

5526 COLDWATER RD

FORT WAYNE, IN 46825



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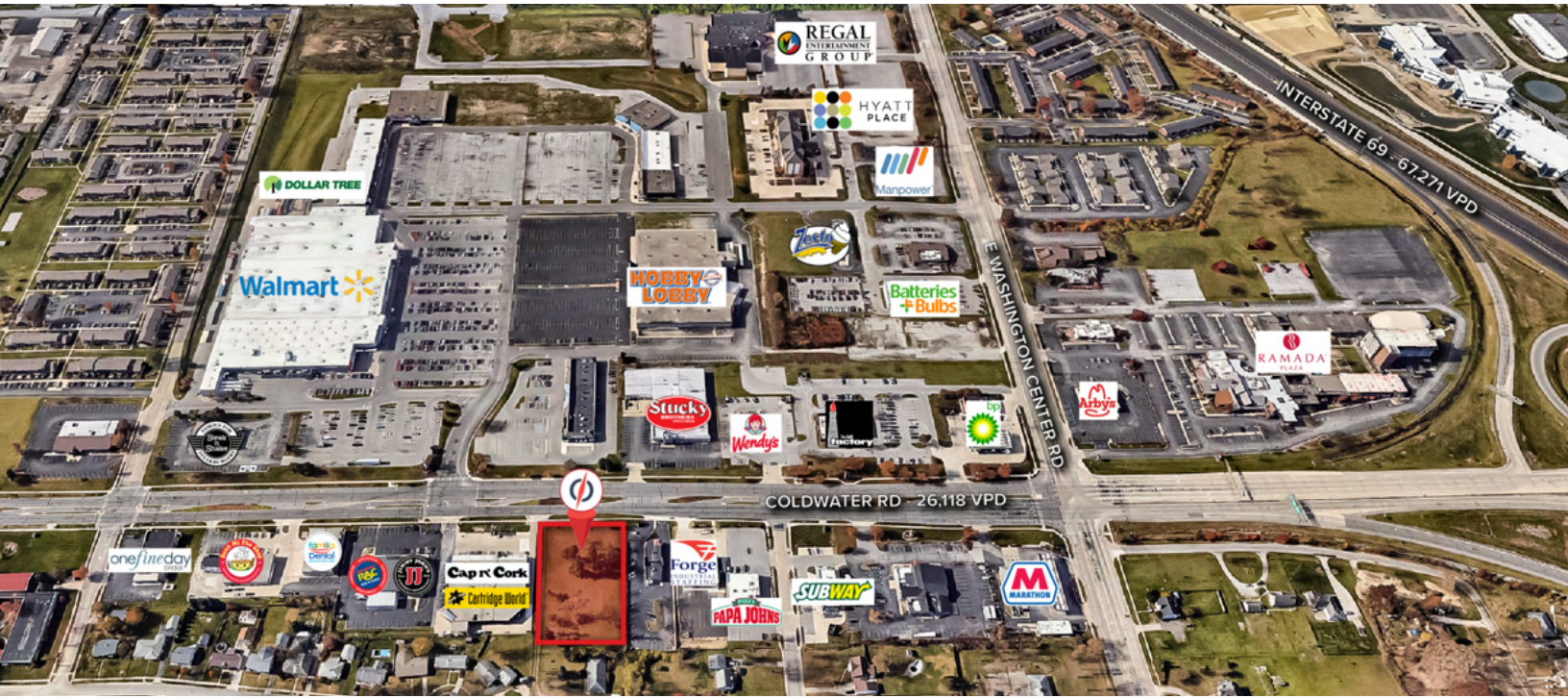
mmiller@xplorcommercial.com

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PROPERTY SUMMARY

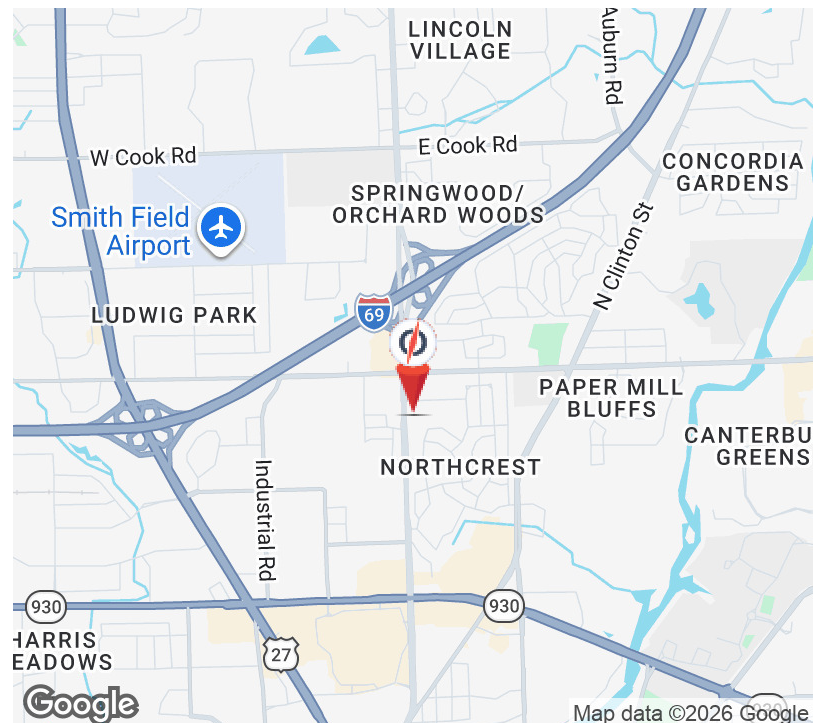


PROPERTY DESCRIPTION

PRIME retail land available along the heavily traveled Coldwater Road retail corridor. Surrounding dense residential, close proximity to big box retailers, and popular restaurants, this location offers high visibility and abundant foot traffic. The site is ideally zoned for any retailer, restaurant, or office user.

OFFERING SUMMARY

Sale Price:	\$475,000
Lot Size:	1.41 Acres
Zone:	C-2 (Commercial)



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RETAILER MAP



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PROPERTY DETAILS

SALE PRICE

SIZE

\$475,000

1.41 ACRES

LOCATION INFORMATION

Street Address

City, State, Zip

County/Township

5526 Coldwater Rd

Fort Wayne, IN 46825

Allen

LAND

Number Of Lots

Best Use

Utilities

1

Retail & Development

Electric - Available

Water/Sewer - Available

Gas - Available

Communication - Available

PROPERTY DETAILS

Property Type

Property Subtype

Lot Size

APN#

Lot Frontage

Lot Depth

Traffic Count Street

Land

Retail

1.41 Acres

02-07-24-102-013.000-073

180

337

Coldwater Rd - 31,855