

LEASE

FLEX SPACE



8345 CLEARVISTA PLACE, INDIANAPOLIS, INDIANA 46256



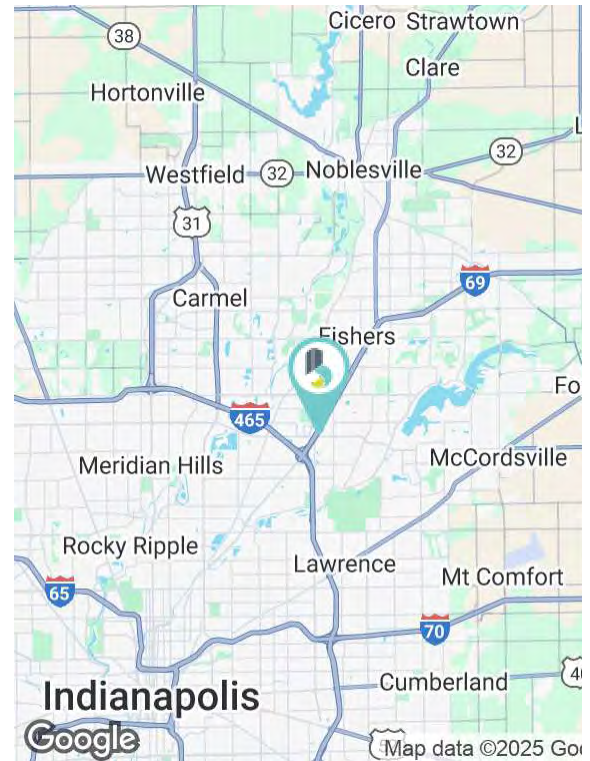
I-69 CORRIDOR | HUGE SIGN VISIBILITY

PROPERTY HIGHLIGHTS

- HUGE I-69 visibility - 137,183 VPD
- Suite 300 potential uses: open office, showroom. Drive-in door
- Suite 500: six private offices
- Abundant parking (4+ spaces per 1,000 SF)
- Zoned: C-1
- Rates quoted Modified Gross

SPACES	LEASE RATE	SPACE SIZE
300	\$16.50 SF/yr	3,968 SF
500	\$16.50 SF/yr	2,378 SF

PaulDickTeam.com



BRADLEY COMPANY
 310 E. 96th St., Suite 100
 Indianapolis, IN 46240
 317.663.6000

