

Industrial For Sale

Baker Commercial Real Estate

PO Box #163 Sellersburg, IN 47172 | 812-285-0900

Industrial Investment + 8-acre Site

1234 Bringham Drive, Sellersburg, IN, 47172

Industrial: Warehouse/Office For Sale

Prepared on April 23, 2025

1 of 1 Listings



Listing Details | Industrial For Sale

Total Available Space	7,500 SF
Asking Price	\$2,200,000
Listing Price Per SF	\$293.33
Cap Rate (Actual)	-
Total Income	\$102,000
Investment	Yes
Signage	None
Show Instructions	Call broker
Gross Sched. Rents	\$102,000
Vacant	No
Available Date	Now

Days On Market	2 days
Date Listed	4/21/2025
Last Modified	4/23/2025
Listing ID	42424232
Electric Service	-
Ceiling Height	-
Dock High Doors	Not present
Grade Level Doors	5
Parking Spaces	-
Water	Yes
Sanitary Sewer	Yes

Description

1234 Bringham has a 5-year NNN lease with Penske Truck Leasing Co. + 2: 5-year renewal options at \$9,500 mo & \$10,500 mo (see broker for lease); also includes 8 acres of I-2 industrial zoned land (1 acre used by Penske Trucking Co.).

Property Features

Location Details

Address	1234 Bringham Drive, Sellersburg, IN,...
Zoning	I-2
County	Clark

Parcels	101708900415000031
Name	1234 Bringham Dr.

Building Details

Sub Type	Warehouse/Office	Yard	Yes: Fenced
Building Status	Existing	Electricity	-
Building Size	7,823 SF	Ceiling Height	-
Land Size	1.98 Acres / 86,167 SF	Dock High Doors	Not present
Number of Buildings	1	Grade Level Doors	5
Number of Floors	1	Rail Doors	Not present
Year Built	2008	Sprinklers	-
Primary Constr. Type	Steel	Water	Yes
Occupancy Type	Single Tenant	Sanitary Sewer	Yes

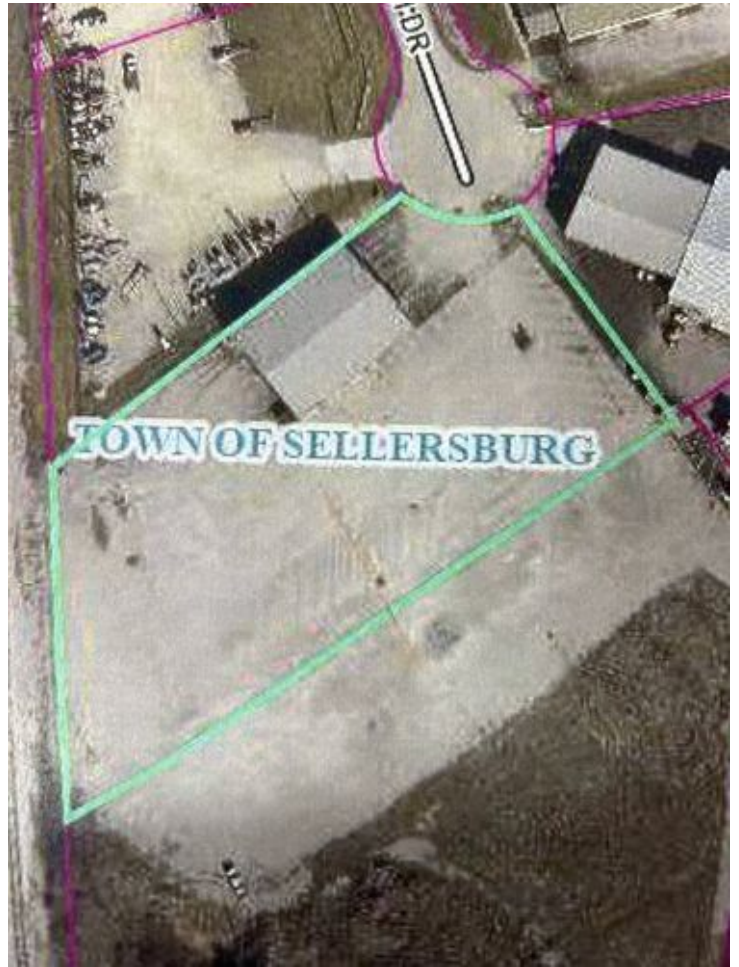
Property Listings

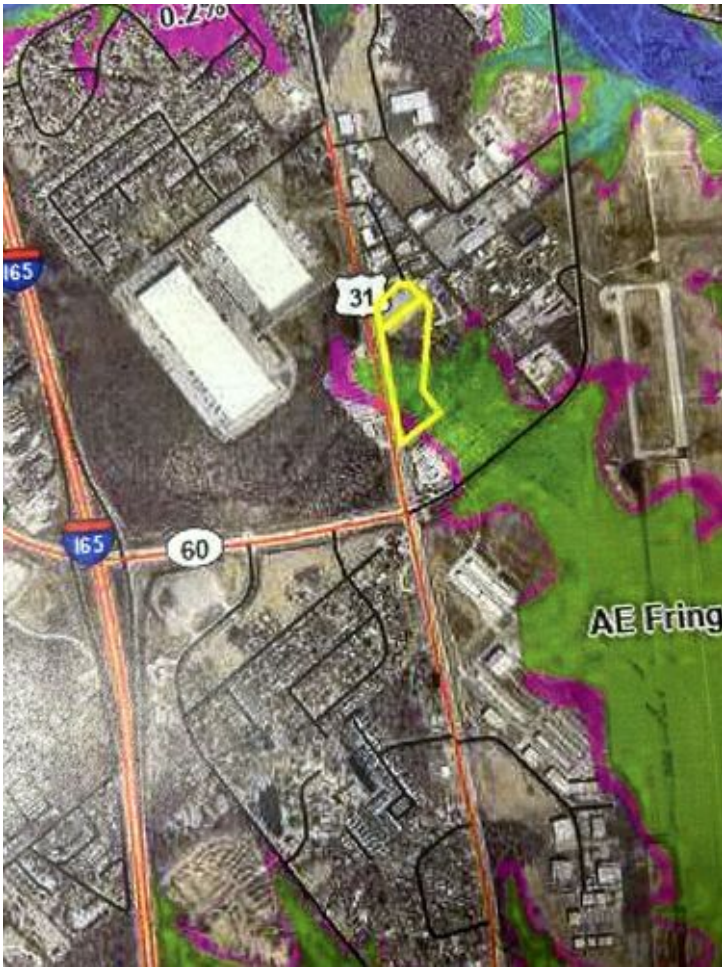
1 Listing | 7,500 SF | \$2,200,000

Type	Space Use	Suite	Available Space	Rate	Available	Clr Ht	Doors	Office	Yard	Power
For Sale	Industrial	-	7,500 SF	\$2,200,000	Now	-	-	-	-	-

Additional Photos









Contact



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