

2600 Elkhart Road Goshen, Indiana

PROPERTY HIGHLIGHTS

Lease Price: \$5,000/month NNN

3% annual increases

Sale Price: \$1,400,000

Total Size: 3,132 SF

Office: 2,262 SF

Garage/Shop: 870 SF

Land: 6.42 Acres

Zoning: B-3

Year Built: 2006

Grade Level Doors: 1

Garage/Shop Height: 10' – 12'

Construction: Pre-engineered Steel
Wood gabled ceilings

Lighting: LED

Heating: Gas forced air

Air-Conditioning: Yes

Restrooms: 2-office area

Utilities: City water and sewer



PROPERTY DETAILS

High traffic area with excellent visibility on US 33 (Elkhart Road).
Property features two curb cuts with 300' of frontage on US 33/Elkhart Road.
870 SF of garage/shop space and 2,262 SF of office space.
Office space has 7 offices and 2 restrooms.
New updated LED lighting in office space.
The garage/shop area has one 10' overhead door.
There is a breakroom area and reception area.
25,000 SF asphalt
Signage in front



Make contact.

Sharon Welsh

Broker

Cell 574-903-5262

Direct 574-501-3207

sharonw@endeavour-grp.com

Endeavour Commercial

22047 Endeavour Dr., Elkhart, IN 46514

P 574-292-7995

endeavour-grp.com



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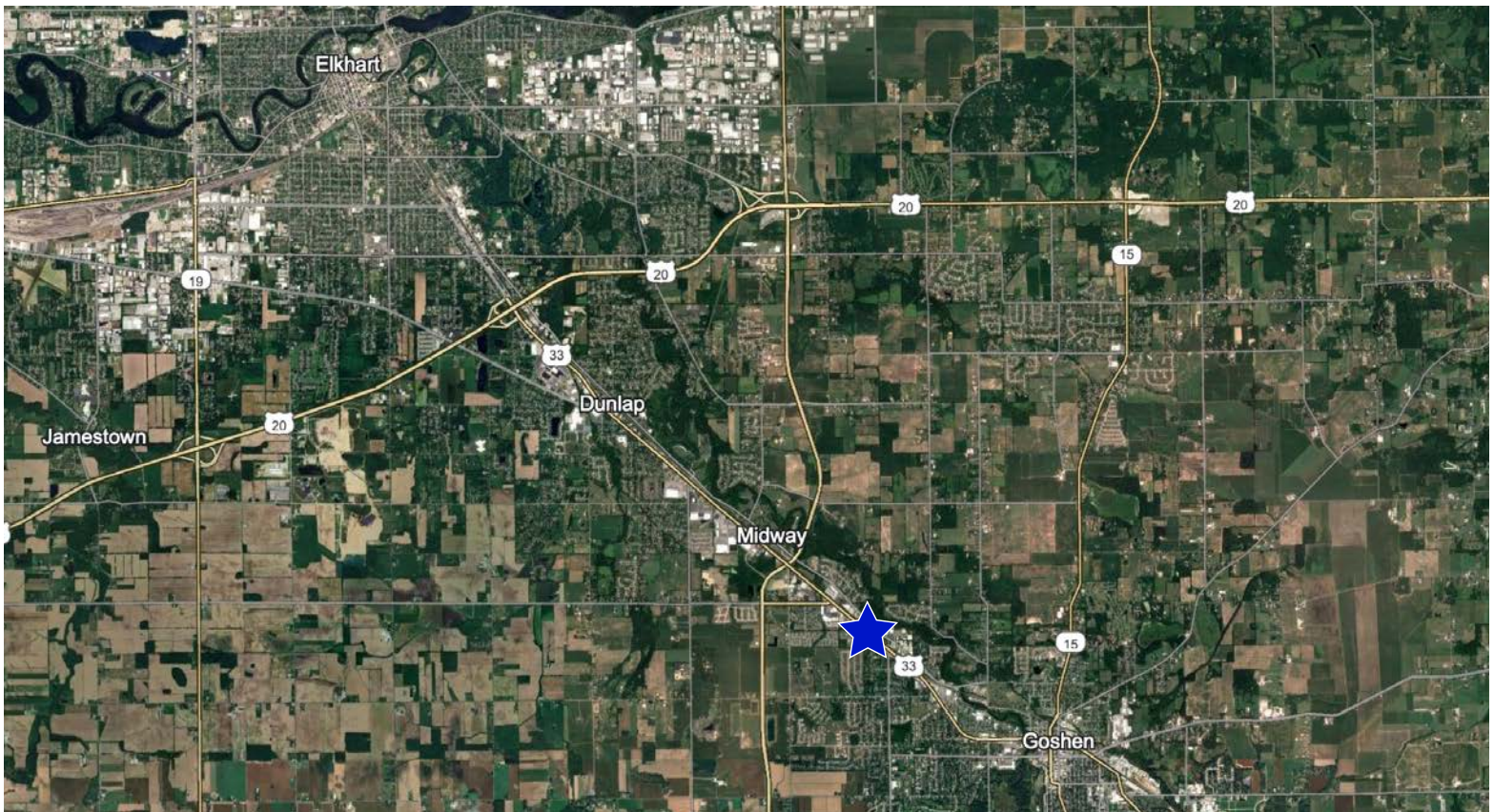
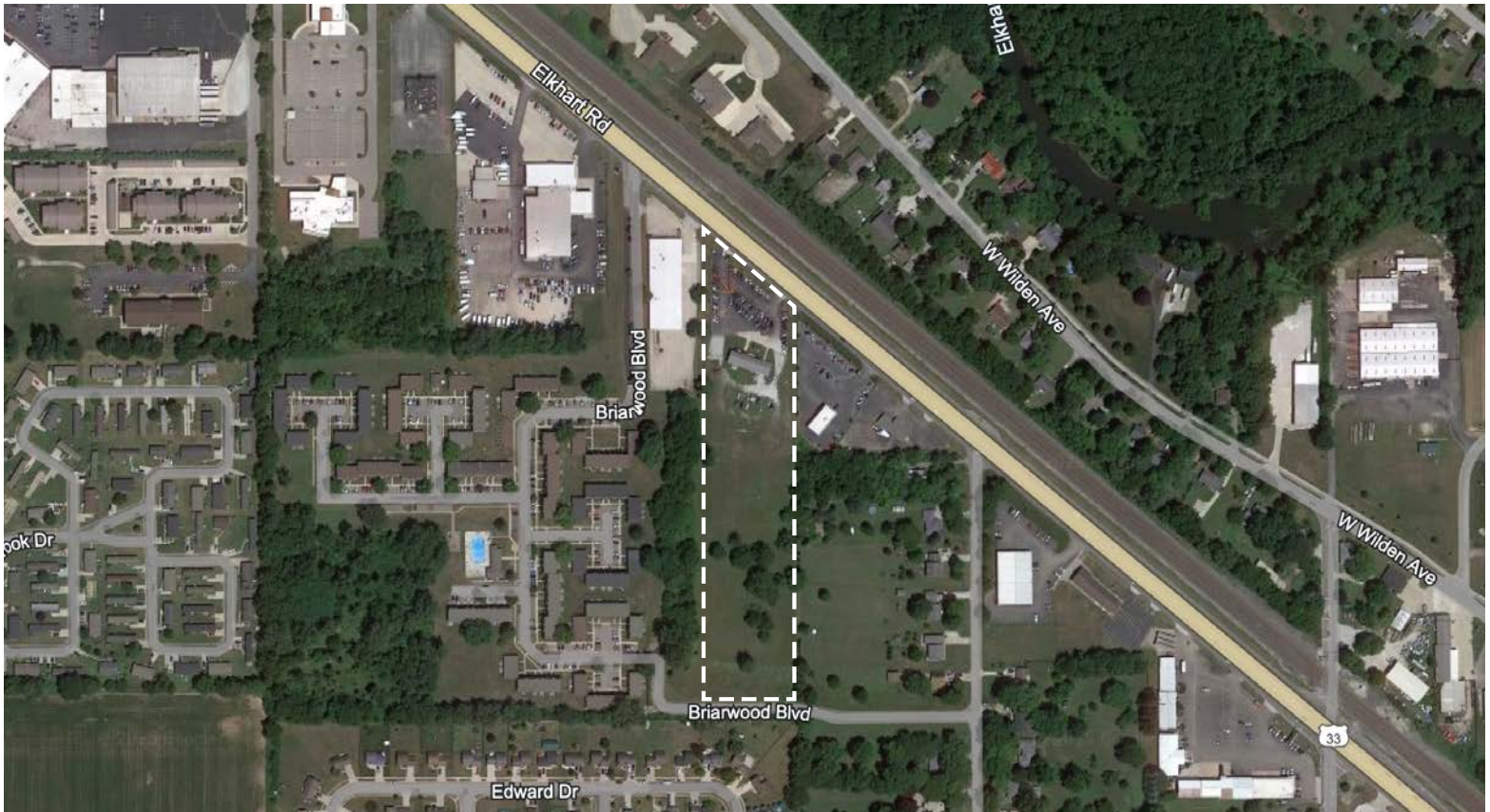
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