



**F.C. Tucker
Commercial**

AVAILABLE

3830 E Morgan Avenue
EVANSVILLE, IN 47715



- **Sale Price:** \$1,050,000
- **Lease Price:** \$15.00 / SF / NNN
- **Total SF:** 11,616 SF
- **Lot Size:** 0.69 Acre
- **Year Built:** 1980
- **Zoning:** C-4
- **Ceiling Height:** 12'
- **Drive-in Doors:** 1 Door
- **# of Parking Spaces:** 18 Spaces

- **Construction:** Brick - Steel
- **Roof:** Steel
- **Floor:** Concrete
- **# of Restrooms:** 2 Restrooms
- **Water/Sewer:** City
- **Current Use:** Retail, Furniture Sales
- **Annual Taxes:** \$8,267.38 (2024 Pay 2025)
- **Showing:** Contact Listing Broker
- **Location:** Morgan Avenue and Stockwell Road

Over 30 years of highly successful retail sales in furniture.

For More Information, Contact:

Ken Newcomb, President / Broker

Direct: 812.204.4004

Office: 812.473.6677

kennewcomb@fctuckercommercial.com



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FCTuckerCommercial.com

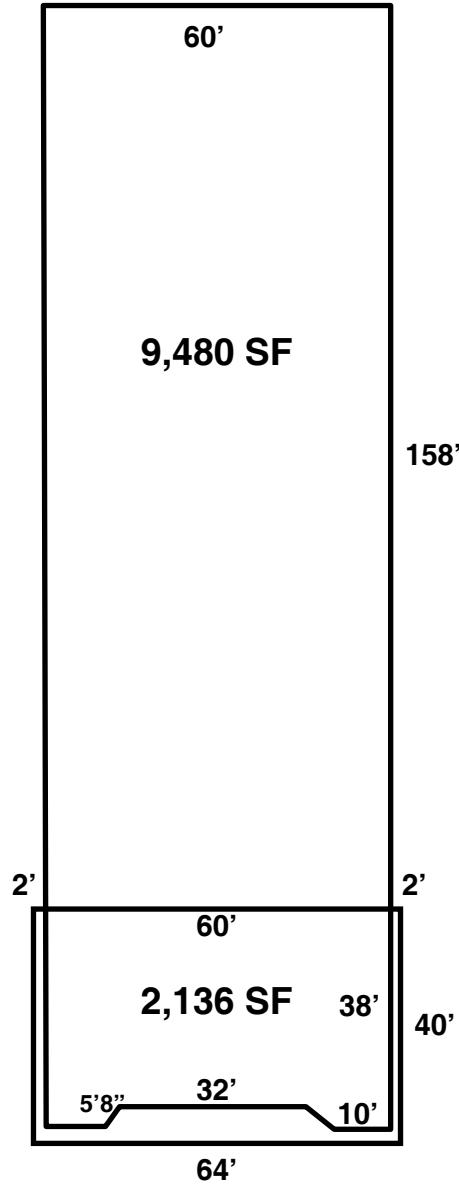
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