



502 W Main St

502 W Main St, Danville, IN 46122



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@ Properties

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502 W Main St

\$790,000

Presenting a rare, turnkey opportunity to purchase a fully renovated commercial property in a high-visibility, prime downtown Danville location, perfectly equipped for...

- Turnkey, Fully Renovated Office Building — Complete top-to-bottom renovation in 2023, including new HVAC, electrical, plumbing, siding, and windows.
- Prime Downtown Location — High-visibility frontage on US-36/Main St in the heart of Danville's commercial corridor.
- 3,132 SF Historic + Modern Design — Blends updated finishes with historic character, high ceilings, hardwood floors, and abundant natural light.
- Move-In Ready — Fully wired with state-of-the-art networking infrastructure to support contemporary professional uses.
- Flexible Layout — Includes private offices, open collaboration space, reception area, and a fully equipped kitchen—ideal for professional services, cr
- Mixed-Use Potential — Suitable for office, retail/service, short-term rental, Airbnb, or a combined ground-floor commercial + upper-floor residential



Price:	\$790,000
Property Type:	Office
Building Class:	C
Sale Type:	Investment
Lot Size:	0.21 AC
Gross Building Area:	3,132 SF
Rentable Building Area:	3,132 SF
No. Stories:	3
Year Built:	1926
Tenancy:	Single
Parking Ratio:	0/1,000 SF
APN / Parcel ID:	32-11-04-470-007.000-003
Walk Score ®:	56 (Somewhat Walkable)

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Hedges Family Eyecare PC	-	
Hometown Property Group	-	
Stephen Joseph Hedges Od	-	



