

FOR SALE  
**13,476 SF AVAILABLE**



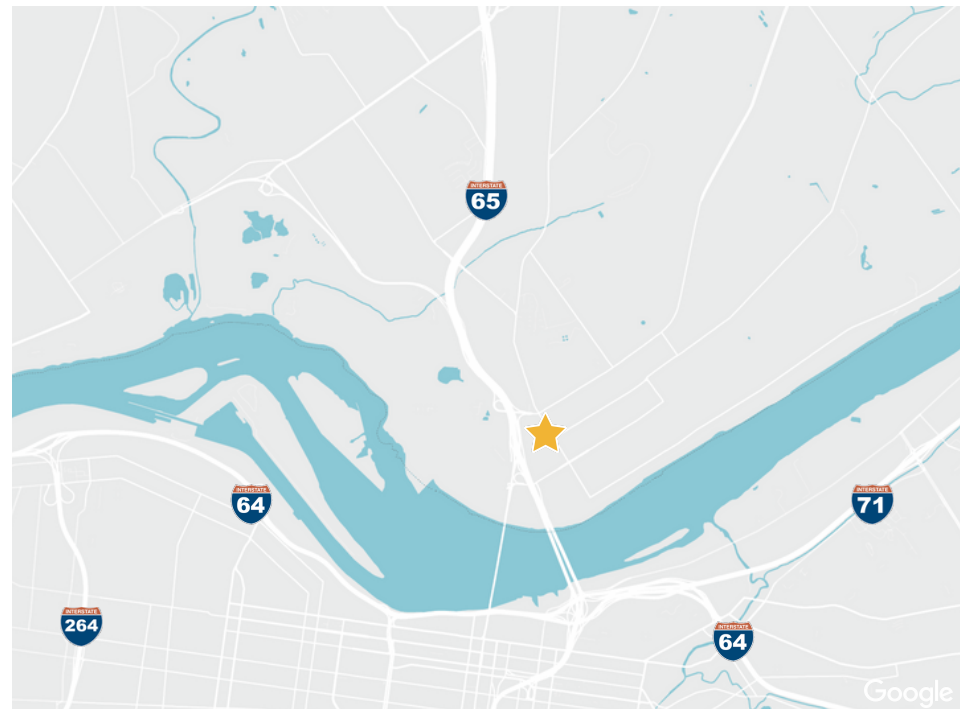
903 SPRING STREET  
**JEFFERSONVILLE, IN 47130**

