



AVAILABLE

1133 & 1151 E Virginia Street EVANSVILLE, IN 47711



- **Sale Price:** ~~\$350,000~~ **\$325,000**
- **Total SF:** **8,010 SF**
 - **Warehouse SF:** **6,596 SF**
 - **Office SF:** **1,414 SF**
- **Lot Size:** **0.67 Acres**
- **Year Built:** **1980, 2010**
- **Zoning:** **C-4**
- **Ceiling Height:** **8', 12'**
- **Drive-in Doors:** **10- 3 are Covered, 1 has Ramp**
- **Ext. Construction:** **Steel, Concrete Block**
- **Roof:** **Gable, Steel**
- **Floor:** **Concrete**
- **Interior Walls:** **Concrete, Block, Wood**
- **Sprinkler:** **No**
- **# of Restrooms:** **4**
- **Water/Sewer:** **City**
- **Taxes:** **\$4,719.58 (2025 Pay 2026)**
- **Showing:** **Contact Listing Broker**
- **Location:** **W of Hwy 41**

Multiple use facility, completely fenced. 2010-built building has 480 Amp, 3 Phase electric.

For more information, contact:

Kyle Bernhardt, Broker

Direct: 812-455-7577 • Kyle.Bernhardt@FCTuckerCommercial.com



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7820 EAGLE CREST BLVD., SUITE 200 • EVANSVILLE, IN 47715





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