

For Sale

Heavy Industrial Bldg.

40,000 SF | 4.0 Acres



Located minutes from US 30 & US 61; 15 Minutes North of I-80

Lincolnway Welding Building

818 E. Industrial Street, De Witt, Iowa 52742

Property Features

- 40,000 SF heaving industrial building, located on 4 acres in DeWitt's Crossroads Industrial Park with plenty of room for expansion
- · 22' sidewalls with 26' peak ceiling height
- 8" heavy duty reinforced concrete floors
- 25' x 50' column centers
- One 12' x 12' truck dock door and One 20' x 16' drive-in door
- · Heavy 2,000 Amp, 480V, 3-phase power
- Features sprinkler system, Metal Halide lighting and compressed air lines
- Approximately 4,000 SF 2-story office with large reception area, open work areas, 4 private offices and conference



Sale Price: \$1,495,000

SALE PRICE:	\$1,495,000
LOT SIZE:	4.0 Acres
BUILDING SIZE:	40,000 SF
MLS ID #	7033937

For more information:

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For Sale Lincolnway Welding Bldg.

Sale Price: \$1,495,000

Lot Size: 4.0 Acres

Building Size: 40,000 SF

Grade Level Doors: 1 (20' x 16')

Dock High Doors: 1 (12' x 12')

Ceiling Height: 22' Sidewalls with

26' Peak

Power: 2,000 Amp, 480V

3-phase

Columns: 25' x 50'

Year Built: 2003

Zoning: M-2

Parcel # 2009988401



