

# LIGHT INDUSTRIAL

Sale: \$501,000



- Lot Size: 19.2 Acres
- Building Size: 130,000 sq ft
- Manufacturing Space: 110,000 sq ft
- Expandable
- Brownfield Tax Credits
- Rail Spur Available
- Multiple Truck Doors & Docks

## Former ICG Berrien Building

9864 Church Street  
Bridgman, MI 49106  
(City of Bridgman)

This light industrial zoned facility is located in downtown Bridgman, in close proximity to I-94. It features multiple truck doors and docks. Brownfield Tax Credits available and railroad runs parallel to west side of the building. Available immediately. Contact Berrien County Community Development for more information.

### Site Contact Information:

Berrien County Brownfield Authority  
701 Main Street  
St. Joseph, MI 49085  
Phone: (269) 983-7111 ext. 8617

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