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Property Photos



502WMainStreet05



502WMainStreet06

Property Photos



Property Photos



502WMainStreet09



502WMainStreet10

Property Photos



502WMainStreet11



502WMainStreet12

Property Photos



502WMainStreet13



502WMainStreet14

Property Photos



Property Photos



Property Photos



Property Photos

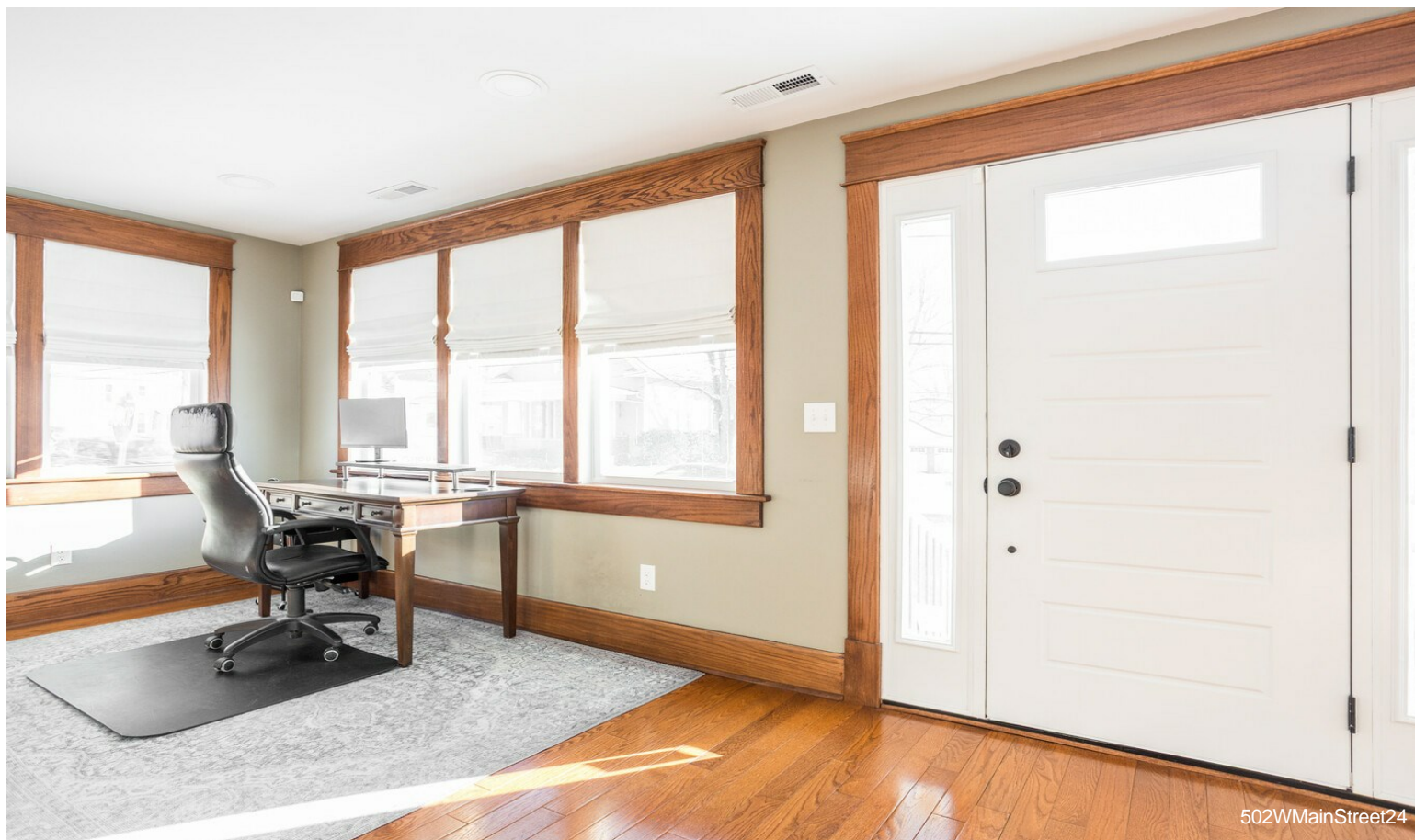


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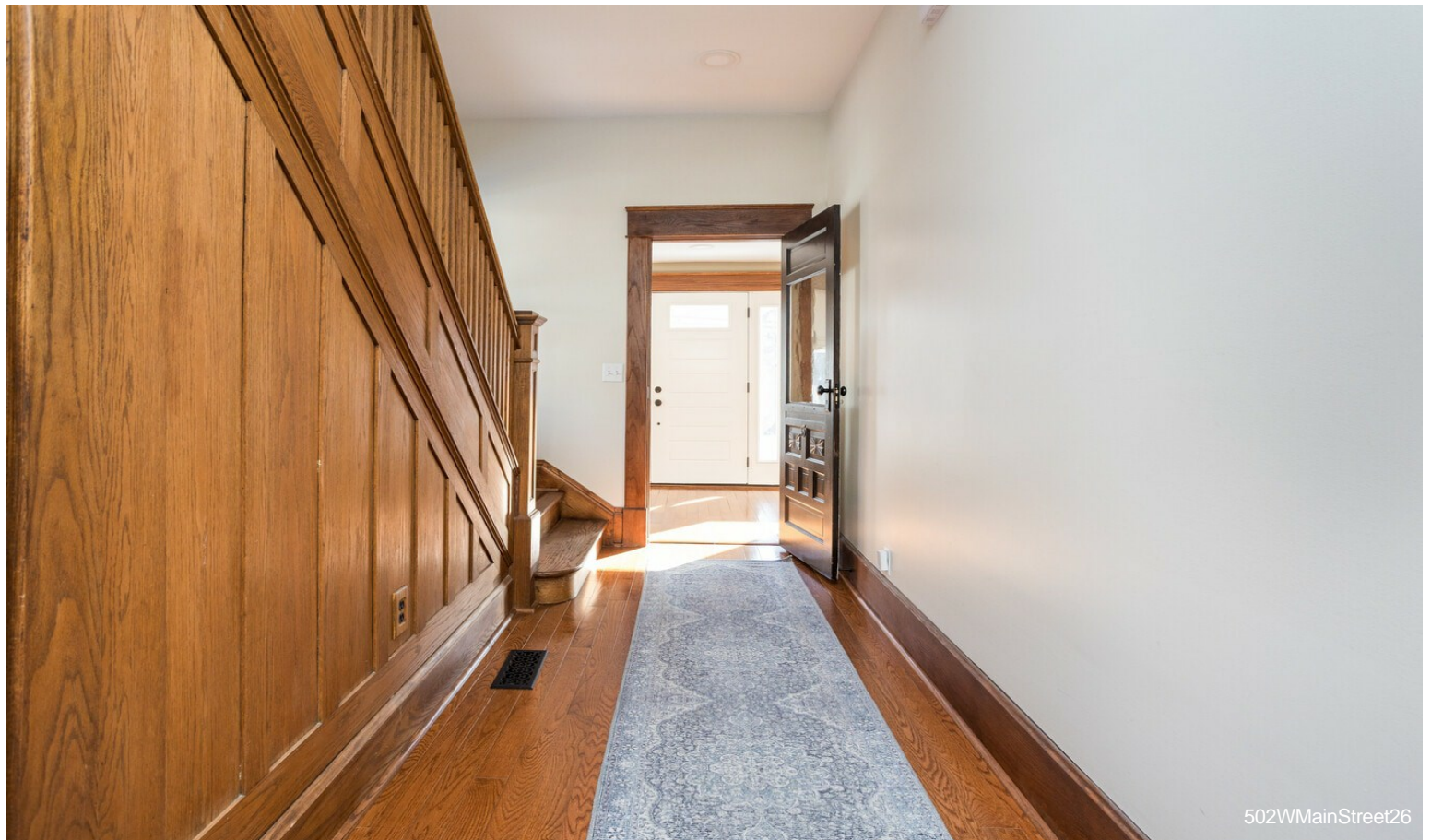


