

# Spang Street Facility

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## Terre Haute, Indiana

### Location

Constructed in 1971, this building at 819 E. Spang Street is located less than one-mile from Interstate Highway 70 and U.S. Highway 41.

### Site/Building Size

This 43,560-square-foot building is positioned on 1.76 acres with onsite parking. Rail spur is adjacent to property. Primary industry type includes distribution and warehousing.

The building is constructed with aluminum/steel. Ceiling height is 20-feet. The facility includes a dry sprinkler system and incandescent/halogen lighting. Roof system is metal insulated.

Office space is Heated and Air Conditioned; warehouse is heated throughout. This industrial facility two truck loading bays.

### Zoning

M-1 Light Industry

### Sale/Lease

Sale \$887,000

### Access

Located less than one mile from Interstate Highway 70 and U.S. Highway 41.

Terre Haute International Airport is the nearest commercial airport at eight-mile distance. Indianapolis International Airport is the nearest passenger airport at 70-miles, east.

### Infrastructure

**Power**— provided by Duke-Energy at 500 KVA 480/3 phase

**Water**— provided by Indiana American Water Company

**Sewer**— provided by the City of Terre Haute

**Natural Gas**— provided by Vectren Inc.

**Communications**— Verizon; Time Warner Cable; JOINK



*Primary industry type includes distribution, warehousing and light manufacturing.*

### Transportation

**Rail**— CSX Transportation; Indiana Railroad Company

**Highway**— Interstate Highway 70; U.S. Highways 40, 41, 150; State Roads 42, 46, 63

**Truck Service**— Terre Haute is served by 52 over-the-road truck lines, 12 have terminals in the city.

**Air**— Terre Haute International Airport; Indianapolis International Airport

**Ports**— Indiana's three ports are accessible by rail and highway to/from Terre Haute, Indiana. The Burns Harbor Portage is located in the northwest corner of the state, and Jeffersonville and Mount Vernon Portage's are located in the southern corners of the state.

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## Contact Information

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