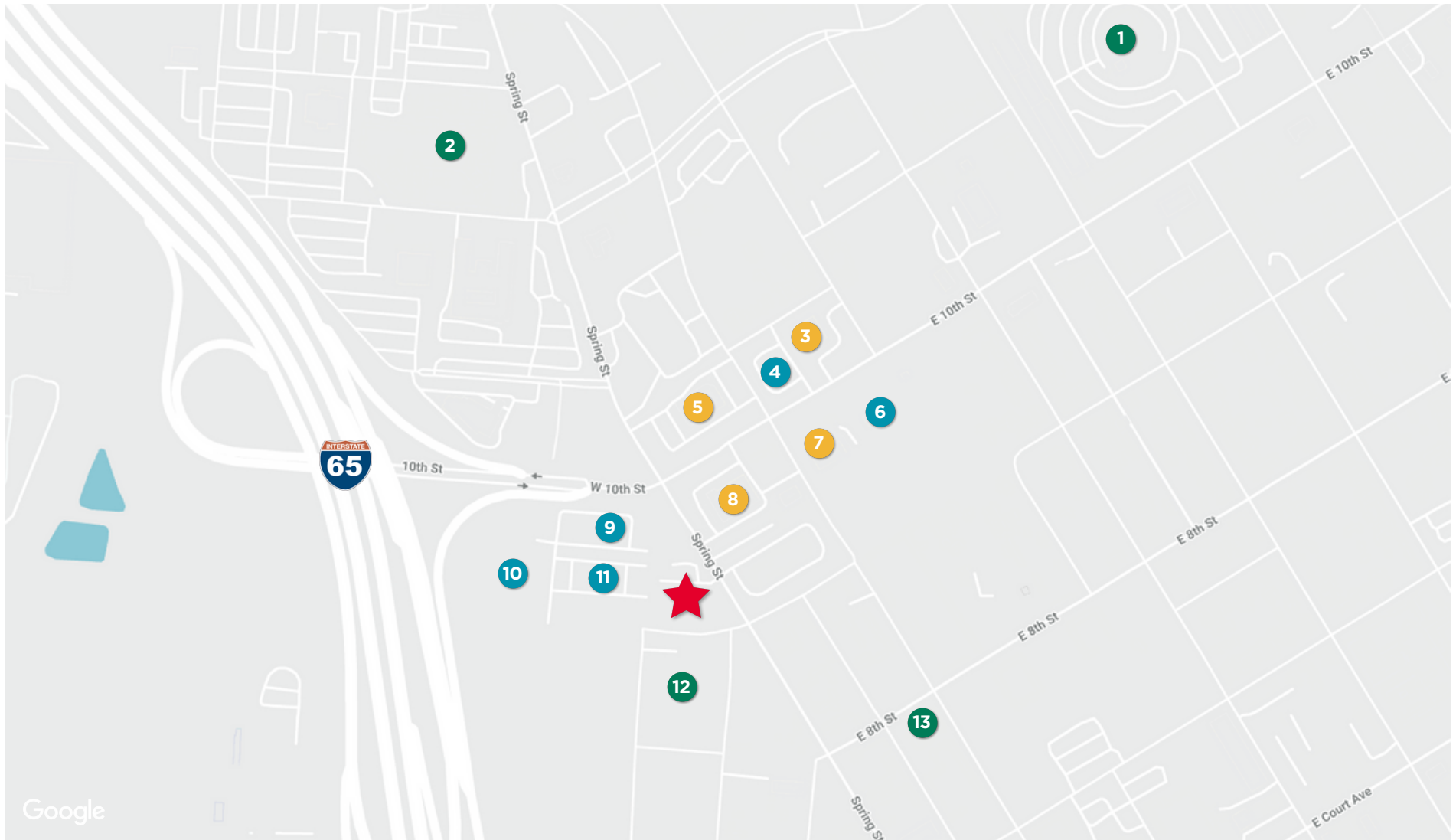
# PROPERTY HIGHLIGHTS

903 Spring Street is a Class A, freestanding office building in the heart of Jeffersonville. The building is ~13,476 sf inclusive of a main floor, usable lower level and mezzanine space.

The property is located nearby retail amenities such as McDonald's, Starbucks and Wingstop as well as across the street from Falls Landing Park. The location also offers quick access to the I-65 on/off ramps towards the Second Street Bridge to Louisville.

|                   |                   |
|-------------------|-------------------|
| Building Size:    | ~13,476 sf        |
| Space Available:  | Entire property   |
| Site Area:        | 0.48 acres        |
| Number of Floors: | 2                 |
| Parking:          | 43 surface spaces |
| Year Built:       | 1994              |
| Zoning:           | C-1               |





