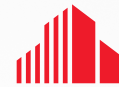


FOR SALE

7260 Georgetown Road
Indianapolis, Indiana 46268



CUSHMAN &
WAKEFIELD

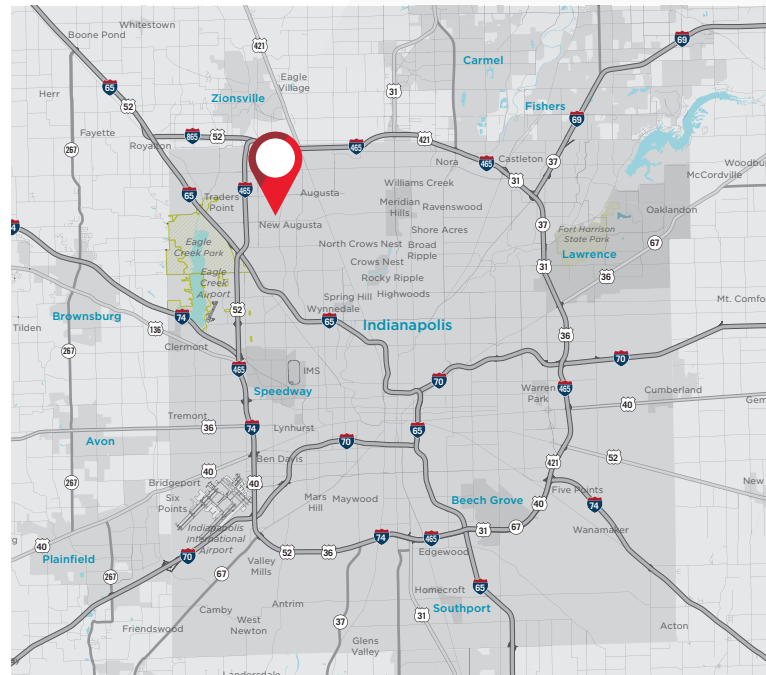
SALE PRICE: \$1,595,000
LEASE RATE: \$8.95 NNN



PARK 100 INDUSTRIAL FACILITY

Property Highlights

- Total Building Size ±16,155 SF
 - Office ±3,486 SF
 - Acreage ±1.22 Acres
 - Clear Height 12' - 14'
 - Dock 1 (8'x10') dock with interior platform
 - Drive-in 1 (10'x10') drive-in
 - Fire Protection None
 - Zoning I-2
 - Year Built/Renovated 1994/2006
 - Auto Parking 36 spaces
 - HVAC Fully air-conditioned
 - Construction Block
 - Taxes 2024 Pay 2025 \$13,483.26 (\$0.83/SF)
-
- **NEW SALE PRICE** \$1,595,000 ~~\$1,950,000~~
 - **LEASE RATE** \$8.95 NNN



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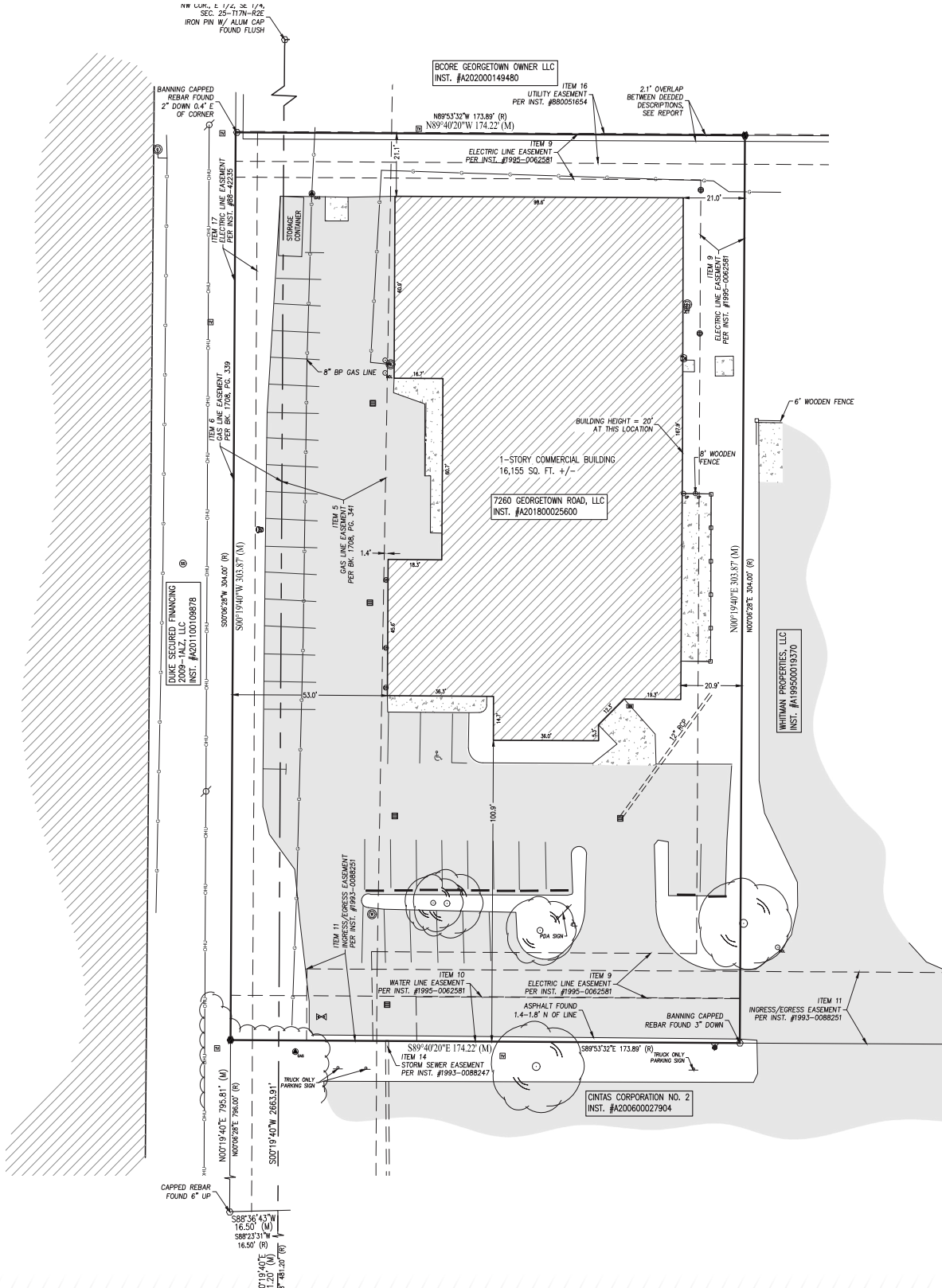
One American Square, Suite 1800
Indianapolis, IN 46282
cushmanwakefield.com

