



FORT WAYNE-ALLEN COUNTY AIRPORT AUTHORITY

AIRPORT DEVELOPMENT DISTRICT

FWA KELLEY AERO CENTRE



PROPERTY DETAILS:

ACRES: 40 non-aeronautical
42 aeronautical

ZONED: I-2

- Designated "Shovel Ready" by the State of Indiana
- Site Ready Certified by a national site selector
- Stormwater ready
- Utilities on site
- Within Foreign Trade Zone 182
- Taxiway access for qualified aeronautical users

"SHOVEL READY" FOR QUICK-START DEVELOPMENT

The 82-acre site offers parcels four acres and larger, capable of accommodating up to a 200,000-square-foot building. Adjacent to Fort Wayne International Airport with easy access to I-69, downtown, and the Jefferson Pointe shopping center. Ideal for research and development, light manufacturing, logistics, and professional service companies.

CONTACT:

Stephanie Veit
Director of Airport Development

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PROJECT INFORMATION	
ADDRESS	9808 Ardmore Avenue
COUNTY	Allen
TOWNSHIP	Pleasant
FINANCIAL INFORMATION	
SALE PRICE	Contact Stephanie Veit
LEASE PRICE	\$0.50 PSF annual ground rental rate
SITE DATA	
LAND AREA	40 acres non-aeronautical development 42 acres aeronautical development
ZONING	I-2
MINIMUM SIZE	2.5 acres
CONTIGUOUS SIZE	42 acres aeronautical use 40 acres non-aeronautical use 7.5 non-aeronautical commercial use
MISCELLANEOUS DATA	
NEAREST INTERSTATE	I-69
AIRPORT DEVELOPMENT ZONE	Yes
FOREIGN TRADE ZONE	Eligible
SHOVEL READY	Yes
RESTRICTIVE COVENANTS	Yes
ENVIRONMENTAL	N/A
TAX DATA	Currently Airport Non-Taxable status

EXPANDED VIEW OF AREA



UTILITIES

SEWER	City of Fort Wayne
WATER	City of Fort Wayne
GAS	NIPSCO
ELECTRIC	I&M
HIGH-SPEED DATA	Various
RAIL SERVICE	No
STORM WATER	Developed off site



**GREATER
FORT WAYNE INC.**
METRO CHAMBER ALLIANCE



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