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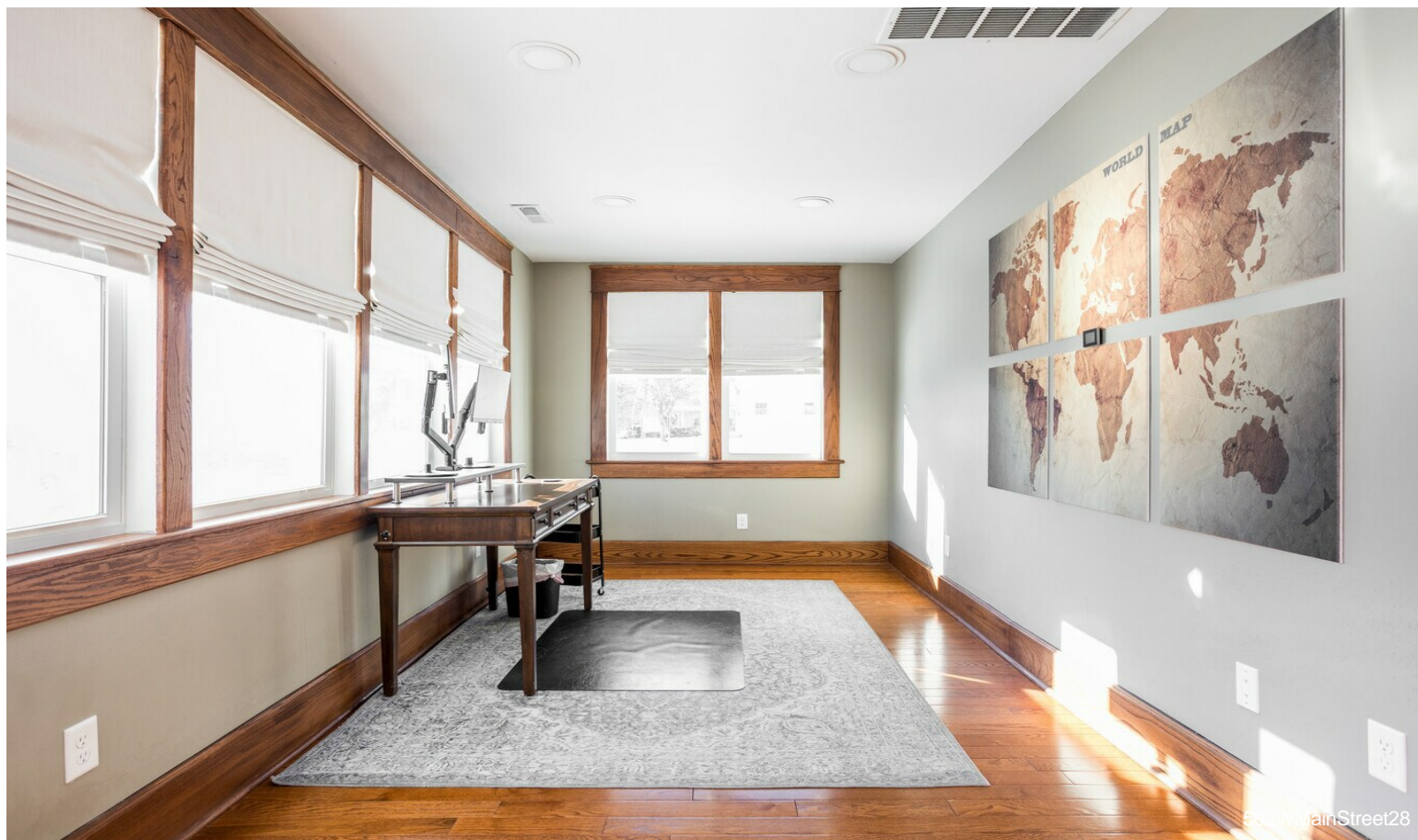
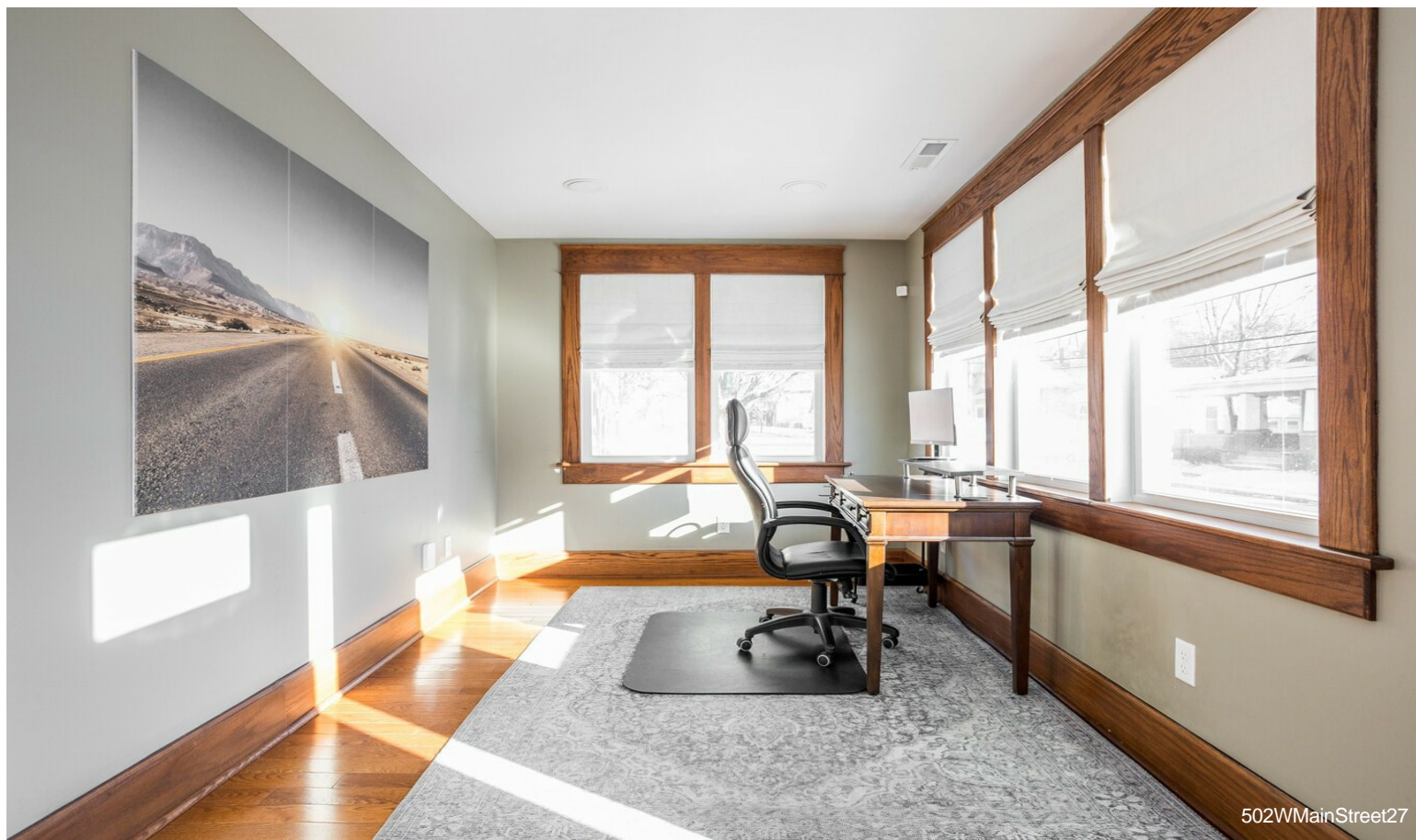
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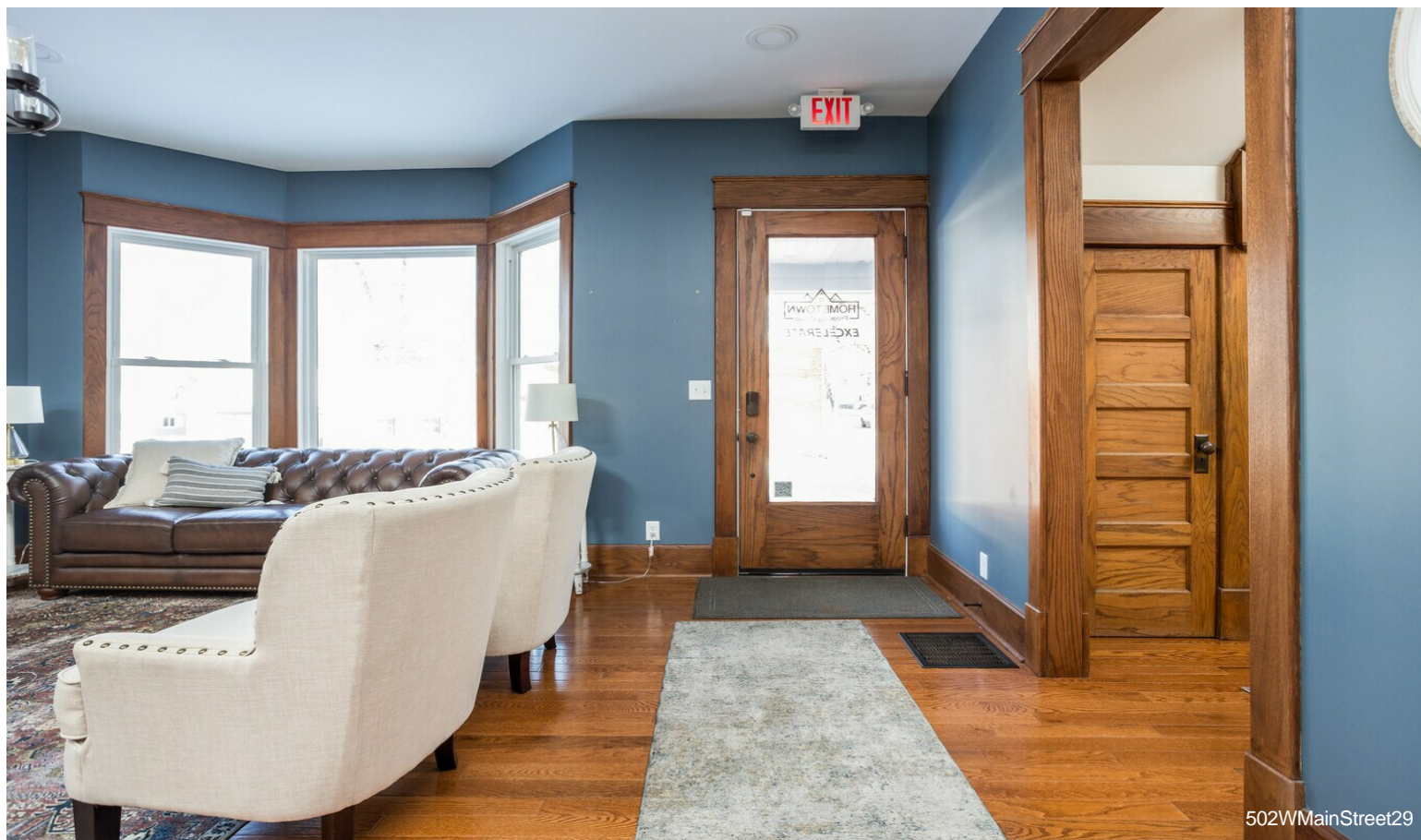
