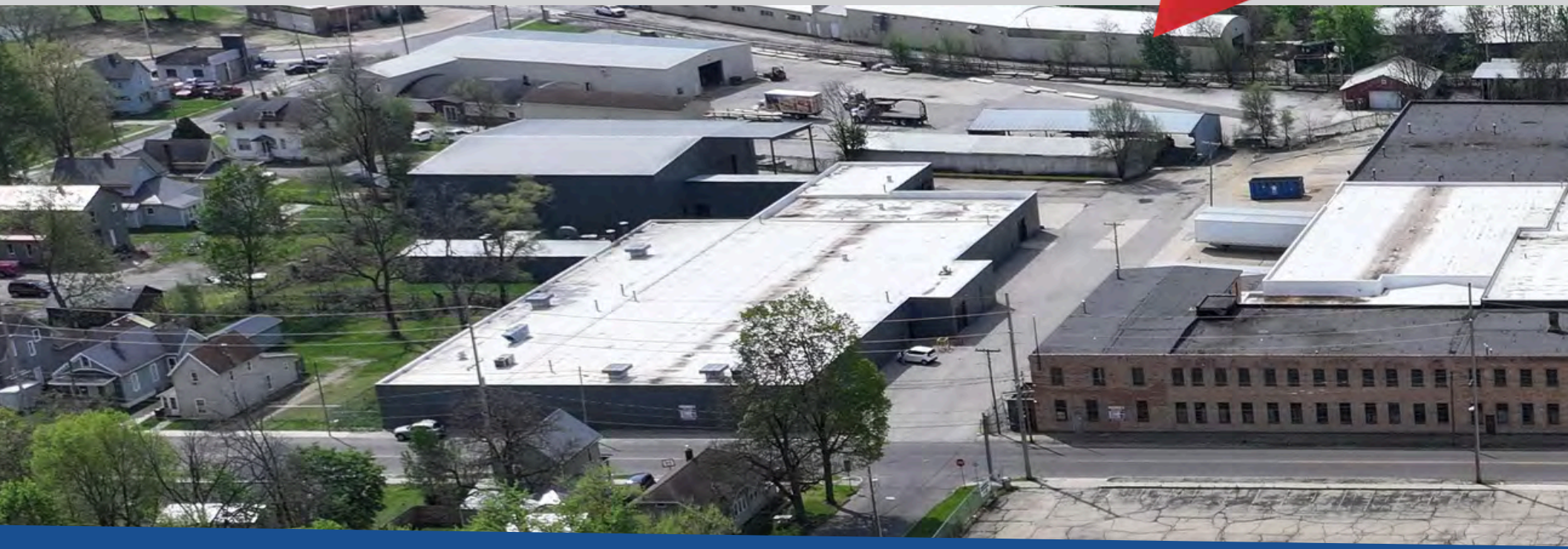
Available for Lease

301 E. Simonton Street | Elkhart, IN



CLARK LOGIC

+/- 47,266 AVAILABLE SQUARE FEET

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Matt Conlee | Director of Real Estate
574.333.5344 matt@clarklogic.com

Property Snapshot

Available for Lease	+/- 47,266 SF
Total Building Size	+/- 47,266 SF
Site Size	+/- 2.12 Acres
Number of Docks	3
Grade Level Doors	4
Power	480V; 3-Phase; 400 amps
Property Type	Industrial
Property Subtype	Warehouse/Distribution
Zoning	I-Industrial

