



EDC of Elkhart County, Indiana

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www.elkhartcountybiz.com

"Concierge to
Elkhart County Industry"



1809 West Hively Avenue

Incentives for expansion and relocation...

EDC of Elkhart County
Dorinda Heiden-Guss
edc@elkhartcountybiz.com

- Navigation through the local and state incentives process.
- Demographic and economic data.
- Local sourcing and local connections.

We are here to make your move a fast and pleasant experience.

3 Buildings for Sale or Lease

Elkhart, IN 46517

120,425 SF

8.87 Acres

\$1,345,000



Property and cost information...

Real Estate Agent
Pete Letherman
pete@fmstone.com
FM Stone Commercial
421 South Second Street
Elkhart, IN 46515
Tel: 574-296-1310
Fax: 574-295-1711
www.fmstone.com



Ceiling Heights to 15' – 16' Former Use: RV Manufacturing (Monaco Coach Plants 5, 6 & 7)

Plant 5:
35,977 sf
10 Grade-level loading doors

Plant 6:
71,128 sf
1 exterior dock
22 Grade-level loading doors

Plant 7:
13,220 sf
2 Grade-level loading doors

Zoning:
M-1 Limited Manufacturing

Utilities:
Electric: Indiana Michigan Power
Gas: NIPSCO
Water: City of Elkhart
Sewer: City of Elkhart

Proximity to markets:

- South Bend: 16 miles
- Grand Rapids: 110 miles
- Chicago: 115 miles
- Indianapolis: 150 miles
- Cleveland: 245 miles
- I-80/I-90: 8 miles
- I-69: 60 miles
- I-65: 82 miles

