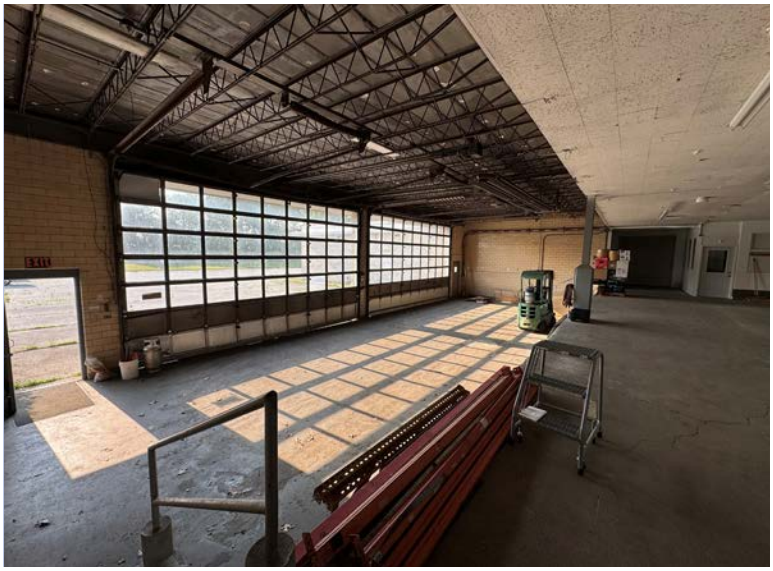

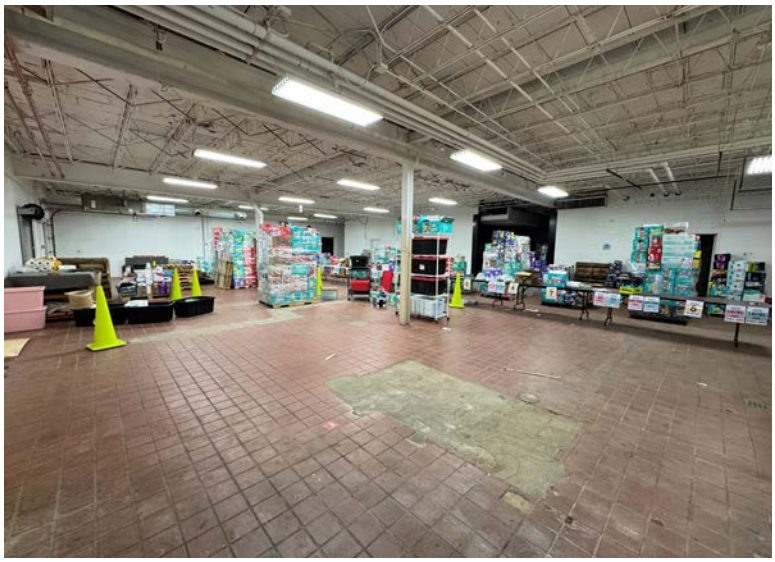

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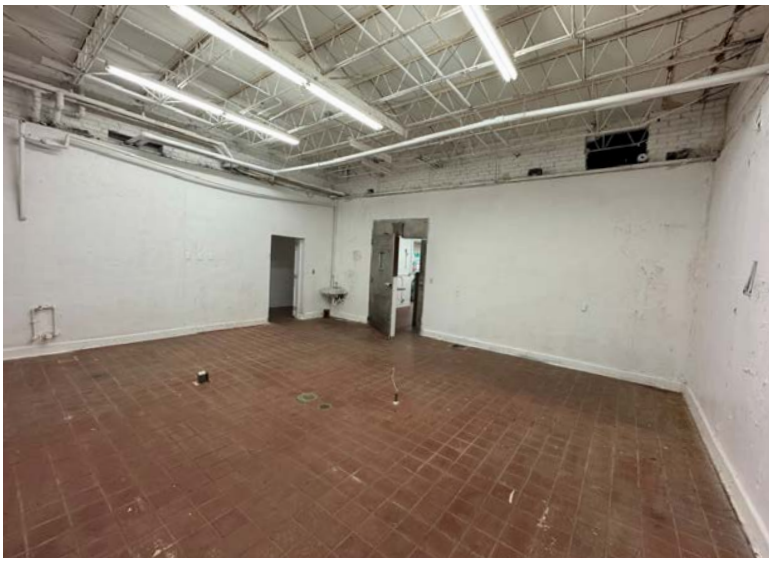

