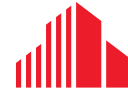


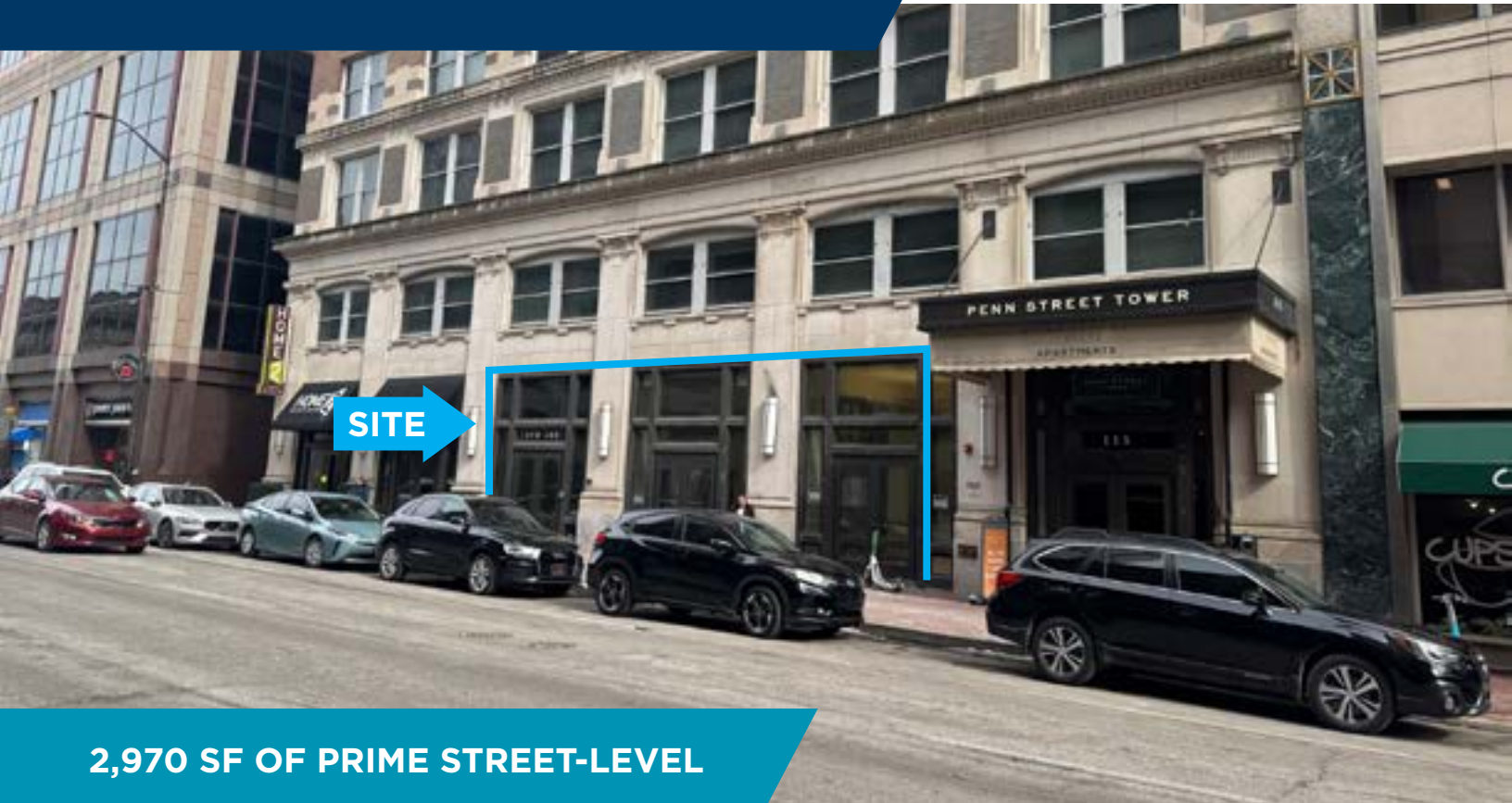
FOR LEASE

Street-Level Retail/Office

115 N Pennsylvania St, Indianapolis



**CUSHMAN &
WAKEFIELD**



2,970 SF OF PRIME STREET-LEVEL

FOR LEASE - \$26/SF GROSS

Great retail presence and high-profile opportunity for street-level space in the iconic Penn Street Tower in Indy's downtown core

- Excellent visibility to pedestrian and vehicular traffic
- Dedicated street-level entrances
- Front door street parking available
- Near Gainbridge Fieldhouse (home to Pacers and Fever)
- Surrounded by office towers with thousands of daytime employees and visitors
- Surrounded by explosive new development