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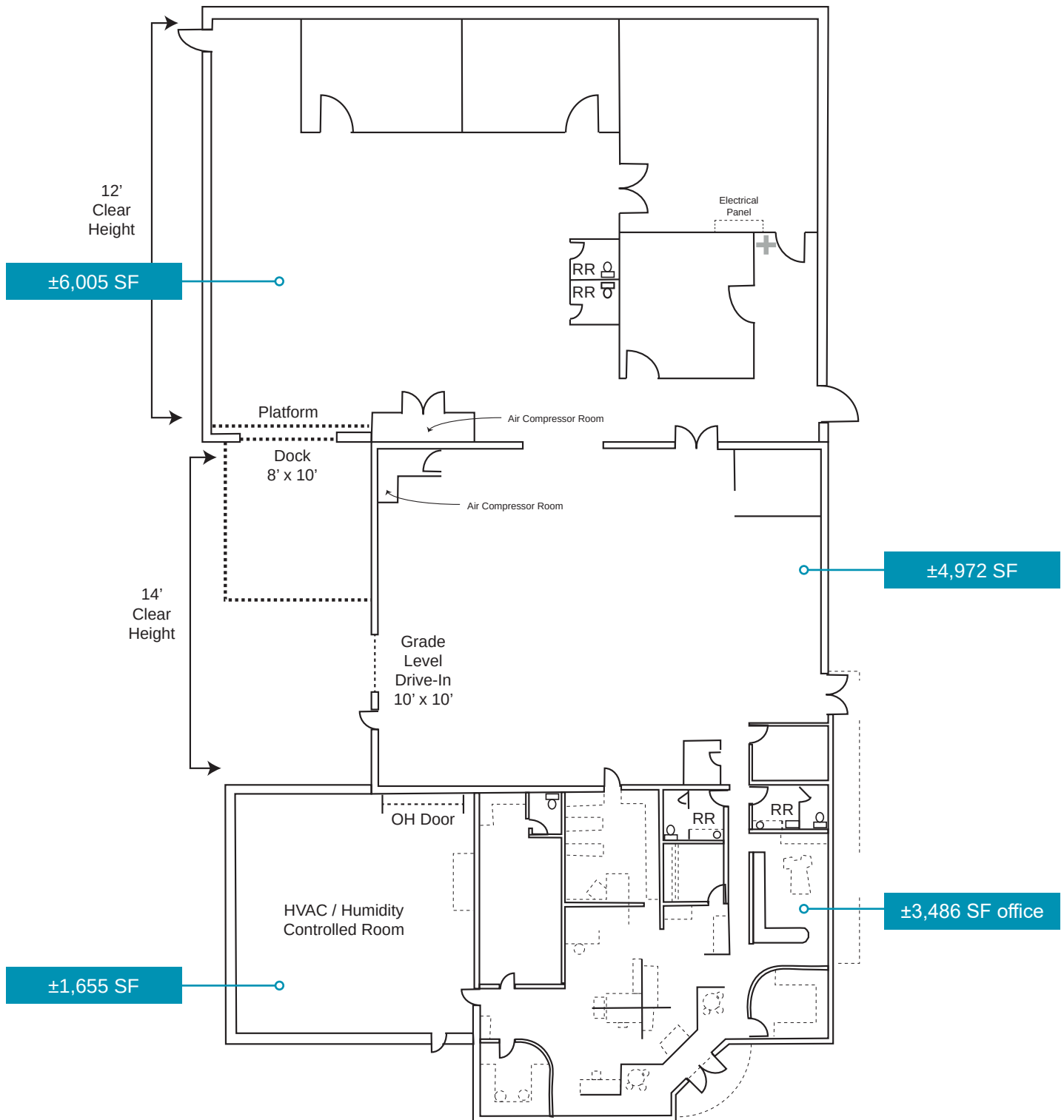
7260 Georgetown Road