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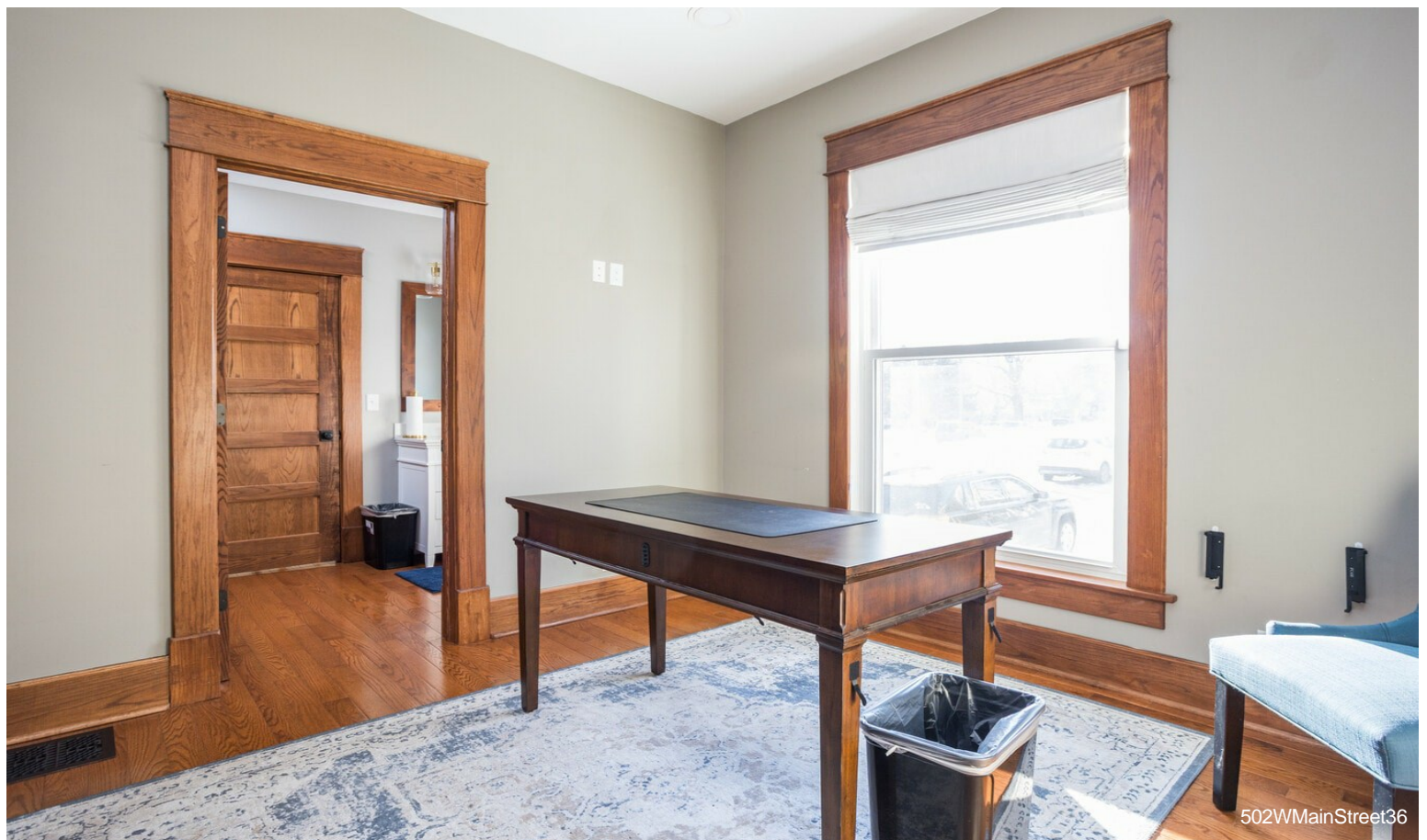
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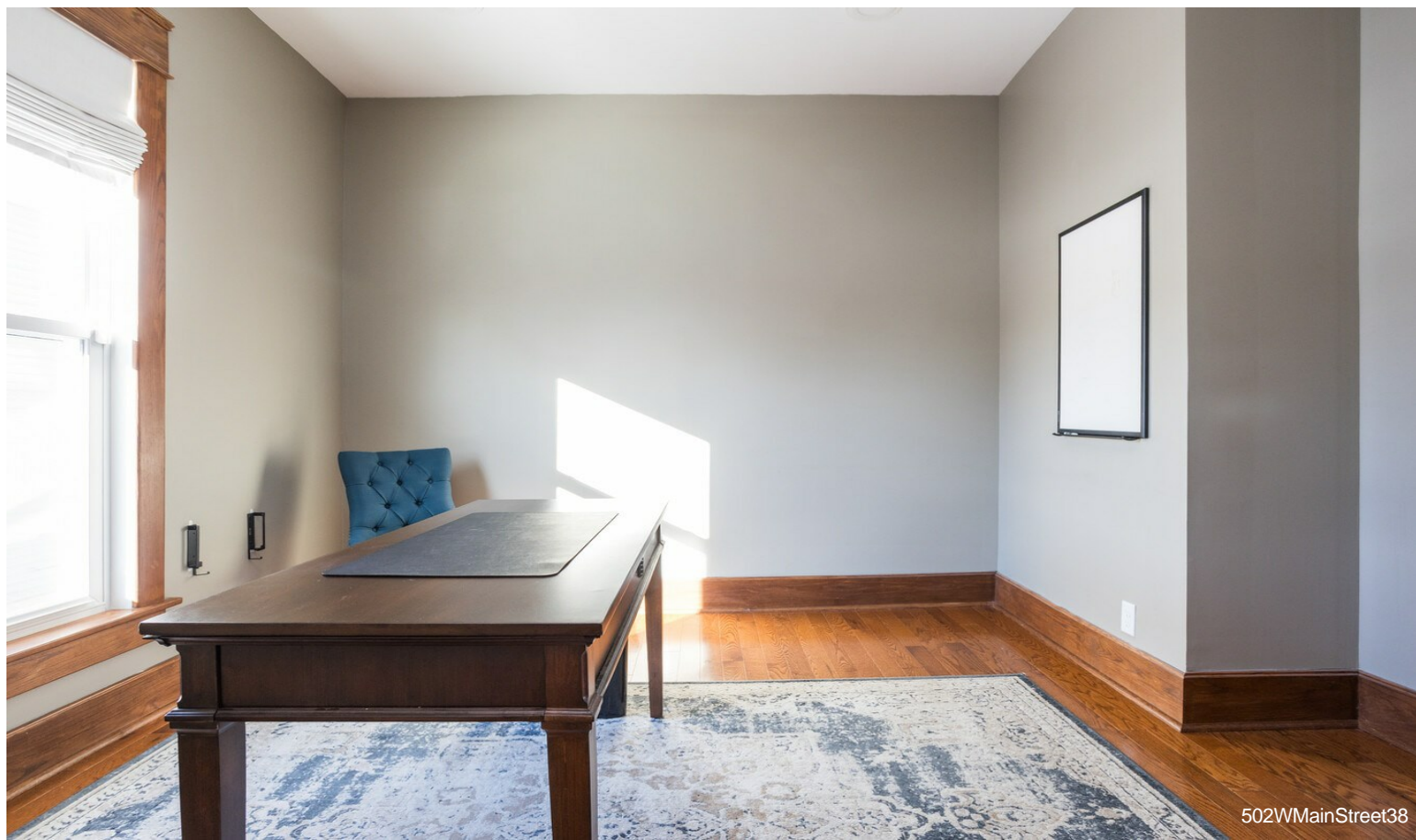