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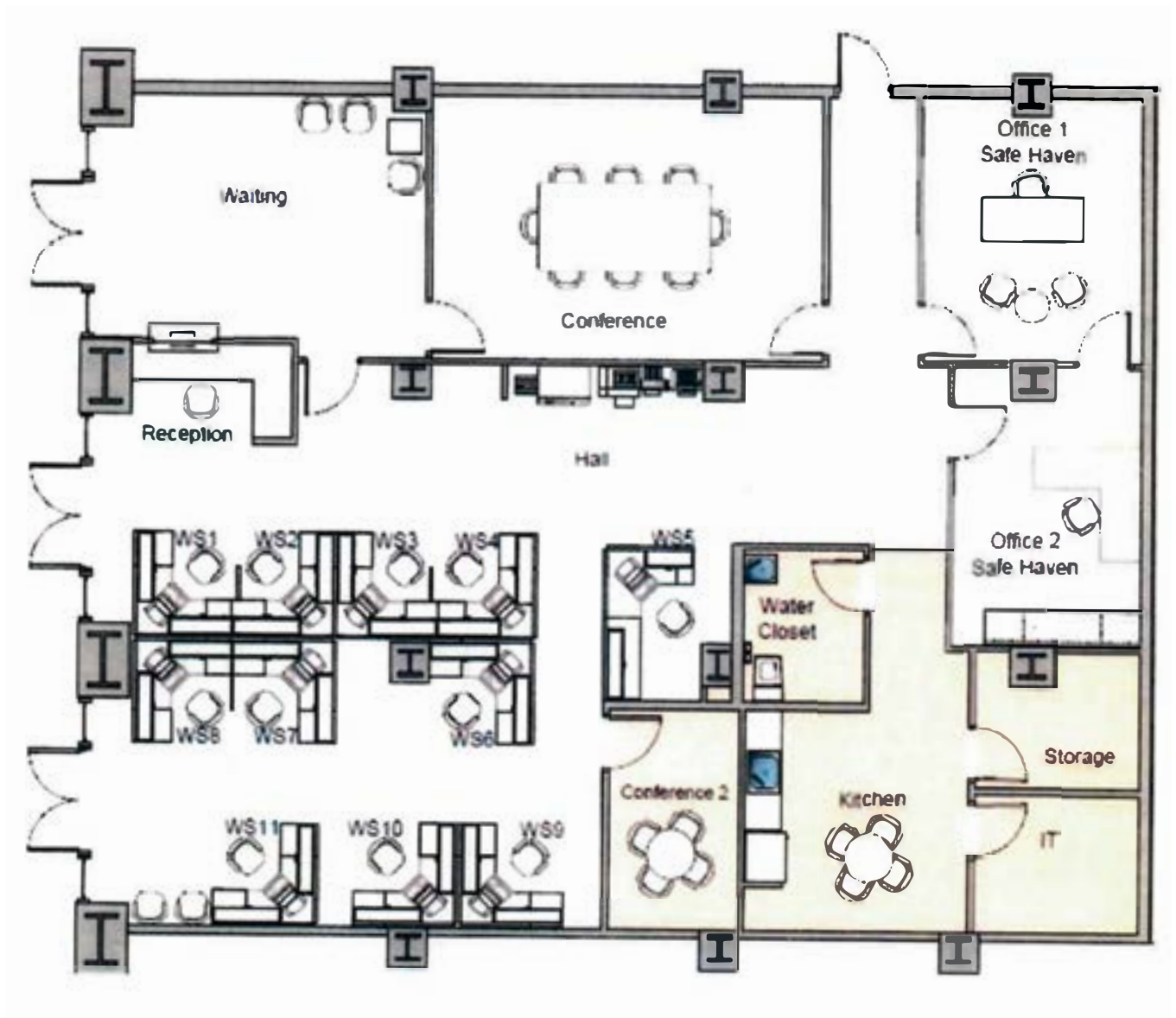
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FLOORPLAN

Street-Level Retail/Office
115 N Pennsylvania St, Indianapolis



N PENNSYLVANIA STREET



PHOTOS

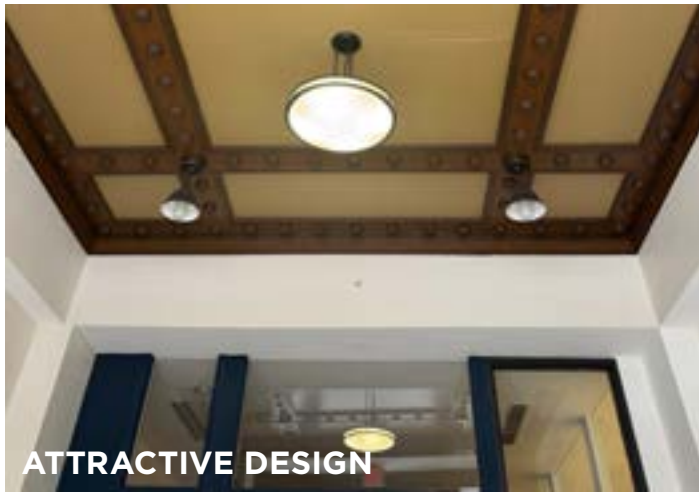
Street-Level Retail/Office
115 N Pennsylvania St, Indianapolis



