MEDICAL OFFICE FOR SALE

14,186 SF



24129 PROFESSIONAL PARK DR

LAWRENCEBURG, IN

CUSHMAN & WAKEFIELD

PROPERTY HIGHLIGHTS

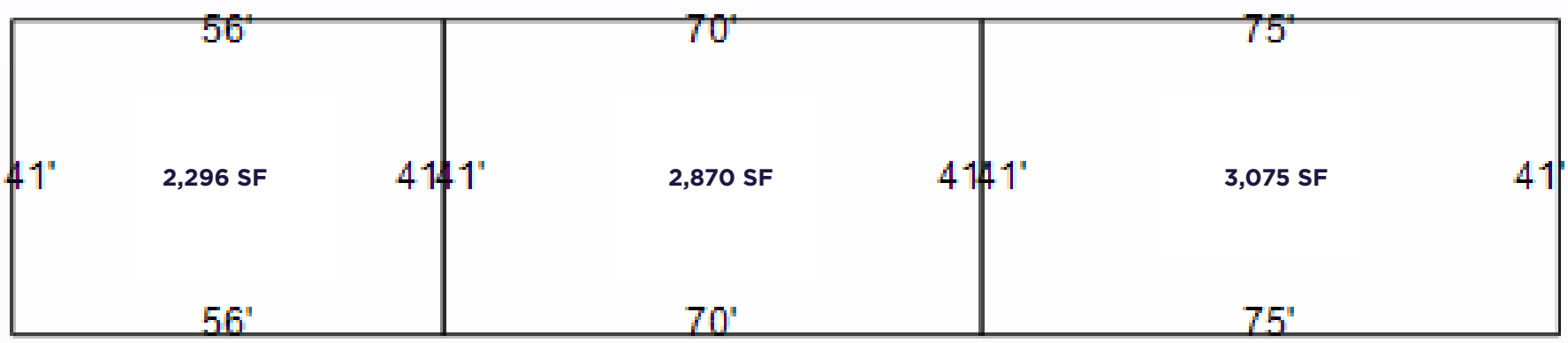
ESTABLISHED HEALTHCARE INVESTMENT OPPORTUNITY

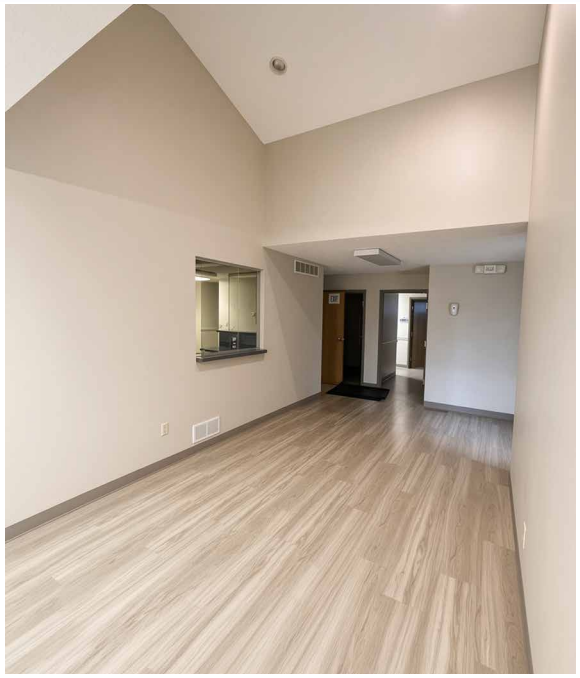
Well-positioned medical office building previously anchored by a diverse mix of primary care, family medicine, internal medicine, and nurse practitioner tenants. The property benefits from healthcare system affiliation through a St. Elizabeth Physicians-connected practice, supporting tenant stability and long-term appeal. Located within a professional business park environment, the asset offers investors and owner-users exposure to the resilient, high-demand healthcare sector.

Total Building Size:	14,186 SF
Basement Size:	5,945 SF
Total Available:	14,186 SF
Site Area:	0.23 AC
Parcel Number:	15-01-34-404-008.003-006
Signage:	Monument & Building
Parking:	Abundant surface spaces
Space Type:	Medical Office
Sale Price:	$1,345,000