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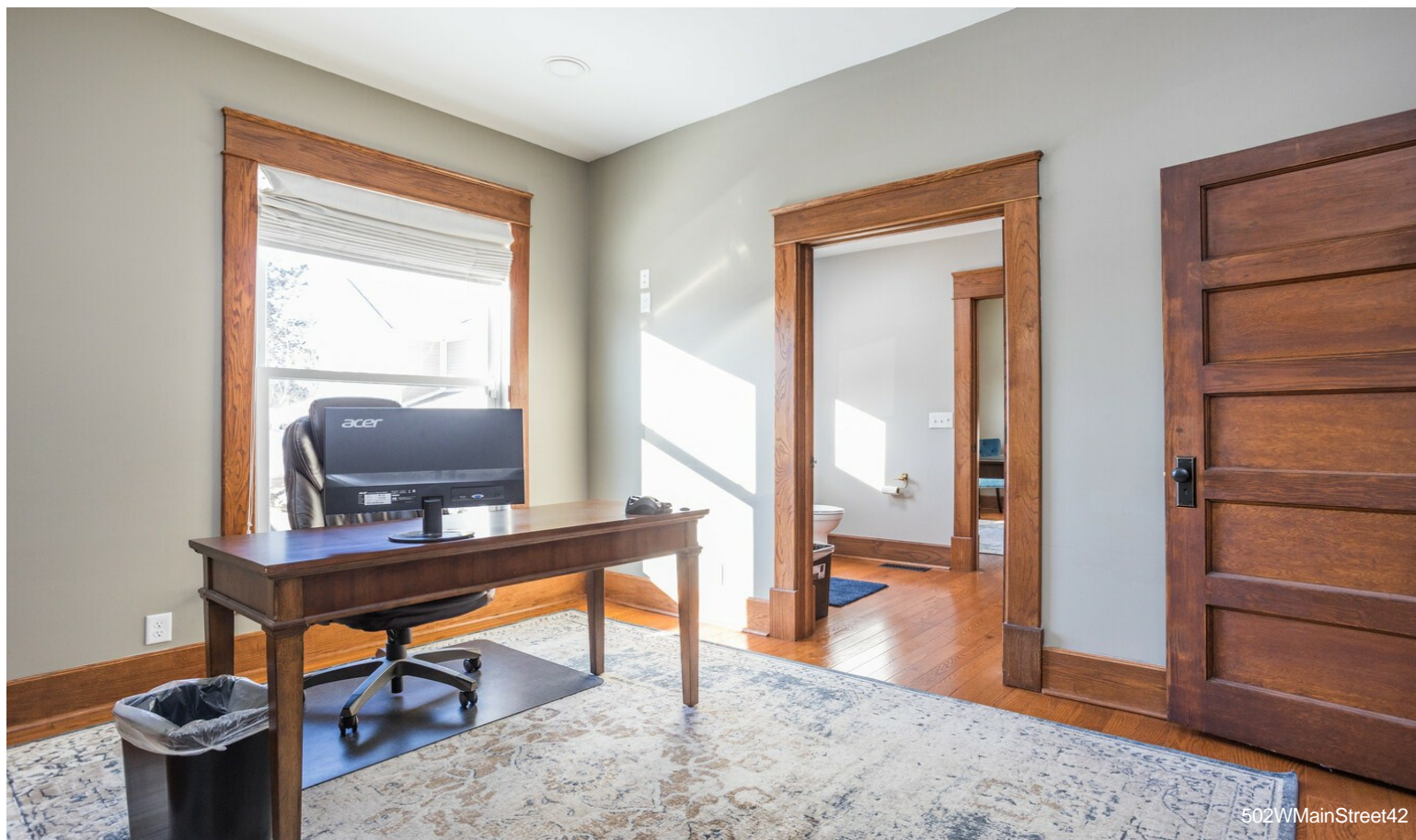
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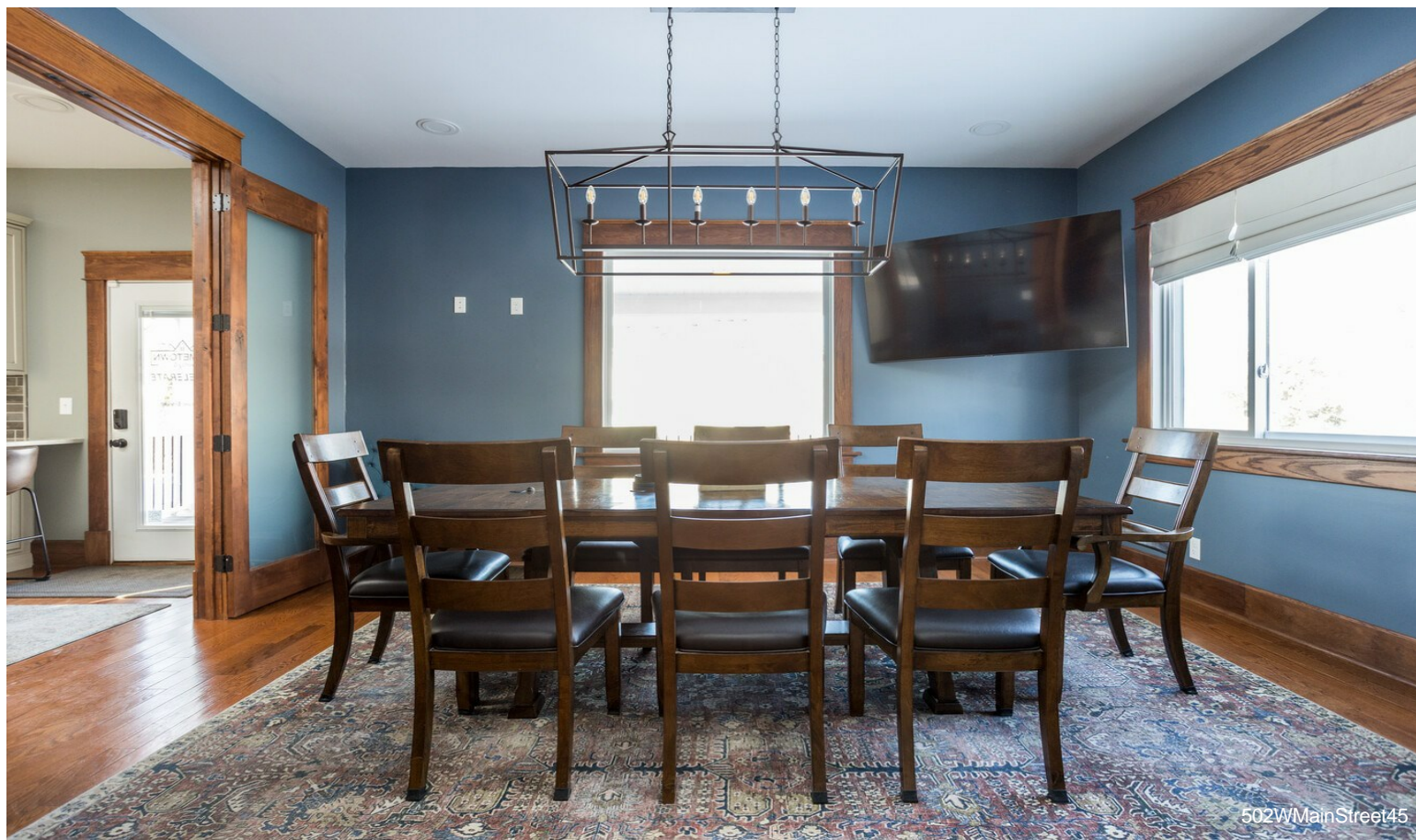


