



# COMMERCIAL BUILDING FOR SALE

Prime commercial opportunity on nearly 1 acre in a high-traffic, high-visibility location. This renovated B-3 zoned building sits directly along the Oak Savannah/Duneland Prairie (USBR #36) bike trail from Chicago to New Buffalo and offers 2,600+ sq ft of flexible space ideal for retail, service, restaurant, or office use, with excellent exposure, ample parking, and easy access to major highways.

**LISTING PRICE:**

# \$475,000

11 N Hobart Rd.  
Hobart, IN 46342

## PROPERTY FEATURES



18 parking  
spaces



1 Bathroom



Cafe Space



2,600+ sqft



**COLDWELL BANKER**  
REAL ESTATE GROUP

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