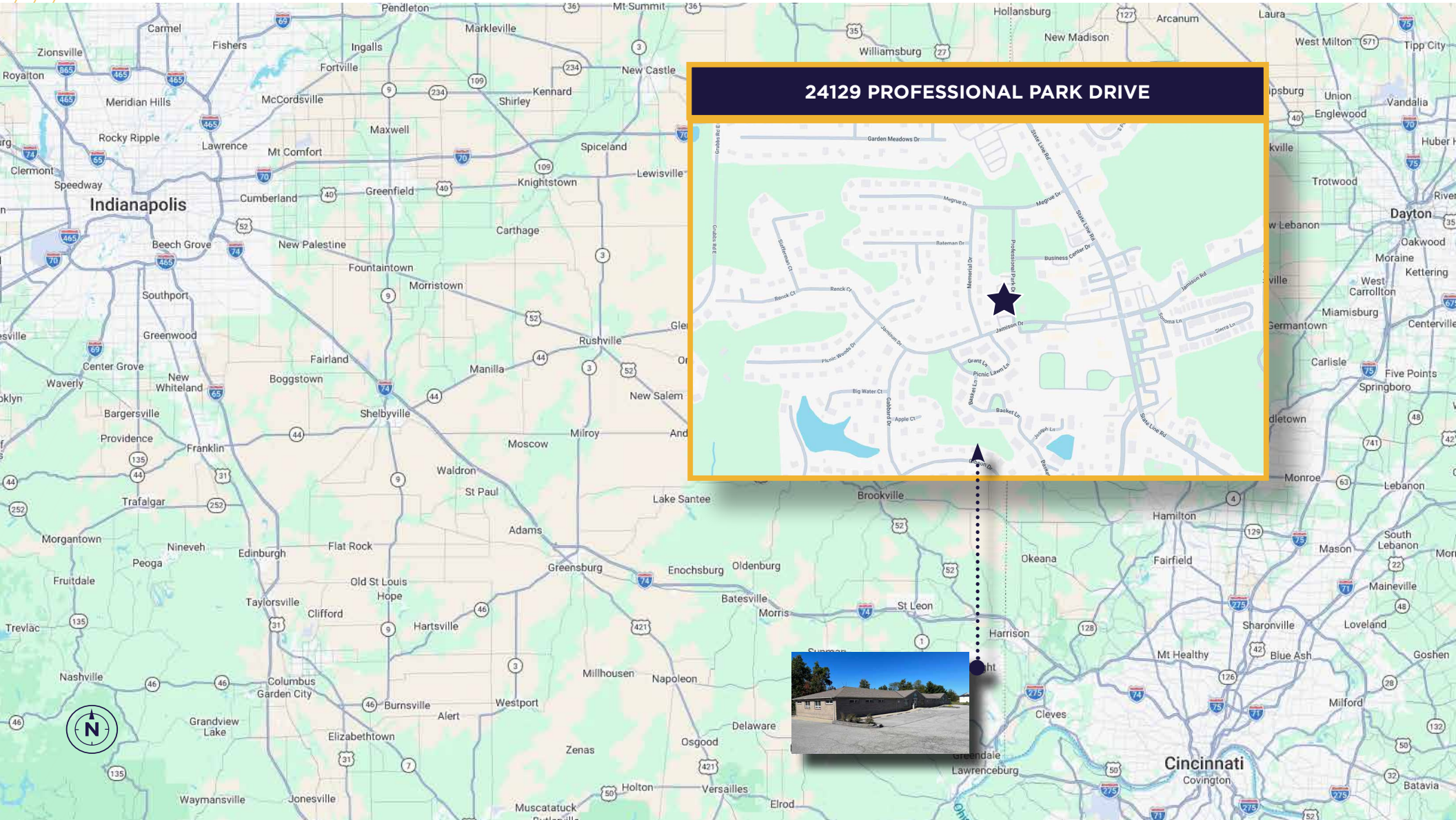


FLOOR PLAN

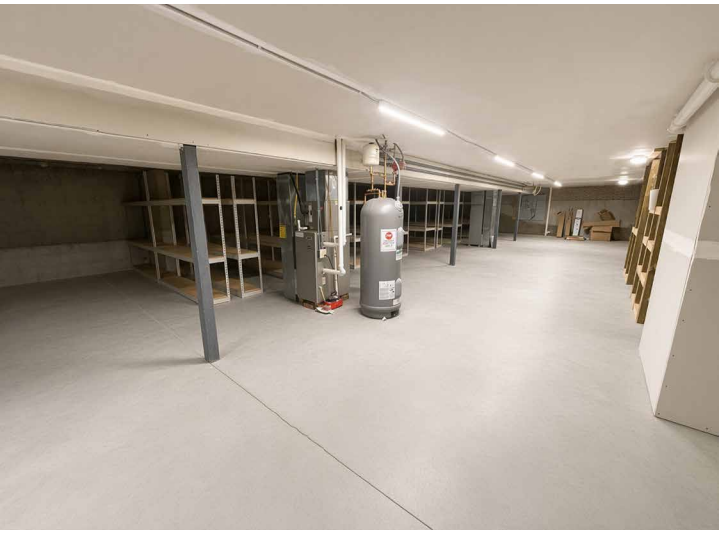
14,186 SF

LOCATION MAP

- Minutes from St. Elizabeth Dearborn Hospital, providing convenient access for patients and strong referral potential for healthcare providers
- Located in Lawrenceburg, the county seat of Dearborn County, with a revitalized riverfront and historic downtown that serve as a regional destination
- Excellent connectivity via US 50, offering access to Cincinnati and the Indiana, Ohio, and Kentucky tri-state region, helping attract patients, visitors, and employees from surrounding communities
- Enhanced quality of life with nearby recreational amenities, including the Lawrenceburg-Aurora Dearborn Trail, riverfront attractions, and community events that support workforce recruitment and retention




24129 | 24143
NO TRESPASSING
PRIVATE PROPERTY







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