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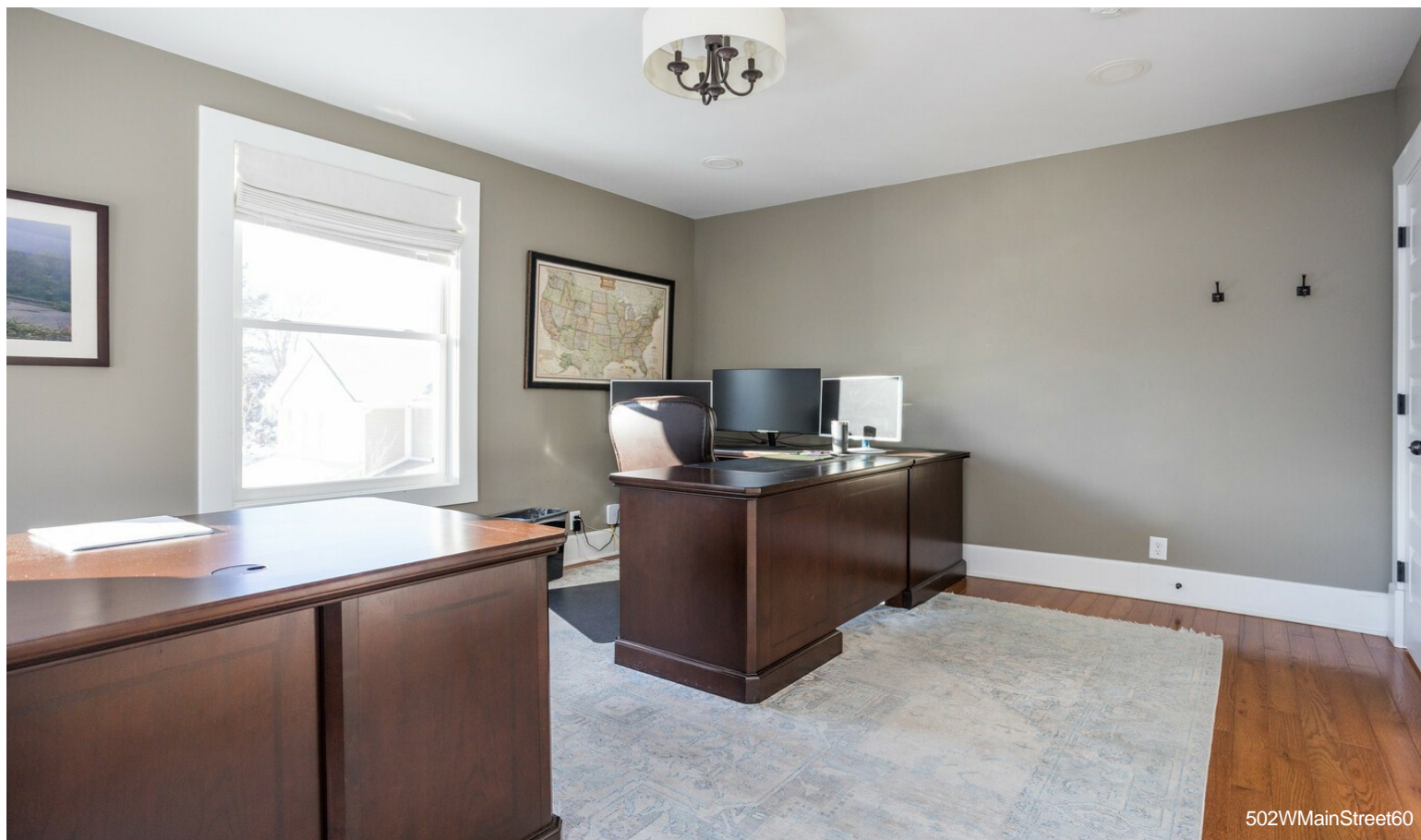
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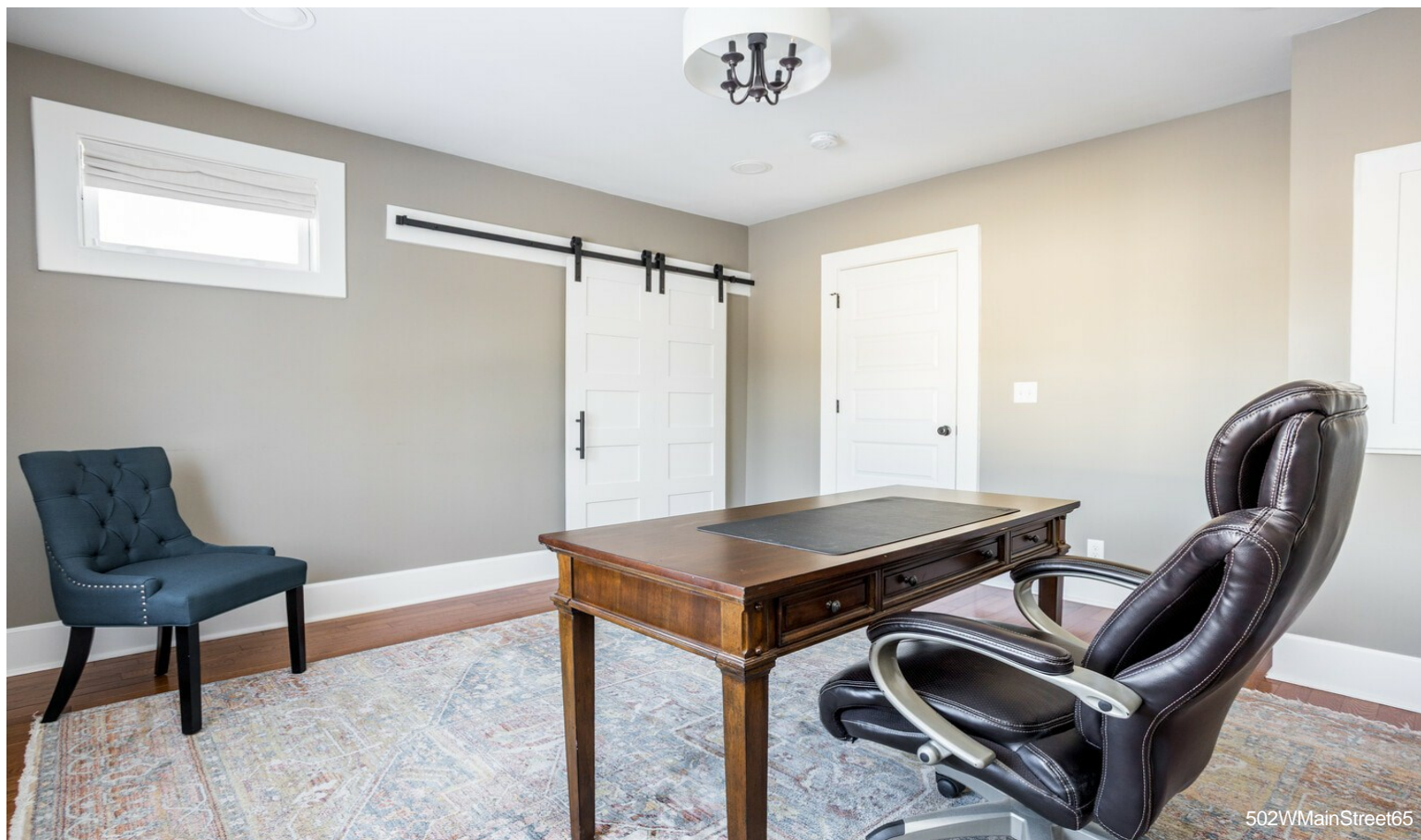


