

Office Space for Sale or Lease

Mary Crest Building
2015 W. Western Avenue
South Bend, Indiana



COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

Great Opportunity for Value Investor



Snapshot

| | |
|----------------|---|
| Building: | 60,800 SF |
| Available: | 200 SF - 24,000 SF |
| Land: | 1.81 Acres |
| Zoning: | Commercial |
| Year Built: | 1900 |
| Parking: | 140 free onsite spaces |
| Price Reduced: | \$550,000 (\$760,000) |
| Lease Rate: | \$6.00 - \$12.00 PSF MG |

Property Details

60,800 SF office building located just west of downtown South Bend. This building contains 4 floors with approximately 15,200 SF per floor and can accommodate all size office users from 200 SF and greater. Outstanding opportunity for value-oriented investors. Vintage building with elevators and plenty of off street parking.

4100 Edison Lakes Parkway, Suite 350
Mishawaka, Indiana
574.271.4060
574.271.4292 Fax
www.cressy.com

A Global Division of Cressy Commercial Real Estate

TIM MEHALL

Vice President Retail Services, Principal
574.485.1516
tmehall@cressy.com

Information furnished regarding property for sale, rental or financing is from sources deemed reliable. But no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, leased, financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.