Indianapolis, Indiana 46268

Survey

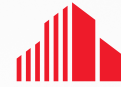


Floor Plan

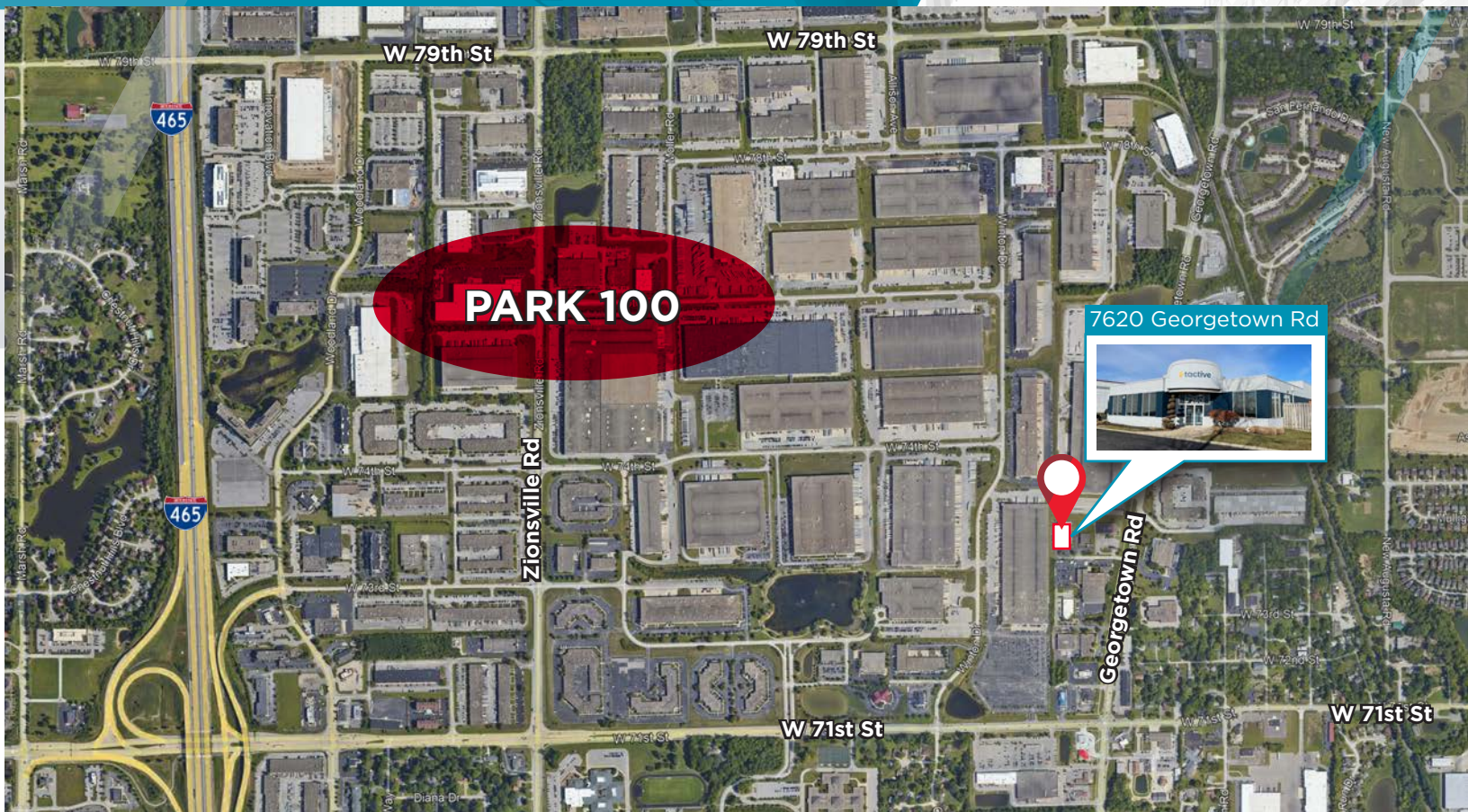


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