

# Available Immediately

Industrial Warehouse

5343 Commerce Square Drive  
Indianapolis, IN

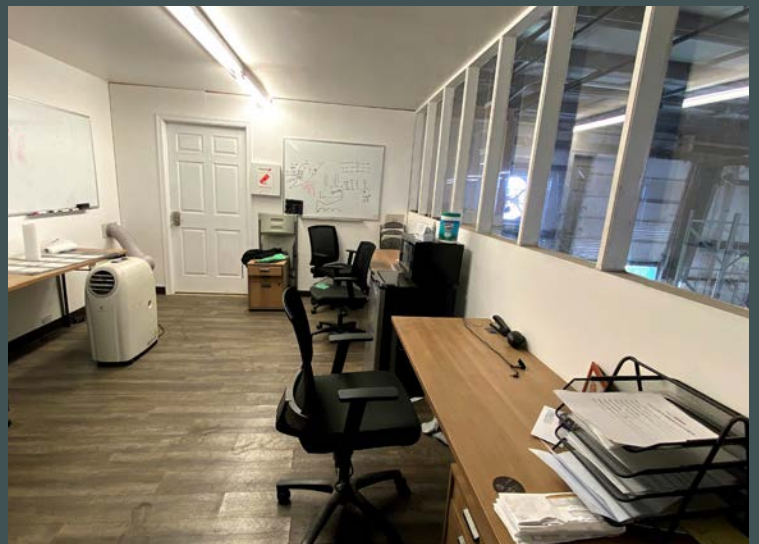
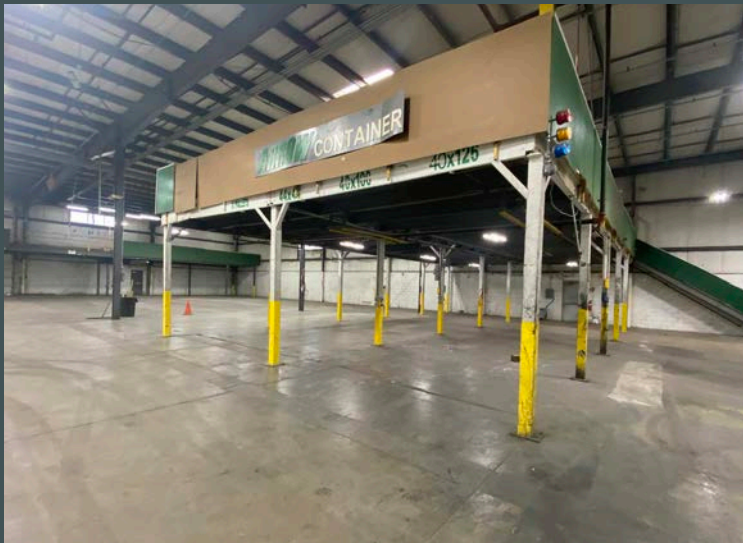
±61,337 SF FOR SALE OR FOR LEASE