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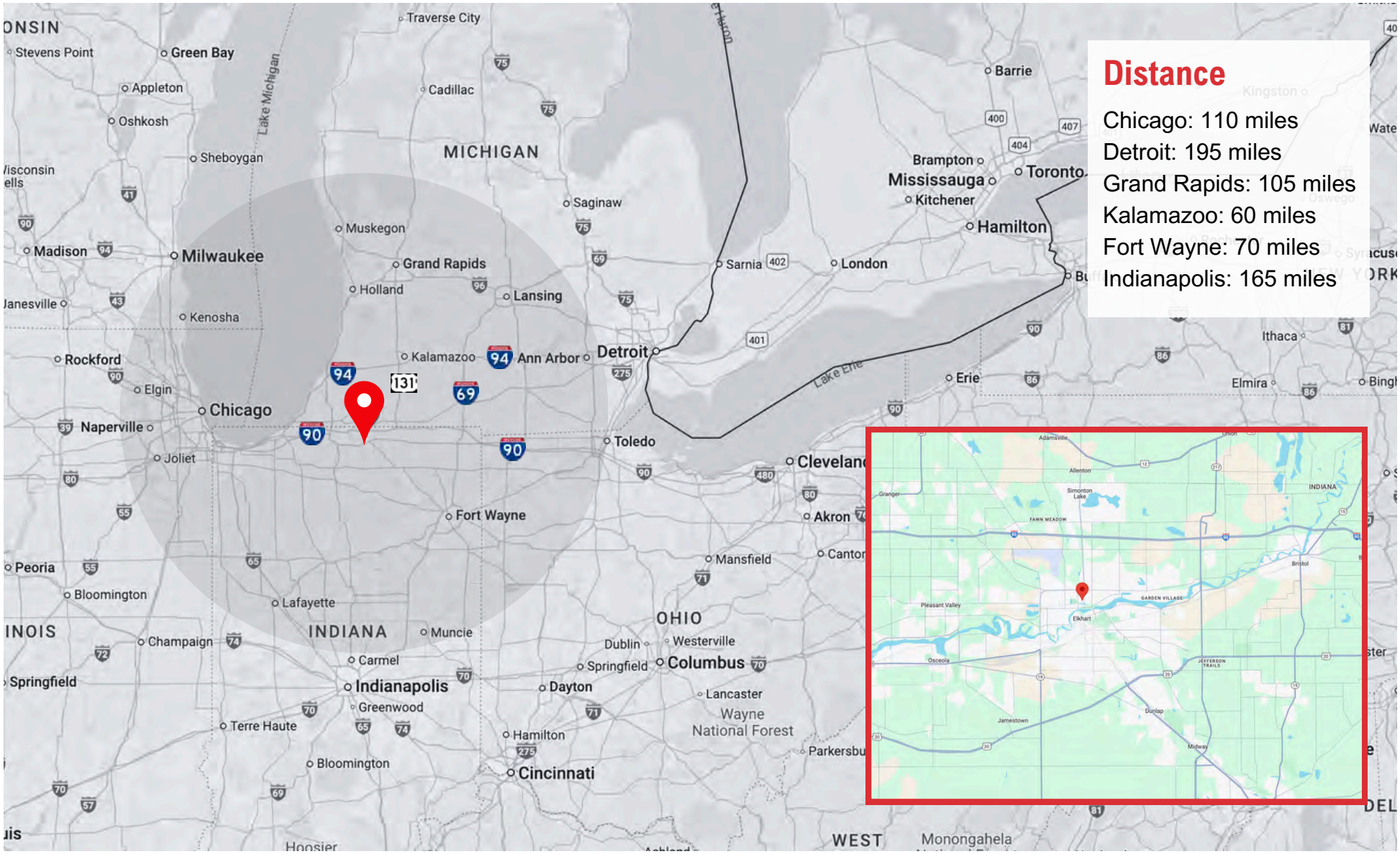
Property Description

301 E. Simonton Street in Elkhart, Indiana offers approximately 47,266 SF of industrial space. The property features three loading docks, four grade-level doors, and 480V, 3-phase electric, supporting efficient warehouse, manufacturing, and logistics operations. Its strategic location provides quick access to major highways and transportation routes.

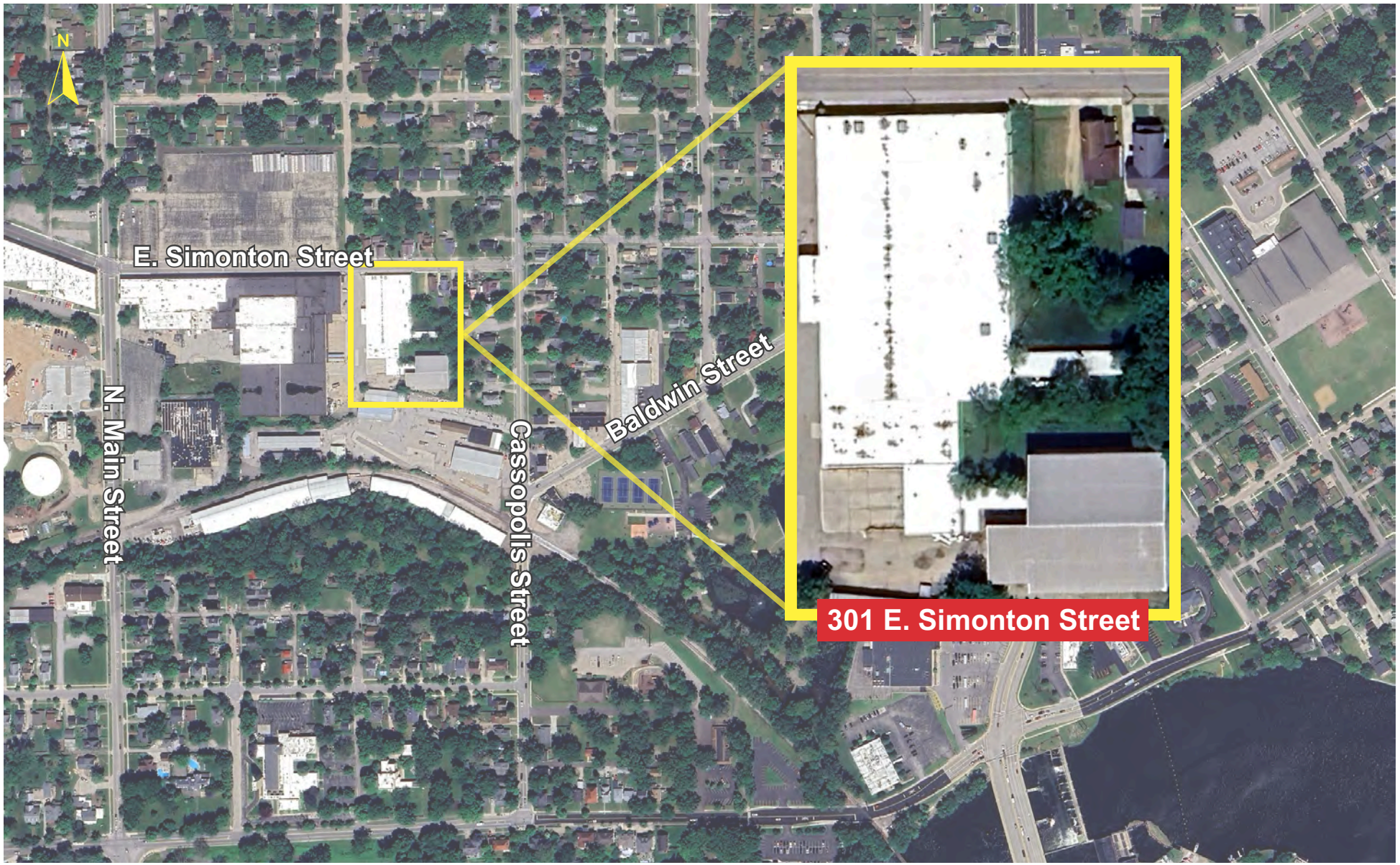
Clark Logic also owns the neighboring property at 1120 North Main Street, offering an additional 281,434 SF of mixed-use warehouse, manufacturing, and office space.