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Property Photos



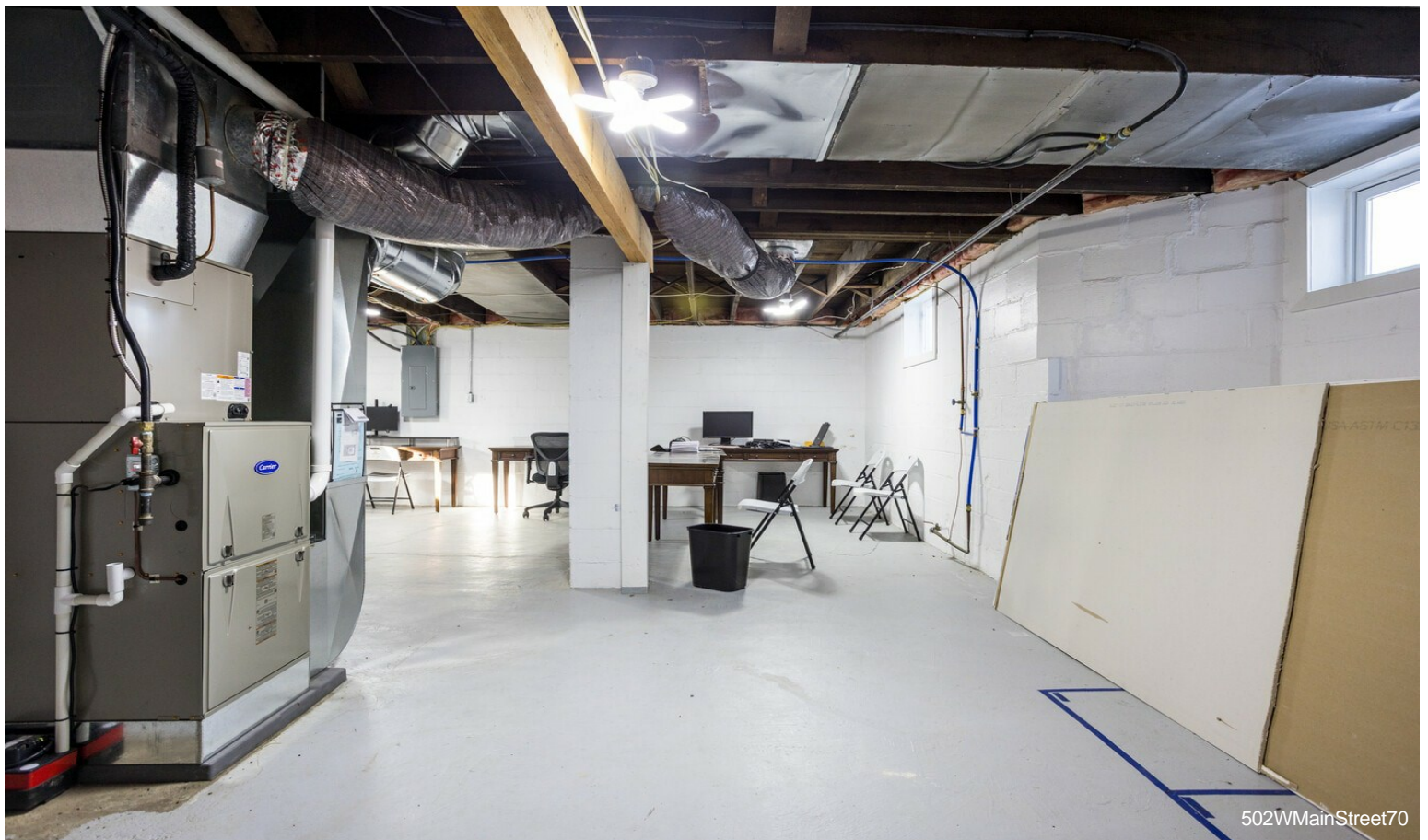
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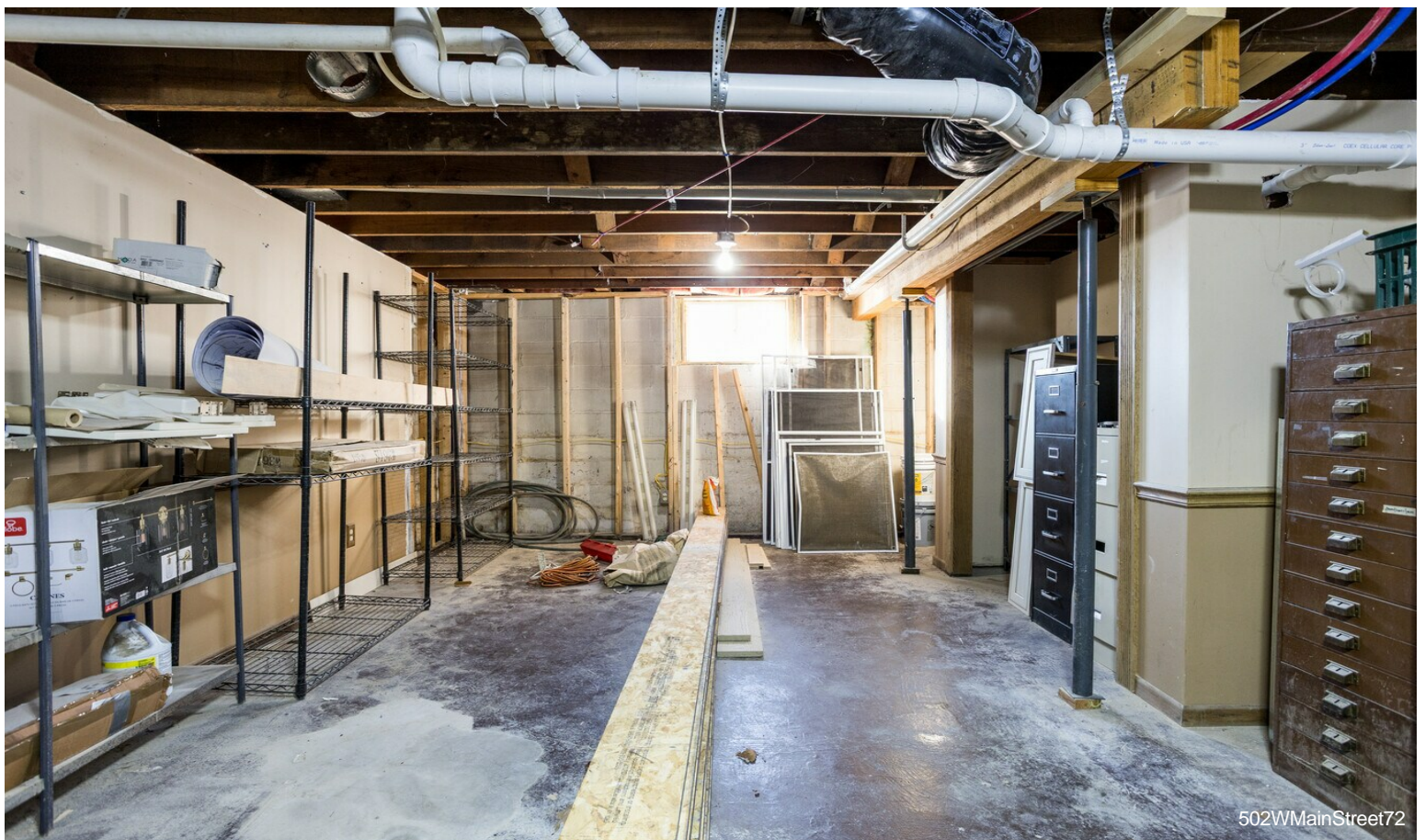