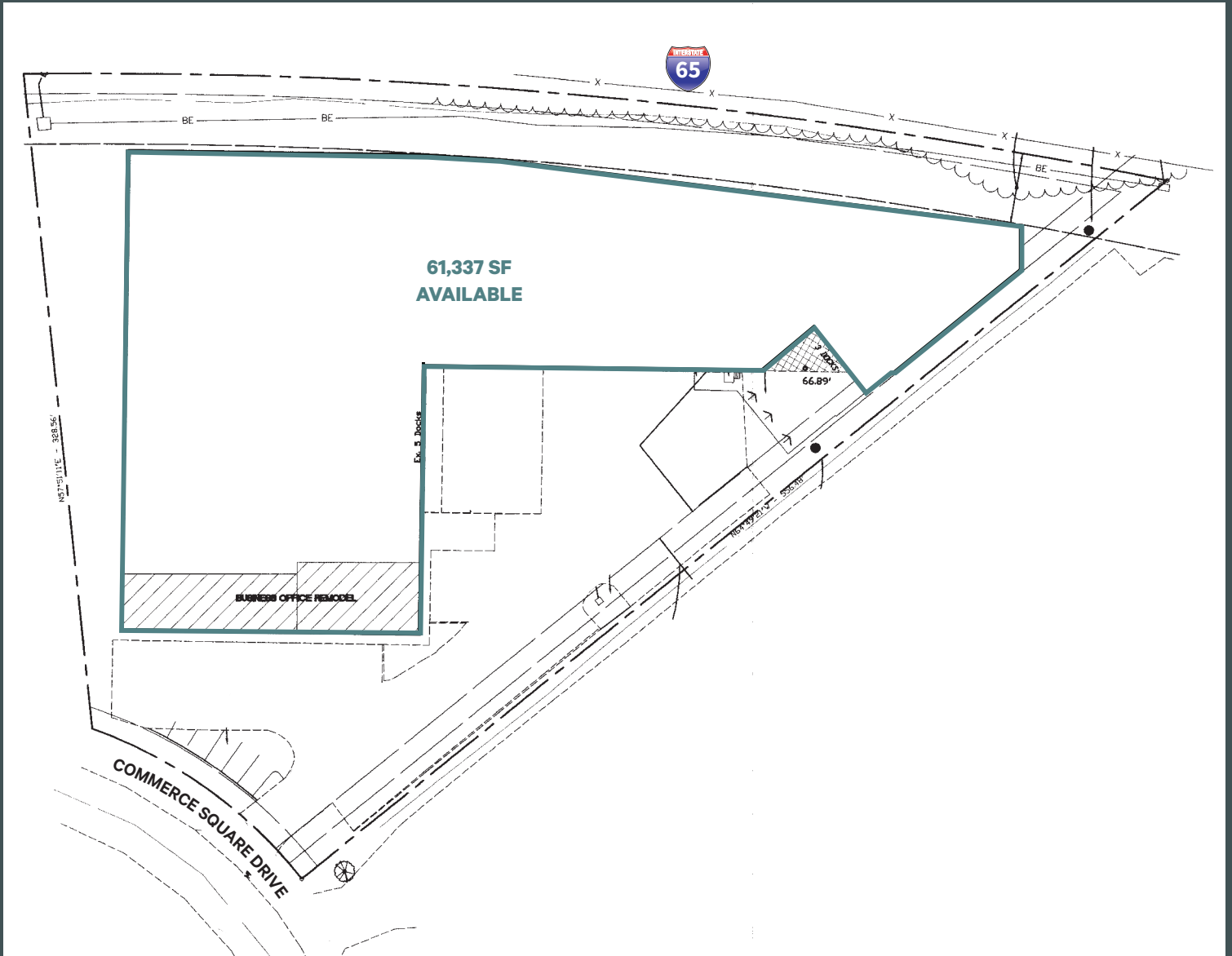
## PROPERTY HIGHLIGHTS

- + Available SF: 61,337 SF
- + Office: 9,000 SF Two-Story
- + Clear Height: 24'-40'
- + Dock Doors: 8 (9'x10')
- + Drive In Doors: 2 (12'x14')
- + 3.04 Acres
- + Heavy Power
- + For Sale: \$4,750,000
- + For Lease: \$5.75 NNN