A large 4.72-acre parking lot to the northwest is also available for lease.

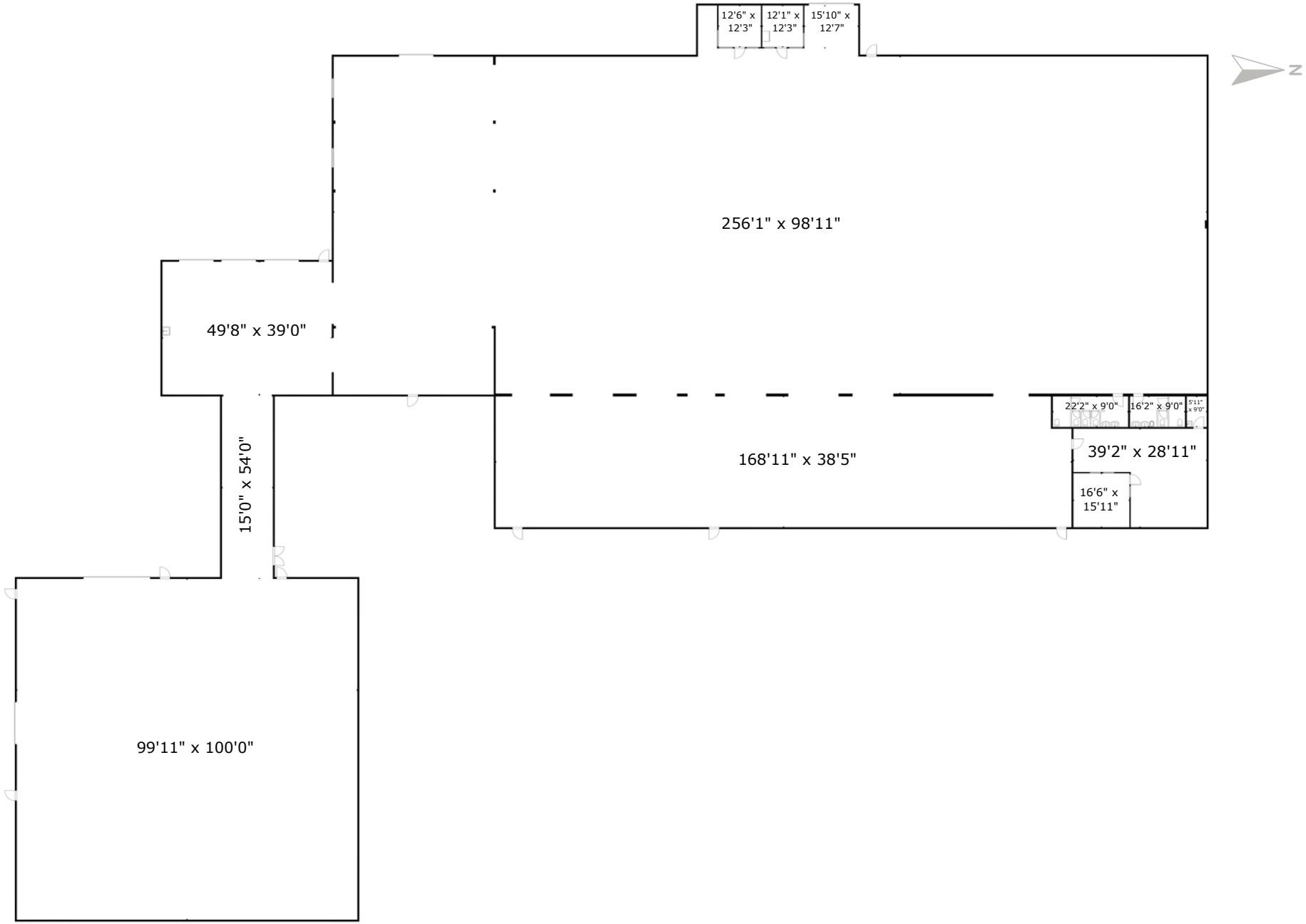
MAP VIEW


Distance
Chicago: 110 miles
Detroit: 195 miles
Grand Rapids: 105 miles
Kalamazoo: 60 miles
Fort Wayne: 70 miles
Indianapolis: 165 miles
Traverse City
Green Bay
Stevens Point
Appleton
Oshkosh
Sheboygan
Cadillac
MICHIGAN
Lake Michigan
Saginaw
Muskegon
Grand Rapids
Holland
Lansing
Kenosha
Madison
Milwaukee
Rockford
Elgin
Chicago
Naperville
Joliet
Kalamazoo
Ann Arbor
Detroit
Toledo
Fort Wayne
Barrie
Brampton
Mississauga
Toronto
Kitchener
Hamilton
Sarnia
London
Lake Erie
Erie
Ithaca
Elmira
Cleveland
Akron
Mansfield
Canton
Peoria
Bloomington
Champaign
Lafayette
INDIANA
Muncie
Carmel
Indianapolis
Greenwood
Terre Haute
Springfield
OHIO
Dublin
Westerville
Springfield
Columbus
Dayton
Lancaster
Wayne
National Forest
Hamilton
Cincinnati
Bloomington
Parkersburg
WEST
Monongahela
Hoosier

SITE AERIAL

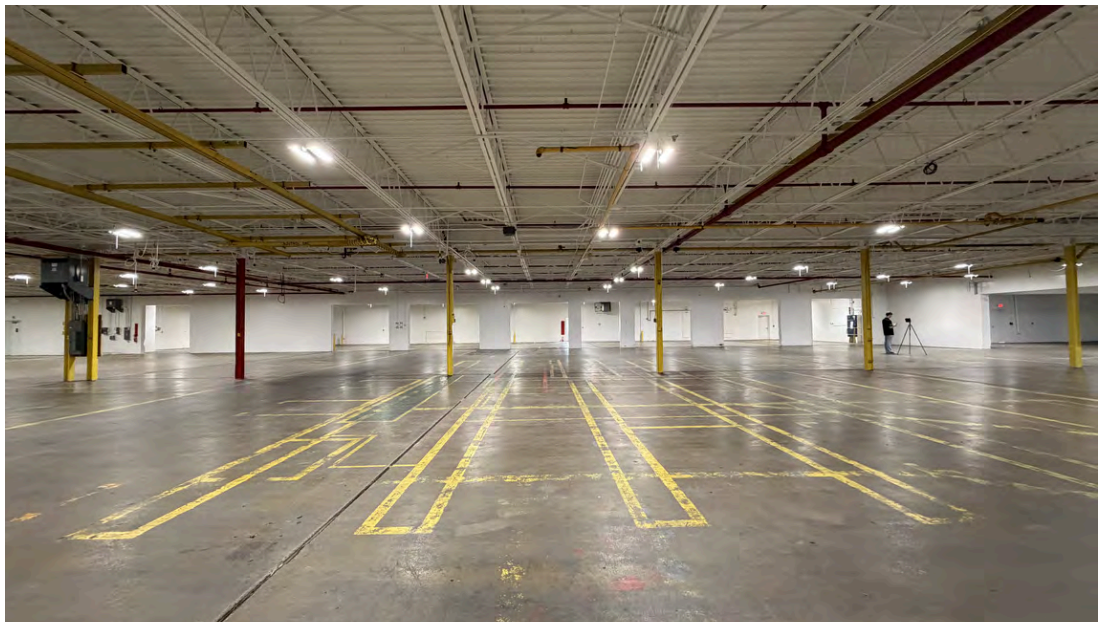

N
E. Simonton Street
N. Main Street
Cassopolis Street
Baldwin Street
301 E. Simonton Street

