



## NWI COMMERCIAL REAL ESTATE

1484 US HIGHWAY 20  
PORTER, IN 46304

### DEVELOPMENT OPPORTUNITY MULTI USE

### PROPERTY HIGHLIGHTS FOR SALE



- **PRICE:** \$265,000.00
- **PROPERTY TYPE:** Vacant Land  
0.85 +/- Acres
- **LOCATION:** Porter, IN US Highway 20 Corridor East of I-94 exist ramp
- **OVERVIEW:** Property sits on US Highway 20 directly across from Steel City Truck Stop, in an high traffic flow area., and direct access to US 20. The existing house is lease nonconforming with no commercial value.
- **USAGE:** Multiple options for development with retail and office use contiguous to the to the east of the property. TA Truck Stop and Scales are West of the Property

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