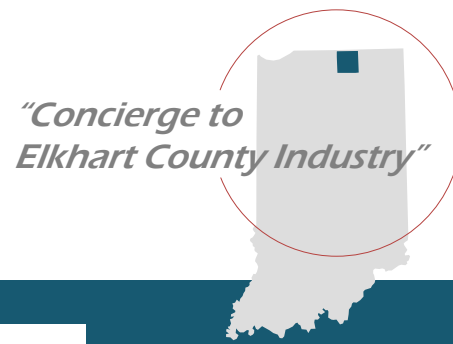




EDC of Elkhart County, Indiana

102 W. Lincoln Ave., Suite 210
Goshen, IN 46526
Toll-free 877-535-1002, Phone 574-535-1002
Fax 574-535-1022
www.elkhartcountybiz.com



300 NIBCO Parkway, Suite 200

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.

Office Property for Lease

Elkhart, IN 46516
4,200 SF

\$16.50/SF/Year



Property and cost information...

Real Estate Agent

Therese M. Geise
574-522-7100

Steve Pettit

574-533-7310 Ext. 377
CBRE CB Richard Ellis
www.cbre.com



4,200 SF Total Available
Minimum Divisible: 500 SF
Maximum Contiguous: 4,200 SF

3-Story Building
Located on the Elkhart Riverwalk
and 2 blocks from Main Street.
Abundant on-site (26) and off-site
paved parking
Quality tenant mix.

Build to suit opportunities

Modified Gross, 36 months.

Building Type:

Class A

Office Building

Year Built: 2005

Total building SF: 18,000 SF

Proximity to markets:
South Bend: 23 miles
Grand Rapids: 111 miles
Chicago: 110 miles
Indianapolis: 181 miles
Cleveland: 241 miles