PAUL DICK, CCIM
 Senior Vice President
 317.698.8055
 pdick@bradleyco.com

KEVIN DICK
 Senior Vice President | Principal
 317.213.6692
 kdick@bradleyco.com



BRADLEYCO.COM



8345 CLEARVISTA PLACE, INDIANAPOLIS, IN 46256

LEASE

FLEX SPACE



PAUL DICK, CCIM
Senior Vice President
317.698.8055
pdick@bradleyco.com

KEVIN DICK
Senior Vice President | Principal
317.213.6692
kdick@bradleyco.com

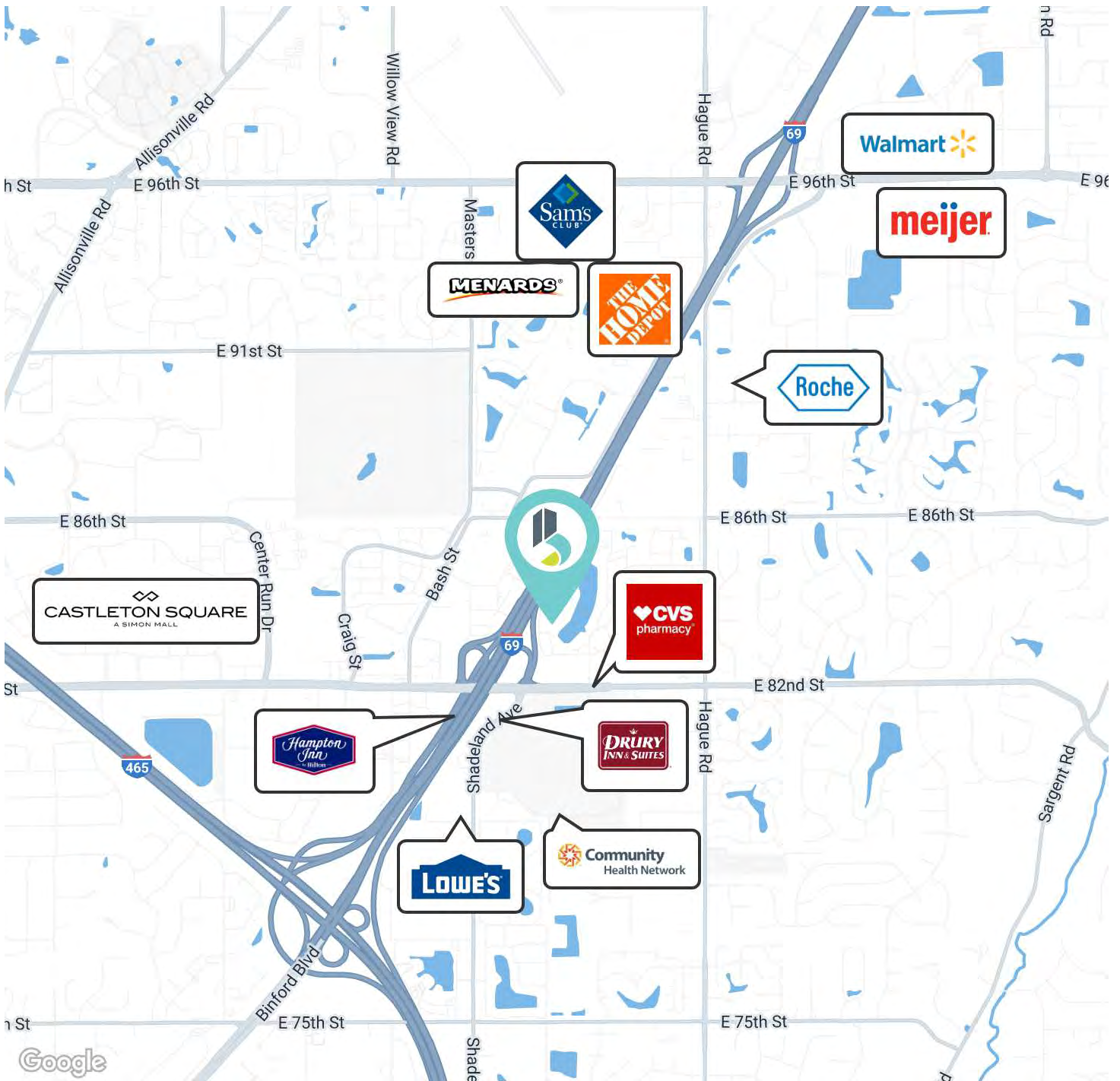


RETAILER MAP

8345 CLEARVISTA PLACE, INDIANAPOLIS, IN 46256

LEASE

FLEX SPACE



PAUL DICK, CCIM
 Senior Vice President
 317.698.8055
 pdick@bradleyco.com

KEVIN DICK
 Senior Vice President | Principal
 317.213.6692
 kdick@bradleyco.com

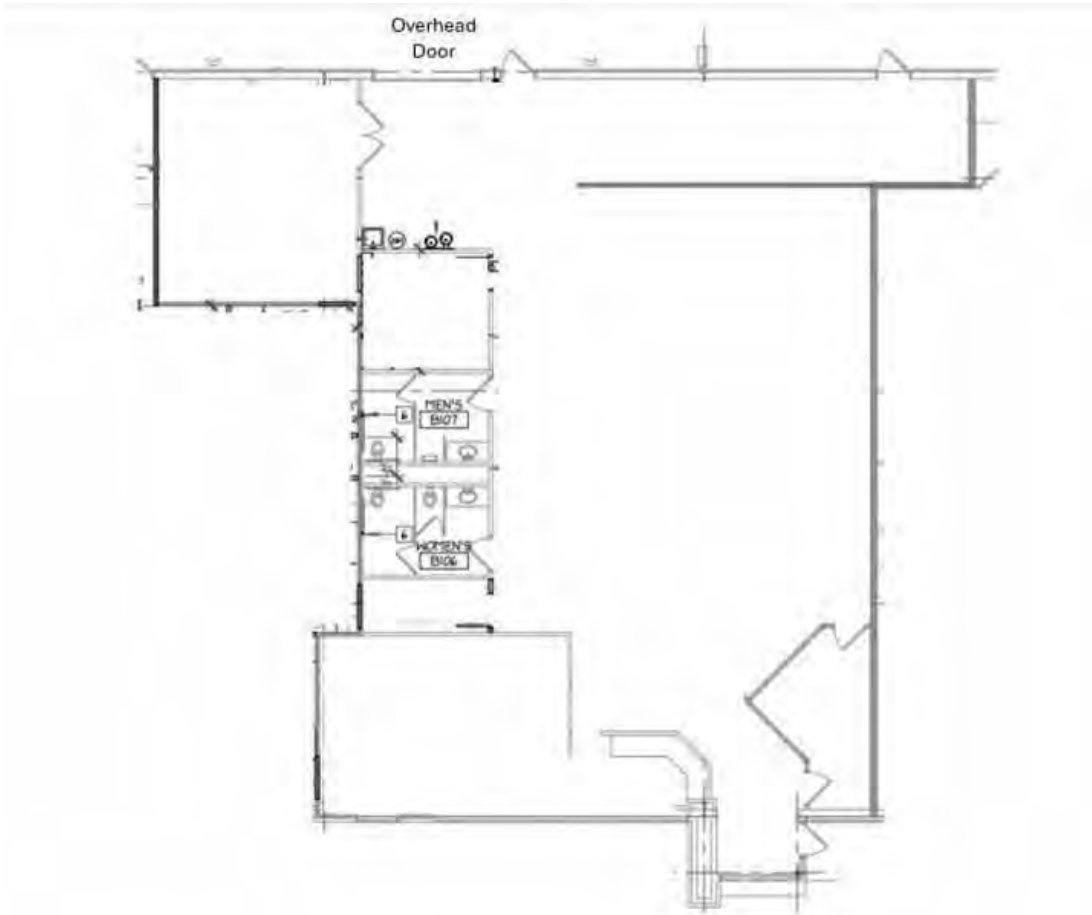


FLOOR PLAN - SUITE 300

8345 CLEARVISTA PLACE, INDIANAPOLIS, IN 46256

LEASE

FLEX SPACE



Suite 300 | 3,968 SF

PAUL DICK, CCIM
Senior Vice President
317.698.8055
pdick@bradleyco.com

KEVIN DICK
Senior Vice President | Principal
317.213.6692
kdick@bradleyco.com



ADDITIONAL PHOTOS - SUITE 300

8345 CLEARVISTA PLACE, INDIANAPOLIS, IN 46256

LEASE

FLEX SPACE



PAUL DICK, CCIM
Senior Vice President
317.698.8055
pdick@bradleyco.com

KEVIN DICK
Senior Vice President | Principal
317.213.6692
kdick@bradleyco.com



FLOOR PLAN - SUITE 500

8345 CLEARVISTA PLACE, INDIANAPOLIS, IN 46256

LEASE

FLEX SPACE



Suite 500 | 2,378 SF

PAUL DICK, CCIM
Senior Vice President
317.698.8055
pdick@bradleyco.com

KEVIN DICK
Senior Vice President | Principal
317.213.6692
kdick@bradleyco.com