Photos



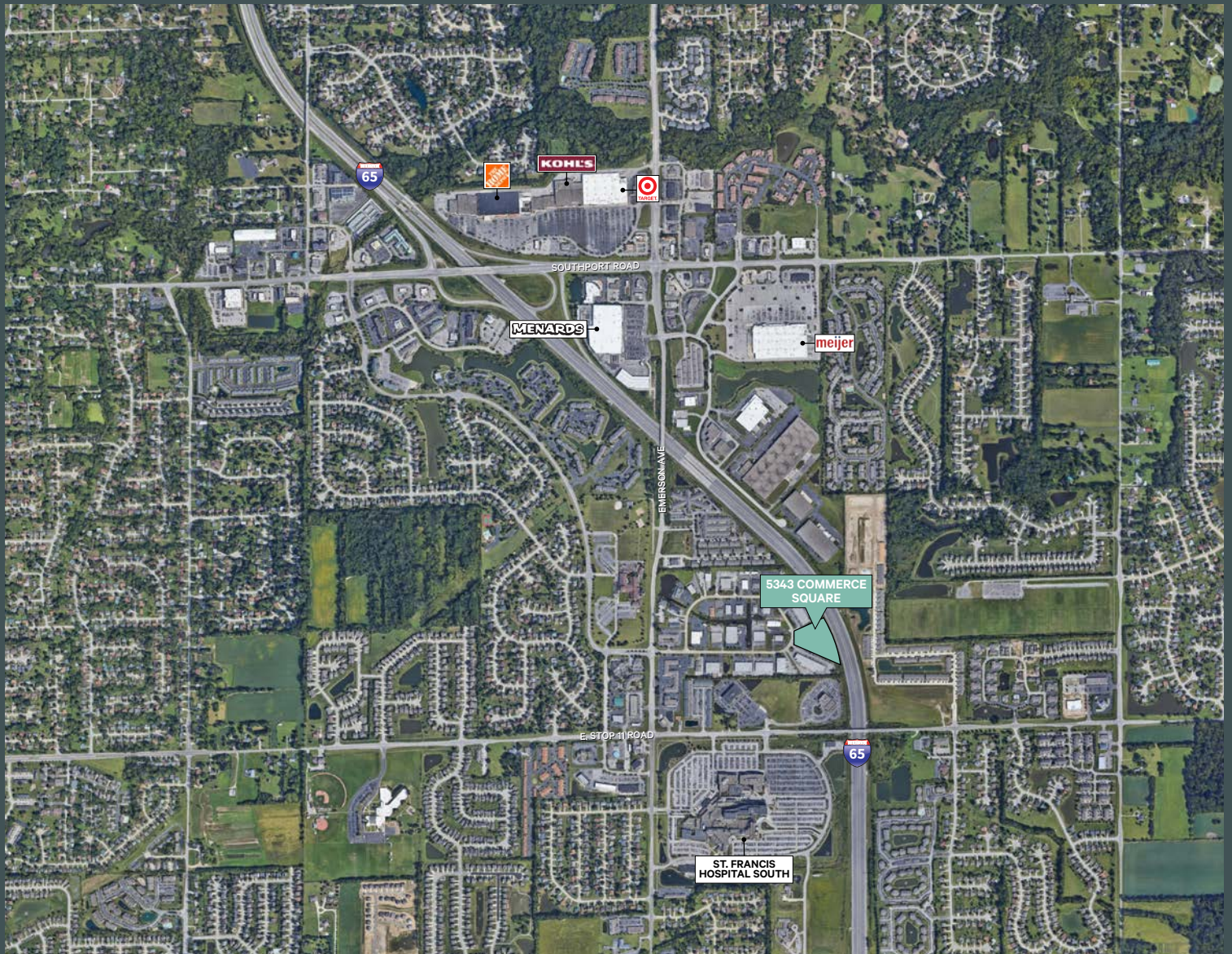
# Siteplan



<b>Building Size</b>	61,337 SF
<b>Office</b>	±9,000 SF Two Story Office
<b>Ceiling Height</b>	24' from eave in original bldg 40' from eave in expansion area
<b>Car Parking</b>	40 Car Spaces
<b>Truck Parking</b>	2 Trailer Spaces
<b>Dock Doors</b>	8 (9'x10')
<b>Drive-In Doors</b>	2 (12'x14')

<b>Truck Court Depth</b>	130'
<b>Fire Protection</b>	ESFR
<b>Lighting</b>	LED
<b>Column Spacing</b>	75'x30' in main building
<b>Floor Thickness</b>	6' Concrete
<b>Electrical</b>	2000 Amps of 240 Amp / 480 v / 3ph
<b>Site Size</b>	3.04 Acres

## Location Aerial



## Contact Us

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