#### Restaurants

- 4. Dairy Queen
- 6. Subway
- 9. Starbucks
- 10. Wingstop
- 11. McDonald's

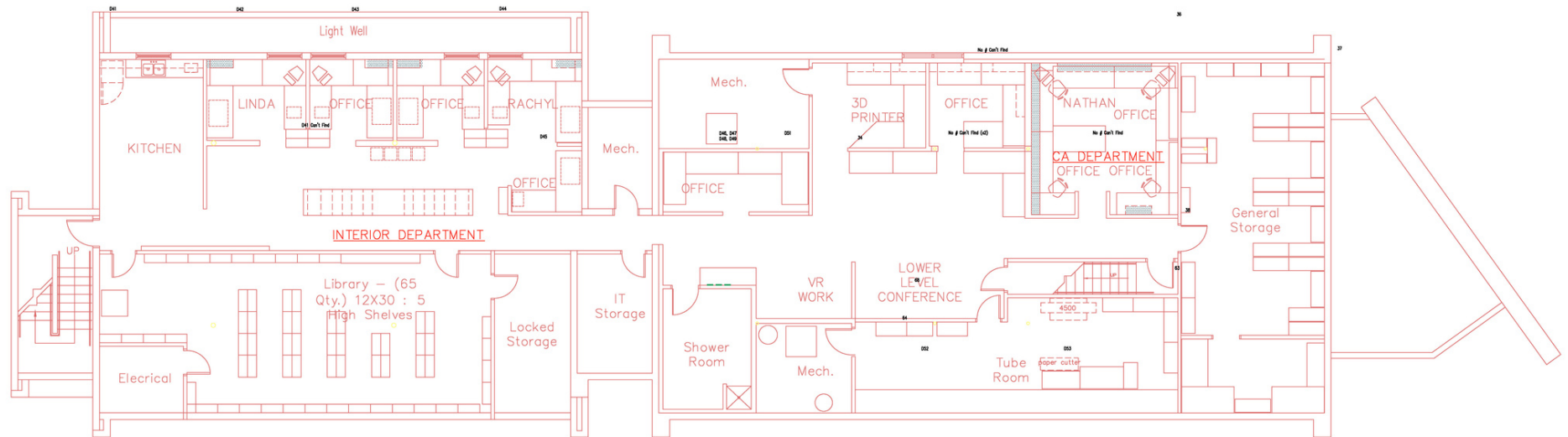
#### Retail/Services

- 3. Advance Auto Parts
- 5. CVS
- 7. Thorntons
- 8. Walgreens

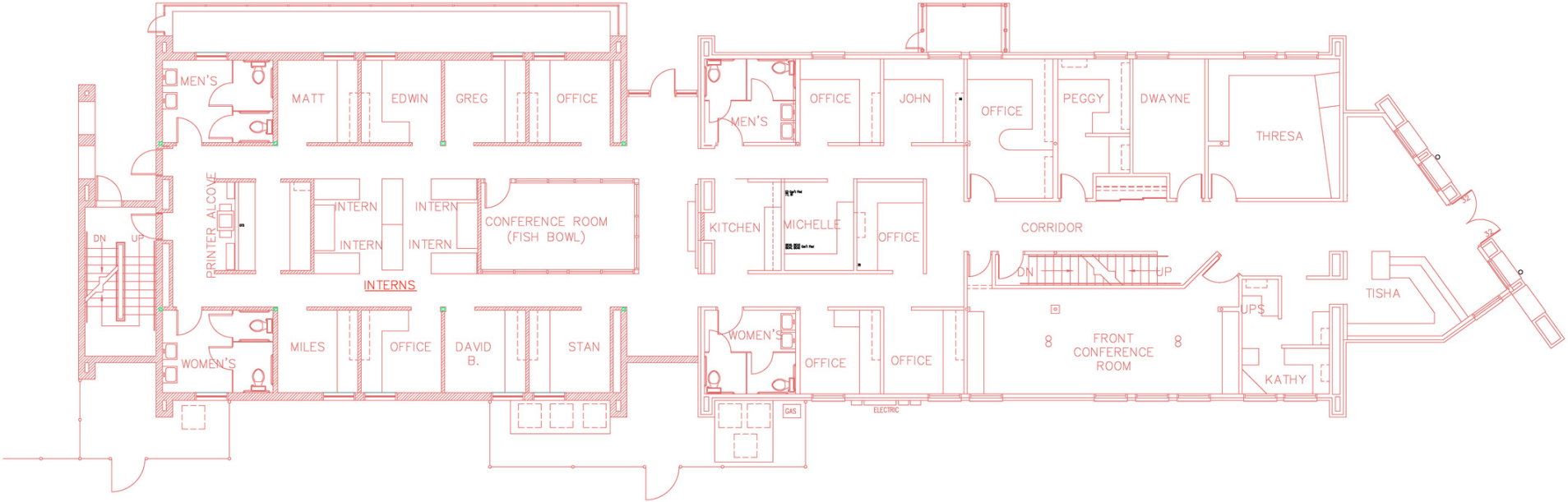
#### Community/Other

- 1. Jeffersonville City Hall
- 2. Norton Clark Hospital
- 12. Falls Landing Park
- 13. Jeffersonville Fire Department

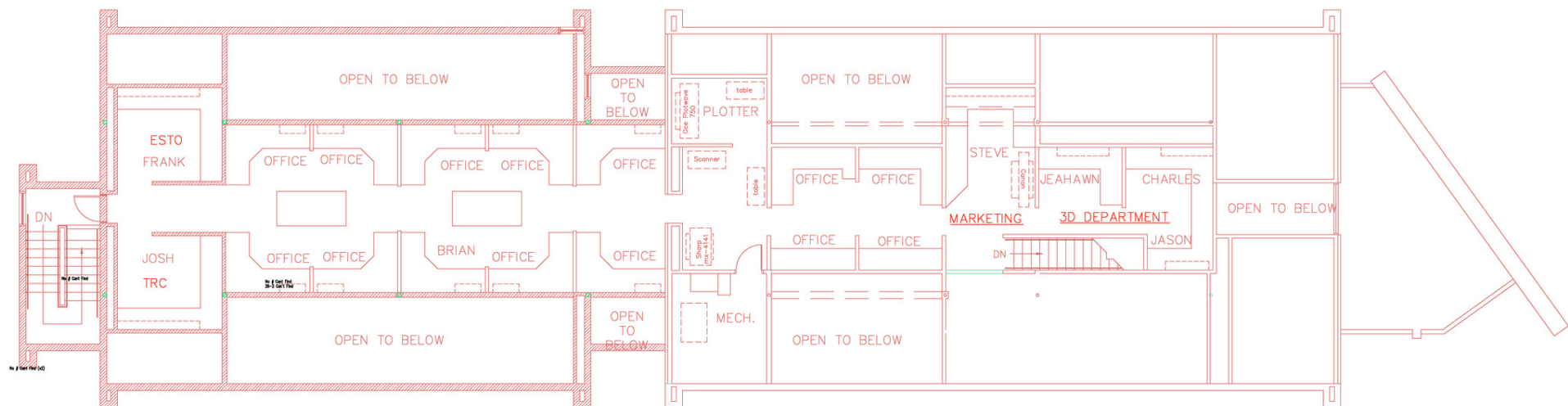
# PROPERTY LOCATION



# LOWER LEVEL FLOOR PLAN



# FIRST FLOOR PLAN



# SECOND FLOOR PLAN

# CONTACT INFORMATION

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