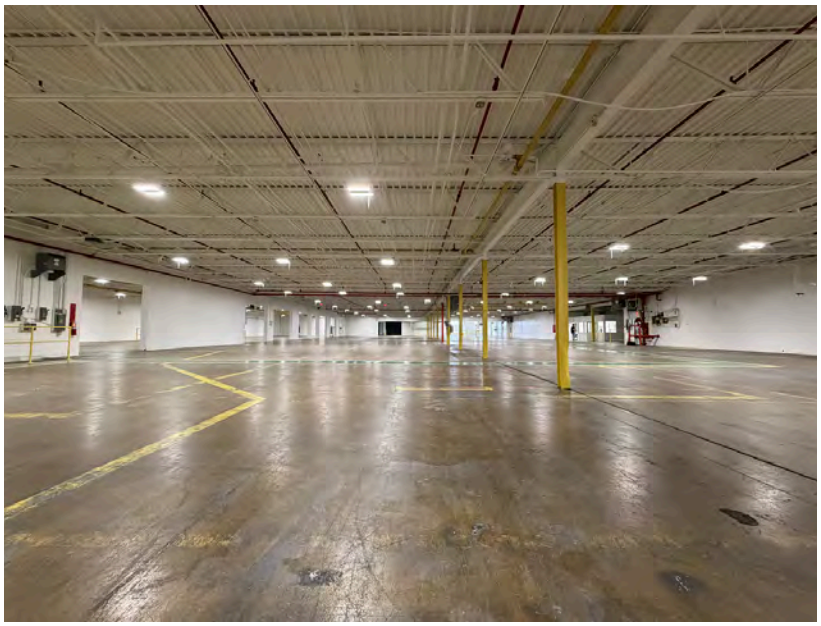
FLOOR PLAN

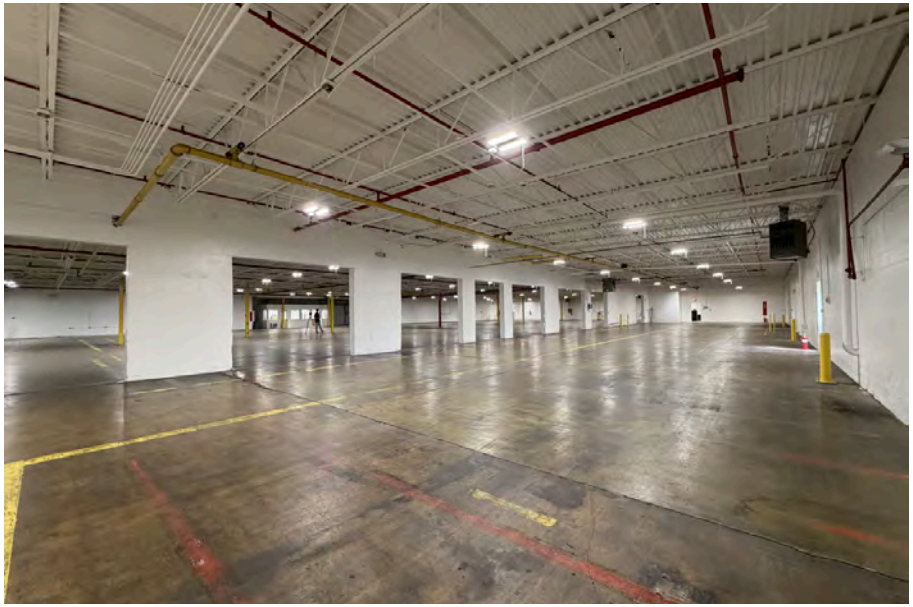

12'6" x 12'3"
12'1" x 12'3"
15'10" x 12'7"
N
256'1" x 98'11"
49'8" x 39'0"
15'0" x 54'0"
168'11" x 38'5"
22'2" x 9'0"
16'2" x 9'0"
5'11" x 9'0"
39'2" x 28'11"
16'6" x 15'11"
99'11" x 100'0"