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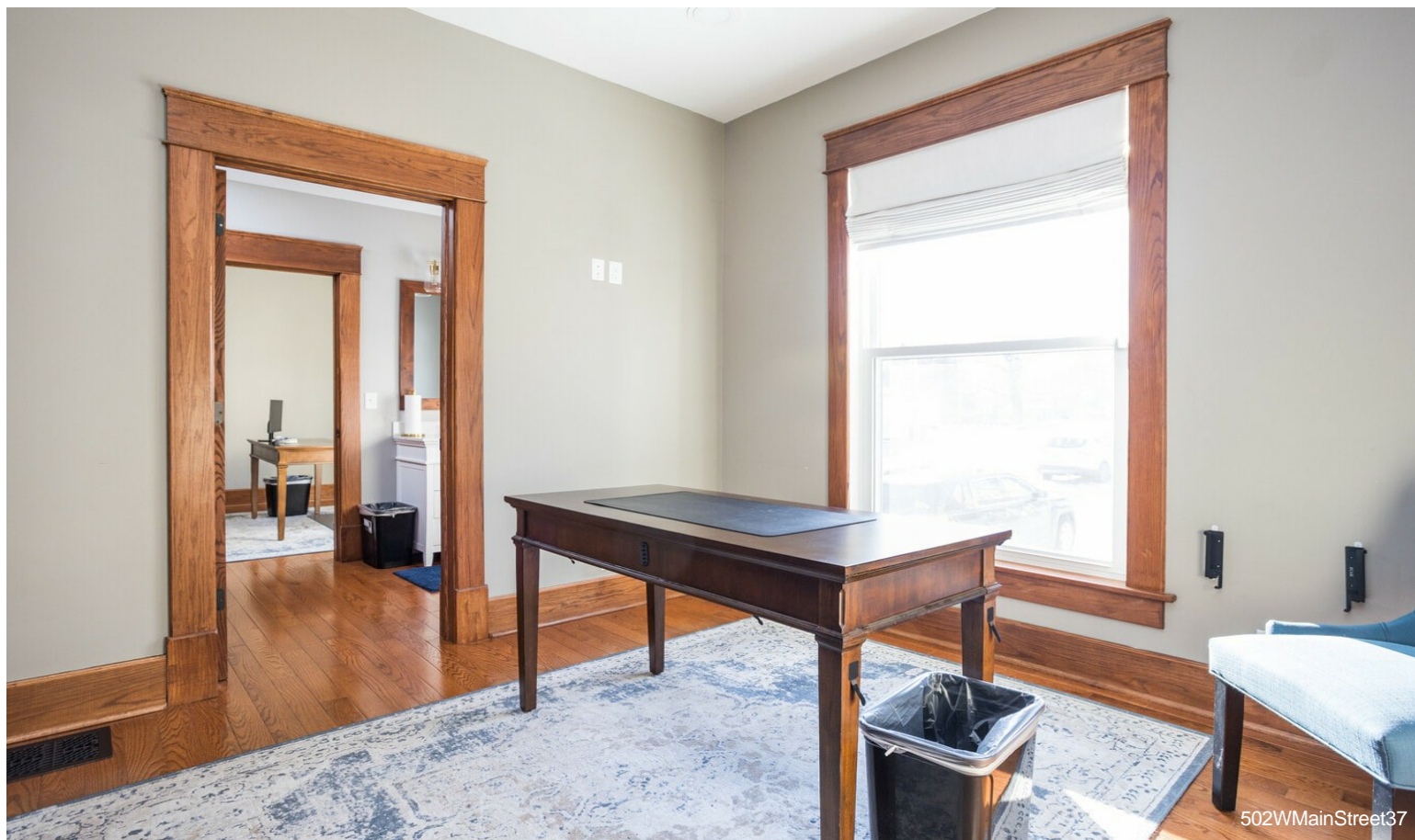
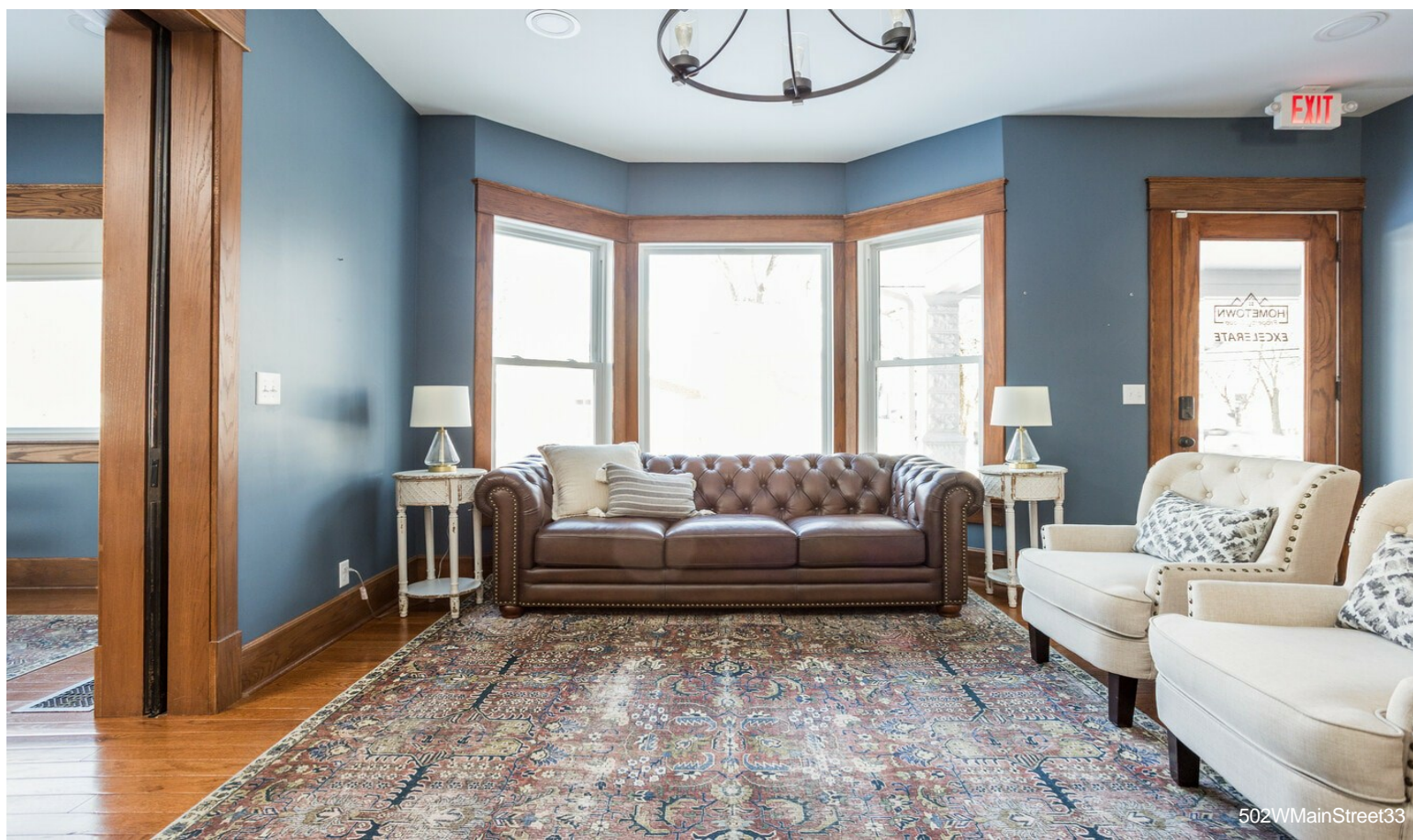


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Property Photos