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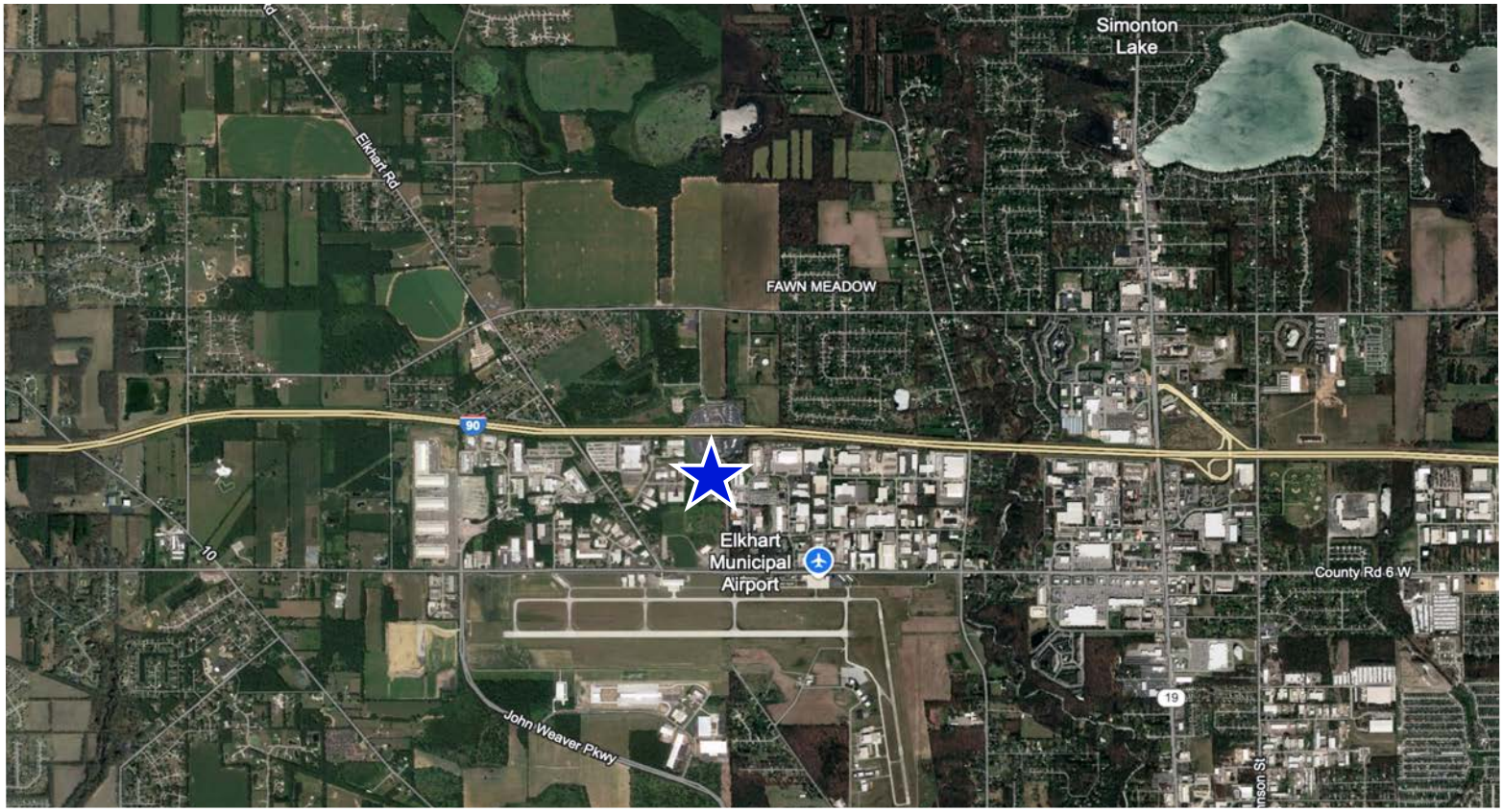

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