

FOR SALE › FREESTANDING INDUSTRIAL BUILDING



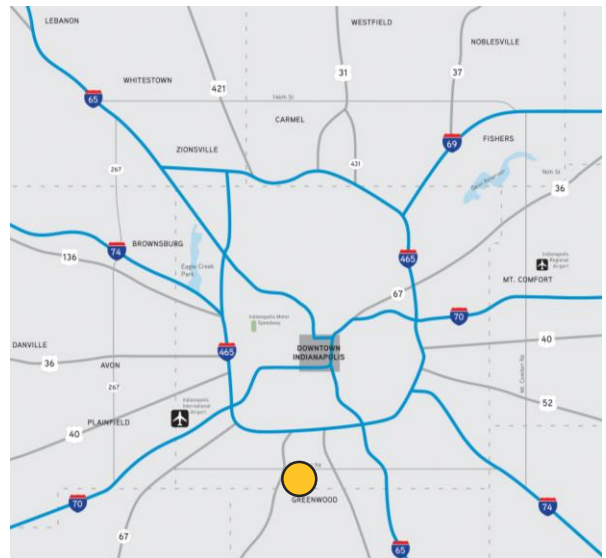
6430 S Belmont Avenue

INDIANAPOLIS, IN



Property Highlights

- › 24,320 SF freestanding industrial building (expandable)
- › 3,770 SF office with numerous private offices
- › 18' clear height
- › (1) 14' x 14' grade level drive-in door
- › Nice storefront windows
- › Immediate access to SR 37 and I-465
- › Excellent visibility from SR 37
- › Asking price: \$1,400,000



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Aerial Map, Floor Plan and Additional Building Details



Additional Building Details

- > Built in 1999
- > Zoned I-2
- > Air-conditioned warehouse
- > 3-phase power/800 amps
- > Mezzanine storage over office
- > Floor drain at overhead door
- > Utility sink in warehouse
- > Air lines in warehouse
- > ± ½ acre excess ground provides potential to expand

