



1776 Lammers Pike

Batesville, Indiana 47006

Property Features

- 24' clear height
- (9) docks
- (2) drive-in doors
- 1,248 sf office
- Local incentive package negotiable subject to capital investment, jobs created, and wages

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Building Data

Total Building Size:	133,805 SF
Number Of Floors:	1 Story
Available Space:	133,805 SF
Office Space:	1,248 SF
Ceiling Clear Height:	24' High; 18' Low
Docks:	(9); 9' X 10'
Drive-in Door:	(2); 24' X 14', 12' X 14'
Column Spacing:	30' X 50'
Sprinklers:	Wet System
Dimensions:	360' X 370'
Year Built:	1998, 1999, 2002
Building Construction:	Pre-engineered Metal
Floors:	7" Concrete
Roof:	Double Pitched Steel
Windows:	Fixed Aluminum Sash
Heating:	Gas Fired Suspended Units
Lighting:	Metal Halide
Restrooms:	(2), Office And Warehouse

Site Data

Location:	City Of Batesville, Indiana 47006 (812-933-6100)
Township/County:	Ripley
Lot Size:	6.064 Acres
Distance From Interstate Expressway:	2 Miles (4 Minutes) From I-74; Exit 149
Parking Spaces:	(10) Auto
Zoning:	UD "Unit Development" (City Of Batesville)
County Parcel ID:	69-02-22-000-005.005-002
Real Estate Taxes:	\$30,000
Water:	Batesville Water And Gas Utility (812-934-3811); 2" Service
Gas:	Batesville Water And Gas Utility (812-934-3811)
Sewer:	Batesville Wastewater Utility (812-934-5338)
Electric:	Duke Energy (800-544-6900)
Telephone:	Enhanced Telecommunications (866-382-4968); Fiber

Availability

For Sale:	\$3,500,000
Available Date:	Immediate
Price/Per Sf:	\$26.16 /SF

Rynn Transportation

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