EXTERIOR

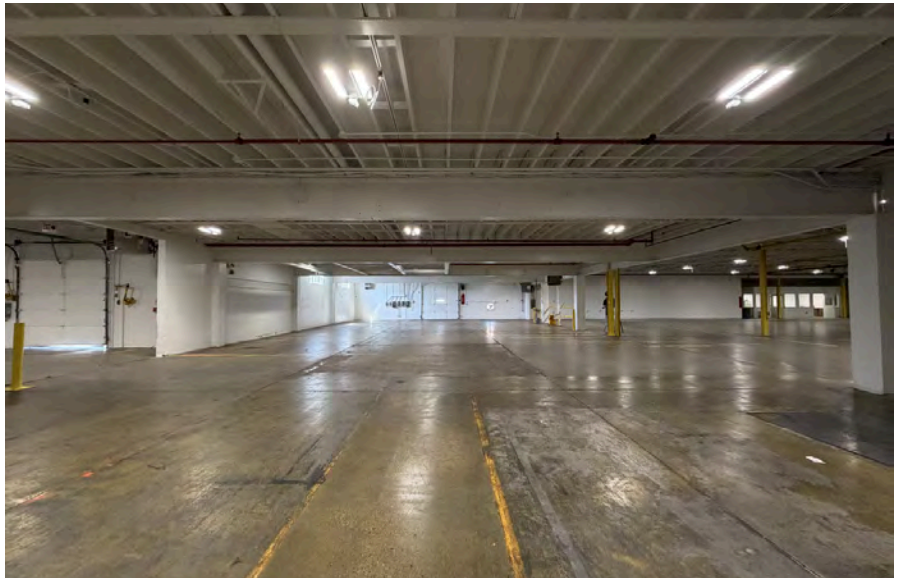
WAREHOUSE

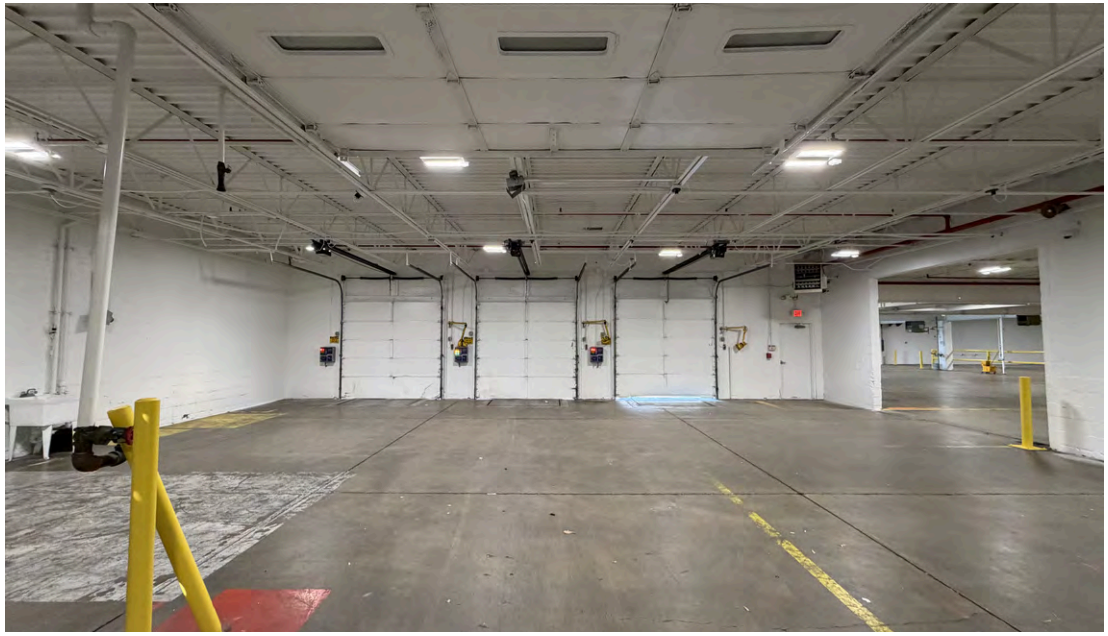


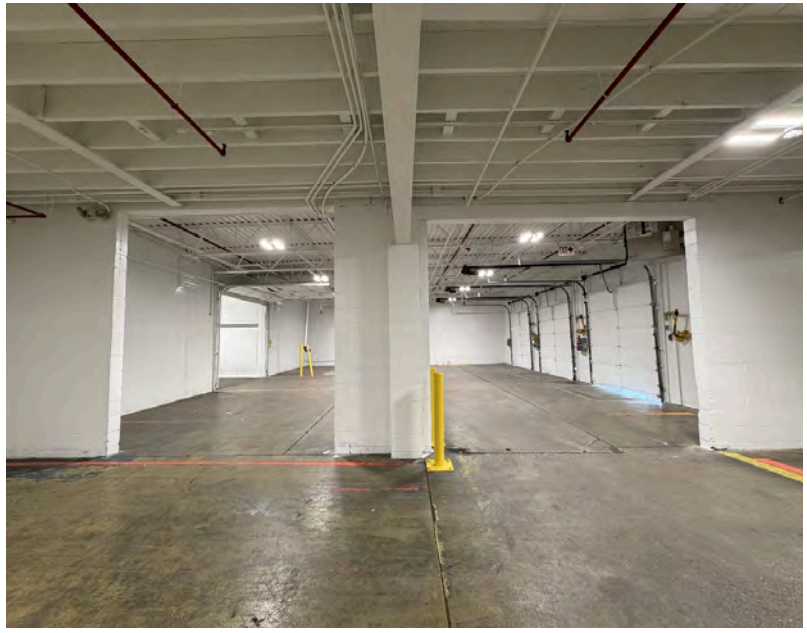




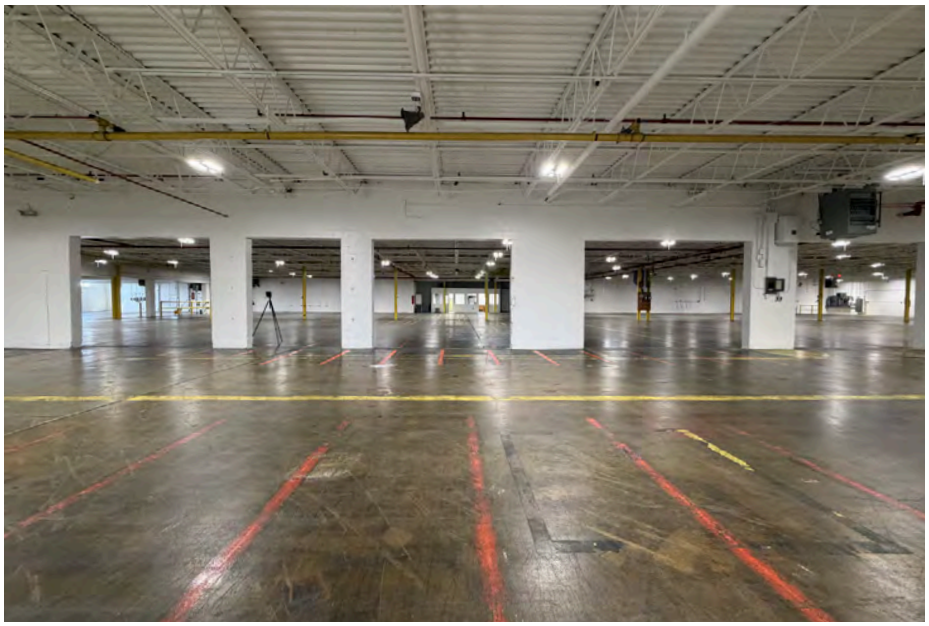
WAREHOUSE

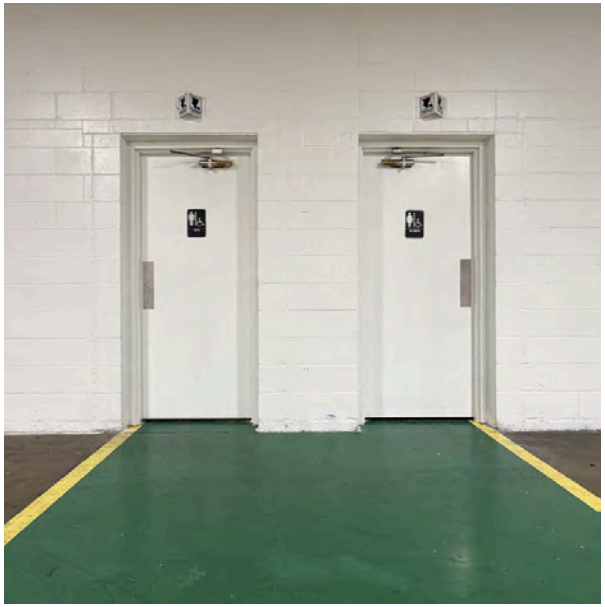






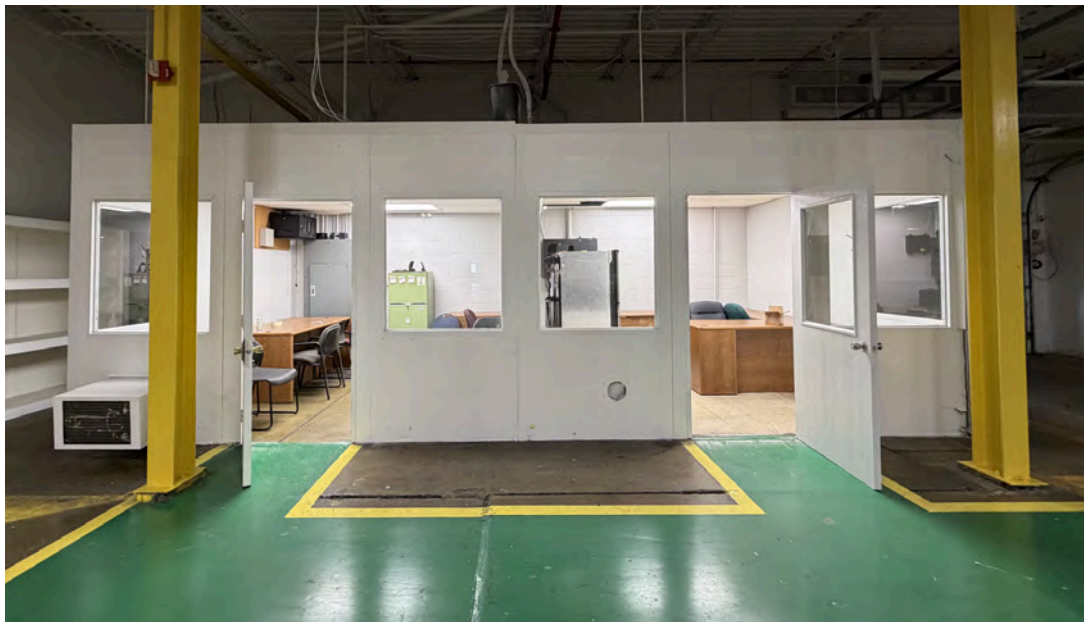
WAREHOUSE

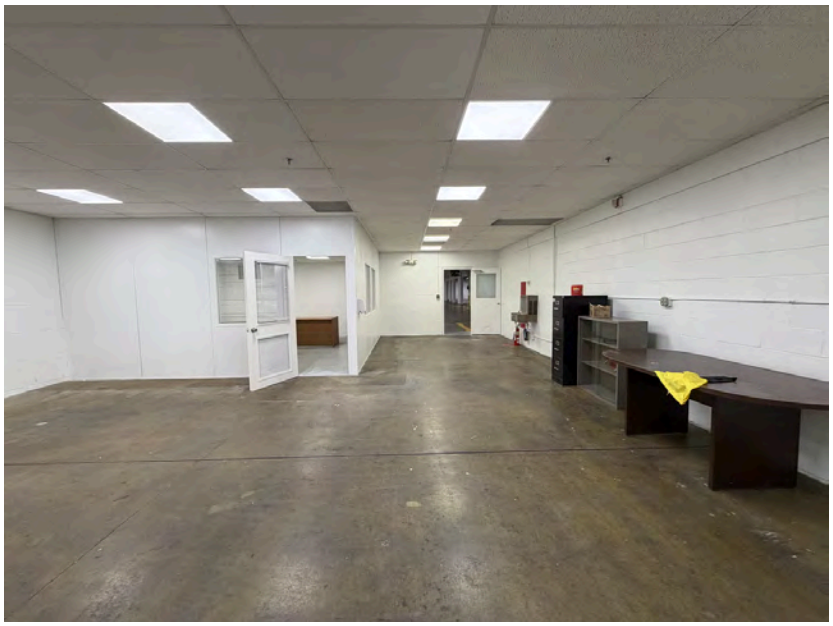




