



**Economic Development Corporation  
of Elkhart County, Indiana**

102 W. Lincoln Ave.  
Suite 210  
Goshen, IN 46526

"Concierge to Elkhart County Industry"

Toll-free 877-535-1002  
Phone 574-535-1002  
Fax 574-535-1022

www.elkhartcountybiz.com

**Elkhart East – Area B**

**Real Estate Agent**  
**Robert Letherman**  
rob@northlandcorpindiana.com  
Northland Corporation  
Post Office Box 1322  
Elkhart, IN 46515  
Tel: 574-262-2576  
Fax: 574-264-3975  
www.elkharteast.com

**Property listed at...**  
www.northlandcorpindiana.com

**Zoning:**  
Business Park

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

**Land for Sale**

Elkhart, IN  
100 Acres

at Interchange 96 on I-80/90  
Elkhart, IN

**Starting at  
\$55,000/Acre**



The Midwest's Largest Verizon  
Smartpark™  
"Intelligent Property Capability" -  
high-tech, fiber-optic infrastructure.  
Premier Location: Easily  
accessible, convenient and highly  
visible.  
1-day access to 43 million people.  
lower taxes.  
lower construction costs.  
District Tax Advantages.  
Utilities on site.

**Proximity to markets:**

- South Bend: 23 miles
- Grand Rapids: 99 miles
- Chicago: 112 miles
- Indianapolis: 177 miles
- Cleveland: 234 miles
- I-80/I-90: 0 miles
- I-69: 46 miles
- I-65: 82 miles



**Labor Force (2008)**

Within 5 miles – 22,079  
Within 10 miles – 74,272  
Within 40 miles – 558,890