HIGH CEILINGS



NATURAL LIGHT



ATTRACTIVE DESIGN



PEDESTRIAN & STREET VISIBILITY



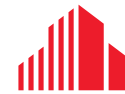
FRONT DOOR PARKING



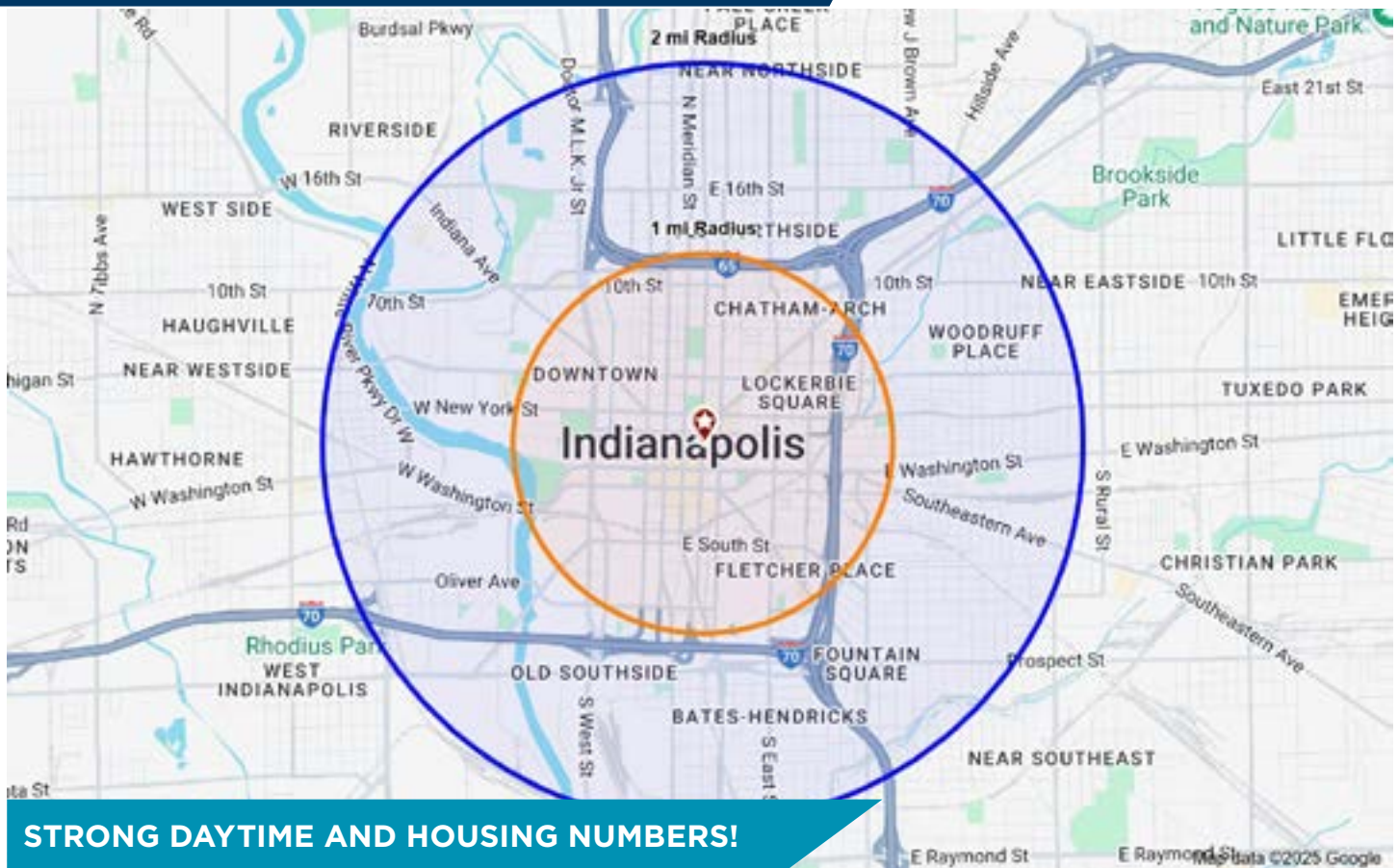
HISTORIC PENN STREET TOWER

DEMOGRAPHICS

Street-Level Retail/Office
115 N Pennsylvania St, Indianapolis



**CUSHMAN &
WAKEFIELD**



DEMOGRAPHICS | 2-MILE RADIUS

Population	58,523
Daytime Population	127,385
Projected Population	62,822
Estimated Households	29,178
Projected Households	31,447
Avg Household Income	\$105,349

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