

Listings 08/18/2026

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Property	COMMERCIAL		Stat	Active	CDO	0	DOM	0	Auctio	Yes
MLS	202633679	75 S Main Street		Andrews	I	46702	Stat	Active	L	\$0
	Are	Huntington County	Parcel	35-04-23-300-020.700-003			Ty	Warehouse		
	Cross						Ag	1		
	REO	N		Short Sale	No					
	Legal	013-00207-00 ORIG PLAT LOT 6								
	Directio	From Huntington, going West on St. Rd 24, turn left onto St. Rd. 105. Continue on that road until								
	Inside City		City		County		Zoning			

Remarks This spacious warehouse is selling via Online Auction Tuesday, September 15, 2026 at 6 pm. Offering 14,416 square feet of versatile space with tons of storage area and potential! The property features 3 loading docks, plus plenty of room to create office space, a customer entry area, and more. Whether you're looking for warehouse, storage, or business space, this property offers plenty of possibilities. Come see for yourself Wednesday, September 9, 2026 from 5:30-6pm!

Agent Remarks Online Auction: Tuesday, September 15, 2026 at 6 pm Open House: Wednesday, September 9, 2026 from 5:30-6 pm A 5% buyer's premium will be added to the winning invoice. Full terms available in DOCS. RE BROKERS: must register clients in advance

Se	L	Townshi	Dallas	Lot	0.2550 / 11,108 / 75 x 130	Sr
Year	1900	Ag	126	Ne	No	Years
Const	Site Built		Total #	1	Exterio	Block, Brick, Foundatio Partial
Bldg #1 Total Above Gd	14,416		Total Below Gd	2,508	Stories	3.0 Total 0
Bldg #2 Total Above Gd			Total Below Gd		Story	3 Finished Office 0
Bldg #3 Total Above Gd			Total Below Gd		Story	Finished Office
Location			Fire	City, Hydrant, Volunteer	Story	Finished Office
Bldg Height			Roof Material	Asphalt, Flat, Shingle	Fire	No
Interior	Block, Concrete		Ceiling Height	unknown	Int Height	unknown
Flooring	Wood		Parking	Off-Street	Column	unknown
Road	City		Equipment	No	Water	City
Currently Lsd	No		Enterprise	No	Well Type	
				Sewer	City	
				Fuel /	None	
				Heating		
				Cooling	None	
				Burglar	No	
				Channel		
				Water Frtg		

SALE INCLUDES Building

INTERNAL ROOMS Storage, Warehouse

SPECIAL FEATURES Loading Dock 1, Loading Dock 2, Overhead Door 1, Overhead Door 2, Basement

Water	Water	Lake Type
Water Features		
Auctio Yes	Auctioneer Name Neal Snyder & Chad Metzger	Auctioneer License # AC31300015
Occupancy Vacant	Owner	
Financin Existing	Proposed	Excluded None
Annual \$930.0	Exemptio	Assessed
Is Owner/Seller a Real Estate Licensee No	Year Taxes 202	
List Metzger Property Services, LLC - Off: 260-982-0238	Possessio at closing	
Agent ID RB14045939	List Agent Chad Metzger - Cell: 260-982-9050	
Co-List	Agent chad@metzgerauction.com	
Co-List Agent		

Showing Instr Showing Time or Open House

List Date 8/18/202	Exp 12/31/20	Publish to Yes	Show Addr to Yes	Allow Y	Show Yes
IDX Y	Contract Type Exclusive Right to Sell			Special Listing None	

Seller Concessions Offer No **Seller Concession**

Virtual Unbranded Virtual Tour	Type of	
Pending	Closing	Selling
Total Concessions	Sold/Concession	How
Sell	Sell	CDO 0
Co-Sell	Co-Selling	
Presented	Chad Metzger - Cell: 260-982-9050 / Metzger Property Services, LLC - Off: 260-982-0238	

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