Property COMMERCIAL **Stat** Active **CDO** 0 **DOM** 0 **Auctio** Yes

MLS 202641802 1244 E Market Street Huntington I 46750 **Stat** Active **L** $0



Are Huntington County **Parcel** 35-05-14-200-459.300-005 **Ty** Industrial
Cross **Ag** 1
REO N **Short Sale** No

Legal 4 Parcels: 014-04593-00 PT NE SEC 14 3.60A PER ORD VACATED CENTER ST &
Directio From Sabine go South on Condit, property lays between Condit & Market St.

Inside City Y **City** I2 **County** **Zoning** medium-to-heavy Industrial

Remarks Unique Commercial & Redevelopment Opportunity — Offered in 5 Tracts via Online Auction on Tues. Nov. 10th at 6 pm! Former crane & welding complex featuring substantial vintage industrial buildings, a separate former office building & additional vacant land. Tract 1 includes the expansive manufacturing complex with distinctive brick architecture & tremendous adaptive-reuse potential. Explore continued commercial or industrial use or bring a new vision for a marketplace, mixed-use project, apartments, studios, event space, storage or other redevelopment. Tract 2 is the former office building, which has a main office area with overhead doors in the back for even more versatility. Tracts 3, 4, & 5 provide vacant land for potential parking, expansion or development. Tract 5 is a Swing Tract

Agent Remarks ONLINE AUCTION: Tues. Nov. 10th at 6 pm OPEN HOUSE: Nov. 1st from 1-2 pm Tract 5 is a Swing Tract and must sell with an adjoining tract or to an adjoining landowner for access. Bid individually, in combination or on the entirety. Full Terms in Docs.

Se L **Townshi** Huntington **Lot** 6.5200 / 284,011 / 800x390 **Sr** N
Year 1912 **Ag** 114 **Ne** No **Years** 1908 **Exteri** Block, Brick **Foundatio** Slab, Other
Const Brick & Block **Total #** 4 **Storie** 1.0 **Total** 2
Bldg #1 Total Above Gd 26,424 **Total Below Gd** 0 **Story** 1 **Finished Office** 0
Bldg #2 Total Above Gd 34,990 **Total Below Gd** 0 **Story** 1 **Finished Office** 0
Bldg #3 Total Above Gd 6,120 **Total Below Gd** 0 **Story** 1 **Finished Office**
Location **Fire** City, Public **Fire** No

Bldg Height
Interior Block, Other
Flooring Concrete, Mixed, Tile
Road City
Currently Lsd No

Roof Material Flat, Rubber, Shingle
Ceiling 21
Parking Gravel, Lot, Off-Street,
Equipment No
Enterprise No

Int Height 21
Column unknown
Water City
Well Type
Sewer City
Fuel / Heating Gas, Forced Air, Radiant
Cooling Central Air
Burglar No
Channel
Water Frtg

SALE INCLUDES Building, Land
INTERNAL ROOMS Manufacture, Office, Storage, Warehouse
SPECIAL FEATURES 110 Volts, 220 Volts, Single Phase, Three Phase, Fenced, Overhead Door 1, Overhead Door 2, RR Siding, Alley, Compressed Air Lines, Office Space, Overhead

Water **Water** **Lake Type**
Water Features None
Auctio Yes **Auctioneer Name** Chad Metzger **Auctioneer License** AC31300015
Occupancy **Owner**
Financin **Existing** **Proposed** **Excluded** None
Annual $5,052 **Exemptio** No Exemptions **Year Taxes** 20 **Assessed**
Is Owner/Seller a Real Estate Licensee No **Possessio** at closing
List Metzger Property Services, LLC - Off: 260-982-0238 **List Agent** Chad Metzger - Cell: 260-982-9050
Agent ID RB14045939 **Agent** chad@metzgerauction.com
Co-List Metzger Property Services, LLC **Co-List Agent** Tiffany Reimer - Cell: 260-571-7910
Showing Instr Showingtime or Open House
List 10/8/202 **Exp** 12/31/20 **Publish to** Ye **Show Addr to** Ye **Allow** Y **Show** Ye
IDX Y **Contract** Exclusive Right to Sell **Special Listing** None
Seller Concessions Offer **Seller Concession**
Virtual **Type of**
Offer Accepted Date **Closing Date** **Selling Price** **How Sold** **CDOM** 0
Total Concessions **Sold/Concession**
Sell **Sell** **Sell**
Co-Sell **Co-Selling**
Presented Tiffany Reimer - Cell: 260-571-7910 / Metzger Property Services, LLC - Off: 260-982-0238

Information is deemed reliable but not guaranteed. Properties may not be listed by the Agent/Office presenting this report. Report may not contain all available data. Broker Commissions are not set by law and are fully negotiable. © 2026 IRMLS. All Rights Reserved.