



EDC of Elkhart County, Indiana

102 W. Lincoln Ave., Suite 210
Goshen, IN 46526
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www.elkhartcountybiz.com

"Concierge to
Elkhart County Industry"



County Rd 12 & County Road 37

Incentives for expansion and relocation...

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

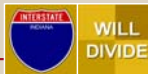
- Navigation through the local and state incentives process.
- Demographic and economic data.
- Local sourcing and local connections.

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

Land for Sale

Middlebury, IN 46507
133+/- Acres

\$20,000/Acre (Industrial)
\$4,000/Acre (Agricultural)
\$1,000/Acre (Wetland)



Property and cost information...

Developer
Ryan Gableman
ryangableman@cressyandeverett.com

Grubb & Ellis, Cressy & Everett
3930 Edison Parkway
Suite 200
Mishawaka, IN 46545
Tel: 574-271-4060
www.cressyandeverett.com



- Industrial
- Agricultural
- Wetland

Proximity to markets:

South Bend: 30 miles
Grand Rapids: 96 miles
Chicago: 119 miles
Indianapolis: 172 miles
Cleveland: 232 miles
I-80/I-90: 3 miles
I-69: 47 miles
I-65: 90 miles



Just minutes to Interstate 80-90.

Zoning:
M-1 General Manufacturing

Utilities:

Water: Town of Middlebury
Sewer: Town of Middlebury