

FOR LEASE

OFFICE BUILDING



BROADFIELD SQUARE NORTH

8903-8939 BROADWAY, MERRILLVILLE, IN 46410

PROPERTY HIGHLIGHTS

- 17,058 SF multi-tenant office building built in 1987
- High traffic counts, Broadway exposure, and center of Merrillville office/retail corridor
- Competitive rates
- Located next to Methodist Hospital Southlake
- Well built and professionally managed
- Estimated 2021 Operating Expenses: \$5.81 PSF

OFFERING SUMMARY

Lease Rate:	\$9.39 - 12.00 SF/yr (NNN)
Available SF:	902 - 2,410 SF
Lot Size:	2.16 Acres
Year Built:	1987
Building Size:	17,058 SF
Zoning:	C-3 Highway Commercial
Market:	Lake County

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
8925	\$9.39 SF/yr	1,550 SF
8927	\$12.00 SF/yr	902 SF
8915	\$12.00 SF/yr	2,410 SF

Broker Disclosure: A real estate licensee holds a beneficial interest in this property



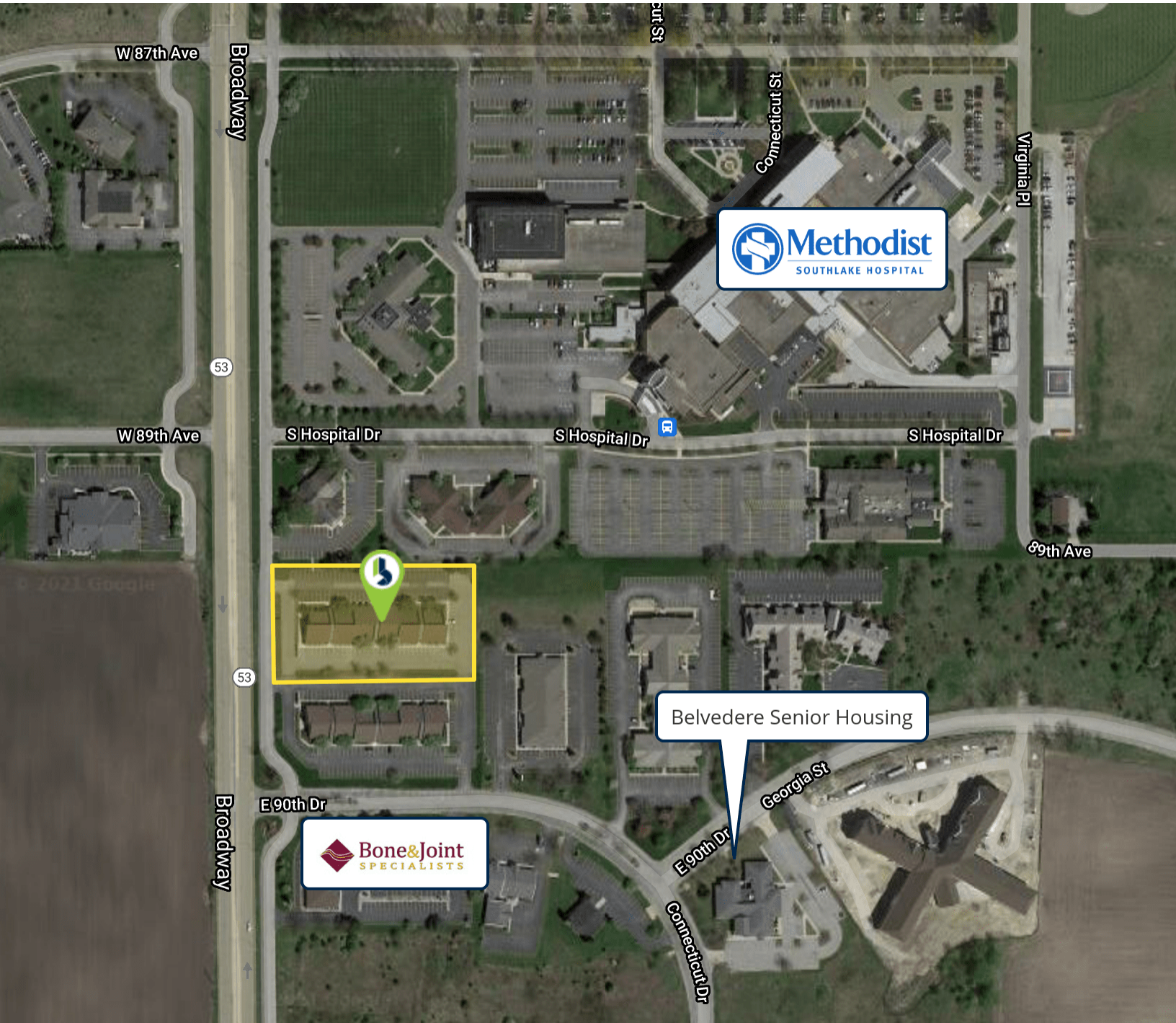
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LOCATION DETAILS

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