HIGH BAY

OFFICE AREAS





ADDITIONAL PROPERTIES

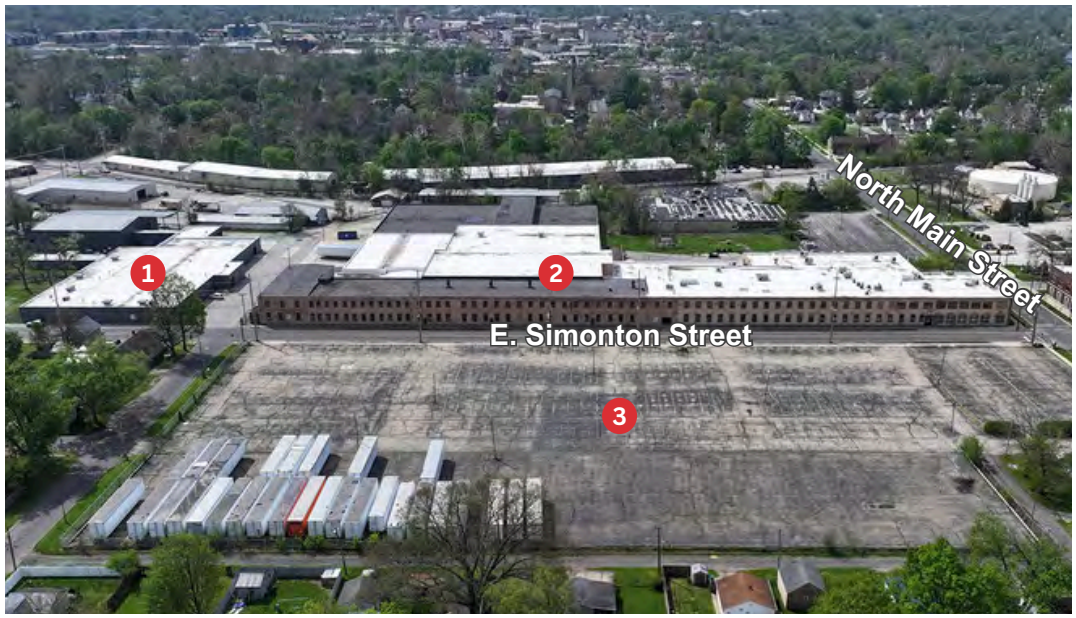
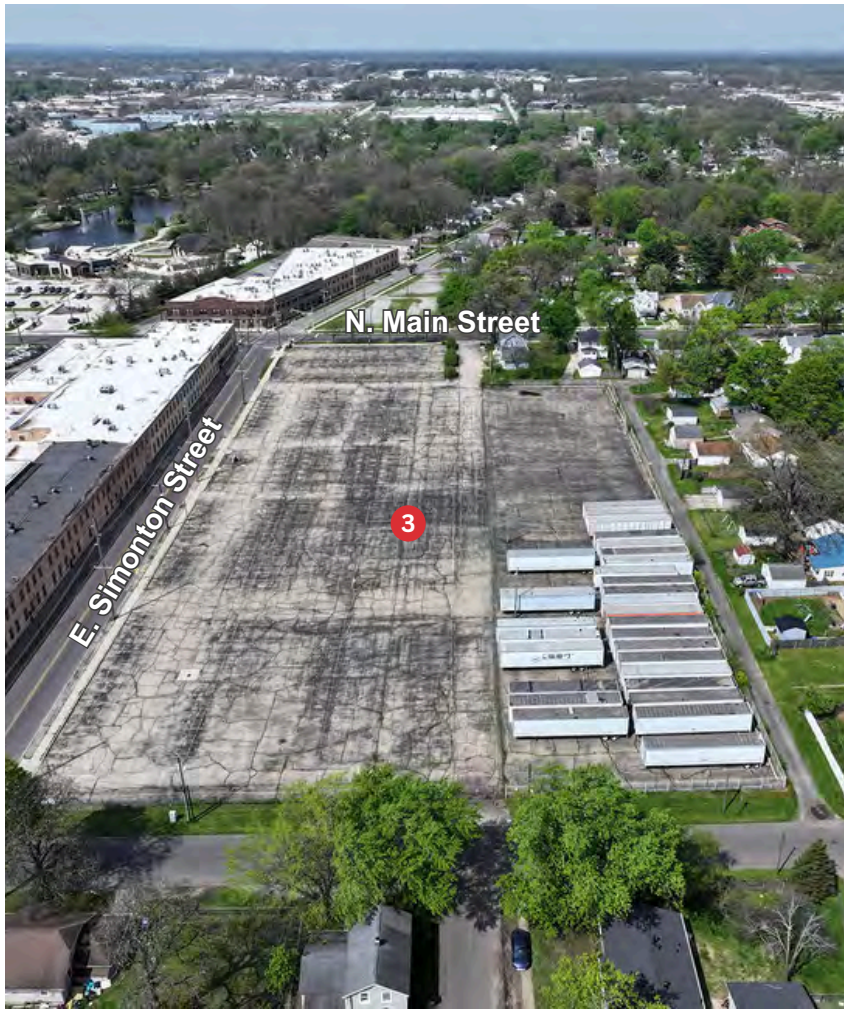


Photo Key

1. 301 E. Simonton Street (+/- 47,266 SF)
2. 1120 North Main Street (+/- 281,434 SF)
3. Additional Clark Logic Property / Parking (4.72 acres)



OUR FULL RANGE
OF SERVICES

- Real Estate & Development
- Transportation & Logistics
- Warehousing Services
- 3PL & Material Handling
- Heavy Machinery Moving & Rigging
- Cardboard, Paper & Pallet Recycling and Sales
- Landscape, Lawn Care & Snow Removal
- Semi Trailer & Container Rental and Sales
- Facility Cleaning
- Automotive Dunnage Washing

CIMC VANGUARD

AUTHORIZED DEALER

New Trailers, Parts & Service

CLARK LOGIC

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Director of Development
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MILHAM HEADQUARTERS
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Portage, MI 49002
269.279.7405

KILGORE HEADQUARTERS
3801 E. Kilgore Road
Kalamazoo, MI 49001
269.279.7405