

1822 Grand Avenue

COMMERCIAL FOR LEASE FULL REPORT

New Castle 47362
Lease Price \$1,000

Unit/Apt #
Per Month



MLS # 202146019 Ori... \$1,000 Lease \$ DOM 21 Status Active
Area Henry County Township Henry Type Other/Unknown
Currently Leased No Lease Term Remaining None
Business Name LDR 11/2/2021 12:31 PM
Price Chg 11/2/2021 Pend Date Closing Date
Close Allw

Lease Term 3 or More Years Tenant Pays Utilities, Interior Bldg Maintenance, Other

Lease Type Gross Lease

Owner Pays R.E. Taxes, R.E. Insurance, Exterior Bldg Maintenance

Aprox Lot Size 21,780
SqFt Source
Total AG SqFt 2,056

Annual Taxes \$906.00
Yr Taxes Pay. 2020
Assd Value \$ \$29,400.00

Property Information

Room	Abv Grd SqFt	Below Grd SqFt	Fin Office SqFt	Story
Bldg 1	2,056	0	0	1
Bldg 2				
Bldg 3				

Acres 0.5000 Interior Hgt 10 ft
Lot Dim .5 Ceiling Height 10 ft
Parking Built 1963 New No
Bldg Height # Stories 1.0

Features:

PRESENT USE

Warehouse

SPECIAL FEATURES

Overhead Door 1, Alley

PROPERTY USE

Vacant-Best for Owner/Usr

LEASE INCLUDES

Building

BASEMENT/FOUNDATION Slab

SEWER City

ENVIRON. REPORTS AVAIL.

HEATING/FUEL Gas, Forced Air

LAKE TYPE

COOLING Central Air

WATER FEATURES

EXTERIOR Metal

EXISTING FINANCING

FIRE PROTECTION City

PROPOSED FINANCING For Lease

ROOF MATERIAL Metal

EXEMPTIONS

INTERIOR WALLS Drywall, Other

DOCUMENTS AVAILABLE None

FLOORING Concrete

PARKING Lot

PUBLIC UTILITIES

INTERNAL ROOMS Storage, Warehouse, Other

SPECIAL ASSESSMENTS

WATER UTILITY City

FENCE None

Remarks Great space, recently remodeled. Climate controlled and versatile with lots of possibilities; store front, office space, warehouse, etc. 1 overhead door. Large parking lot. Owner is willing to provide or allow improvements to modify space for tenants needs. Lease rate and terms would vary with build out and proposed use.

Agent Remarks Plumbed for a bathroom. Build outs are negotiable and would effect the monthly lease price. Landlord reserves the right to approve tenant and intended use of the space. Utilities can be prorated. If tenant requires separate meters with improvements this would be an option as well.

List Office ERA Integrity Real Estate

List Agent Susan Neal

List Team

Zoning

Zoning Des

Legal

Lockbox Type NONE

Showing

Directions From SR 3/38: E on SR 38 to S 18th St, S on 18th to Grand Ave, SE on Grand to property.

Branded VTour

Unbranded VTour Unbranded Virtual Tour

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