

# Eagle Highlands Office Park

6825, 6845, & 6865 Parkdale Place | 3881, 3935, 3945, & 3955 Eagle Creek Parkway  
Indianapolis, IN 46254

For Lease

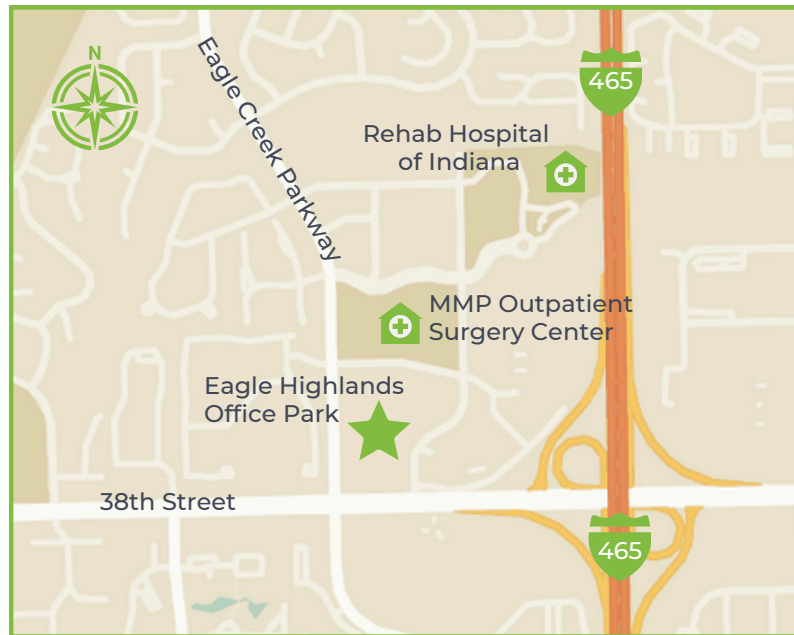


## LOCATION DESCRIPTION

Located on the west side of Indianapolis, Eagle Highlands Office Park features seven single-story professional buildings ranging from 4,200 to 7,200 SF. Each offers classic colonial-style architecture with wood framing, brick veneer, and pitched roofing. The properties include 3935, 3945, 3955, and 3881 Eagle Creek Parkway and 6825, 6845, and 6865 Parkdale Place.

Tenants enjoy convenient access to nearby restaurants, hotels, daycare centers, and retail options.

**Current Availability:** Suite E (1,959 SF) at 6845 Parkdale Place, available March 1, 2026.



## LEASING INFORMATION

Drew Deffner  
Executive Vice President  
Drew@alopg.com  
C: 317.376.3897

Lora Moore  
Executive Managing Director  
Lora@alopg.com  
C: 765.918.4999

ALO Property Group  
9075 N Meridian St., Ste. 175  
Indianapolis, IN 46260  
O: 317.853.7500



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## PROPERTY INFORMATION

- Excellent location with access from I-465 and 38th Street
- Only 20 minutes from the Indianapolis International Airport
- 209 parking spaces in front of and adjacent to the buildings
- Exterior signage available

## DEMOGRAPHIC DETAILS

- Within a five-mile radius, \$90,421,398 was spent on health care last year alone.
- The market boasts a growing population of 188,607 within a five-mile radius.
- Large employee base with 42% of workers in the immediate area (one-mile radius) practicing in healthcare and education related sectors.

## KEY TENANTS



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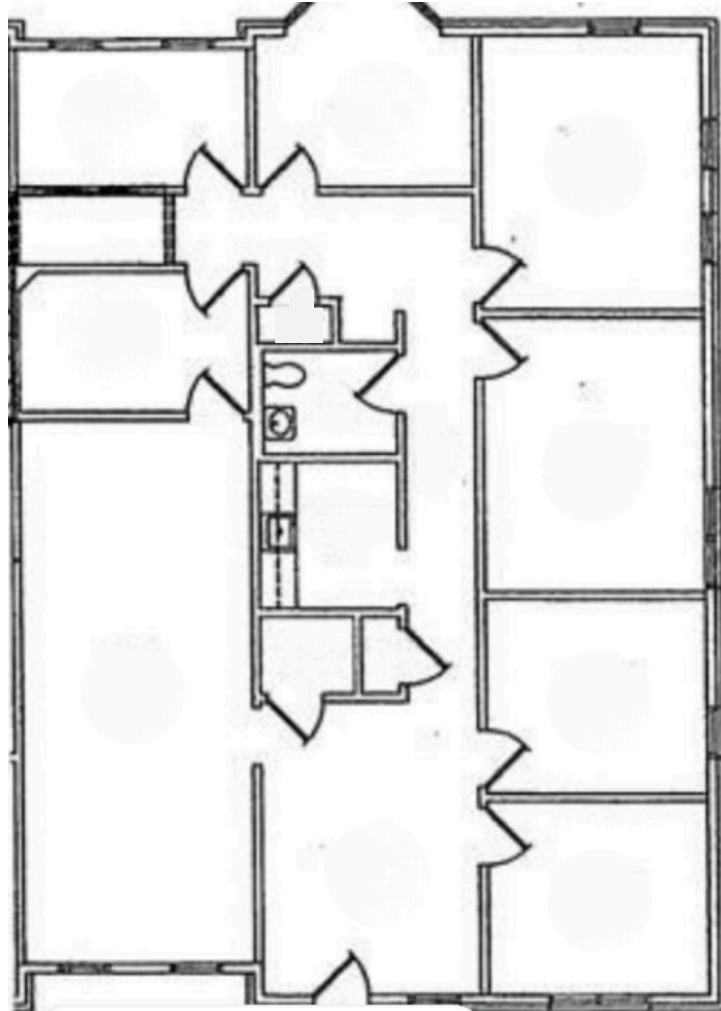


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## 6845 Parkdale Place Suite E - 1,959 SF



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