



FOR SALE OR LEASE

5850 Fortune Circle West Drive
Indianapolis, IN 46241



Property Highlights

Up to 18,916 SF of office and warehouse available

- 4,729 SF - 18,916 SF
- New HVAC/electrical/plumbing systems
- White-box delivery condition
- New common area restrooms
- Unmatched I-465 signage opportunity
- Excellent access to I-465/I-70/airport
- Sprinklered
- 93 parking spaces
- 1 drive-in door
- 4 acres
- \$15.00/SF net of utilities and janitorial
- Sale Price: \$1,530,000



Joshua Graham

Director

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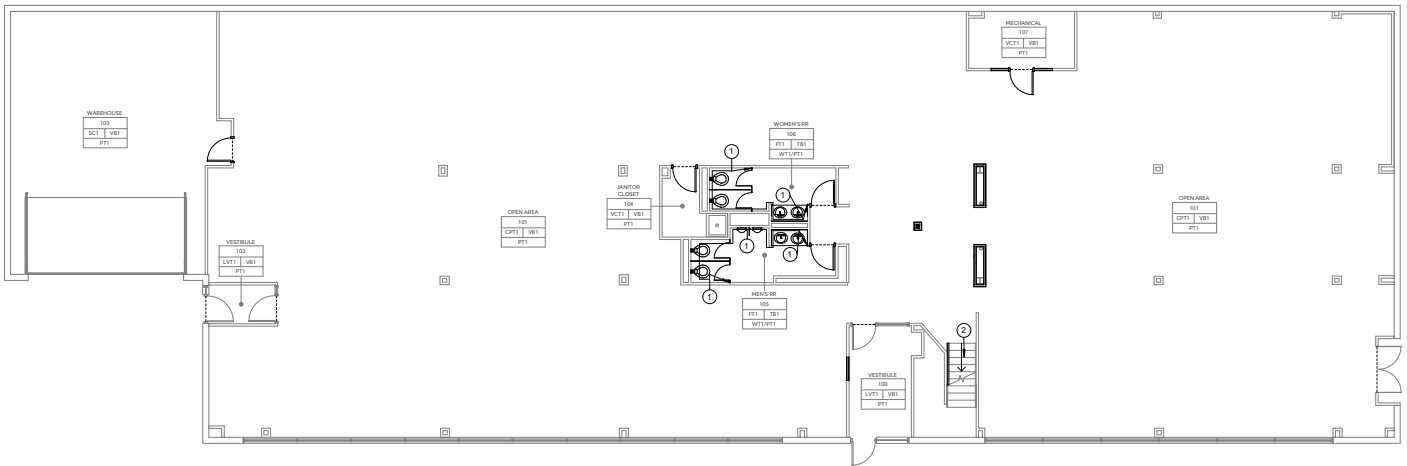
**CUSHMAN &
WAKEFIELD**

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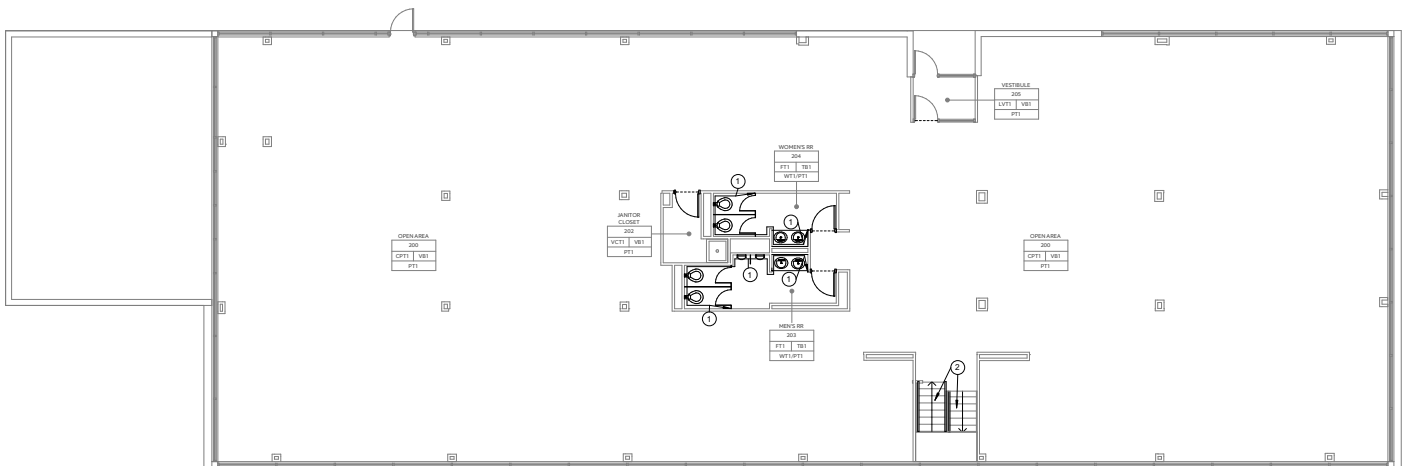
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FLOOR PLANS

Floor 1



Floor 2



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