

1016

LEASE

Central Carmel Private Office Suites

1016 3RD AVENUE SW

Carmel, IN 46032

PRESENTED BY:

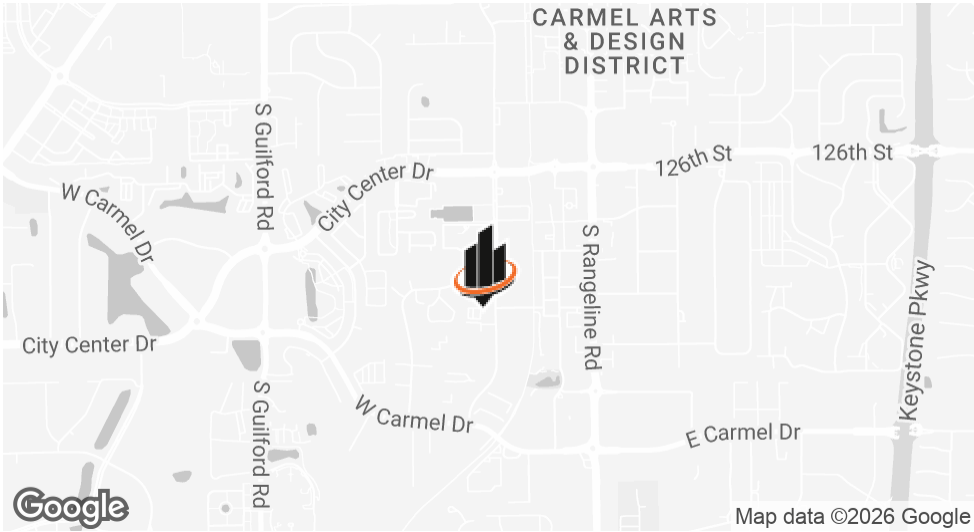
**JESS LAWHEAD, SIOR, CCIM,
CBI**

Phone: 317.447.4403

jess.lawhead@svn.com

IN #RB14047741

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$650 - 1,150 per month (Full Service)
AVAILABLE SF:	125 - 615 SF
LOT SIZE:	1.38 Acres
BUILDING SIZE:	5,310 SF
ZONING:	11



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PROPERTY DESCRIPTION

Available office suites within this two-story professional building offer efficient layouts suitable for small businesses or satellite teams. Each suite includes private entrances, shared restrooms, and access to surface parking. The property features modern office finishes, central HVAC, and 24/7 building access. Suite sizes vary and may include a mix of open work areas and private offices.

PROPERTY HIGHLIGHTS

- Common areas currently being updated
- Surface parking on-site (25 spaces total)
- Central HVAC and professional office finishes
- Located in central Carmel
- Minutes from U.S. 31 and the Monon Trail
- Secured access to individually demised suites
- Ideal for solo practitioners such as therapists, attorneys, or accountants

LEASE SPACES

LEASE INFORMATION

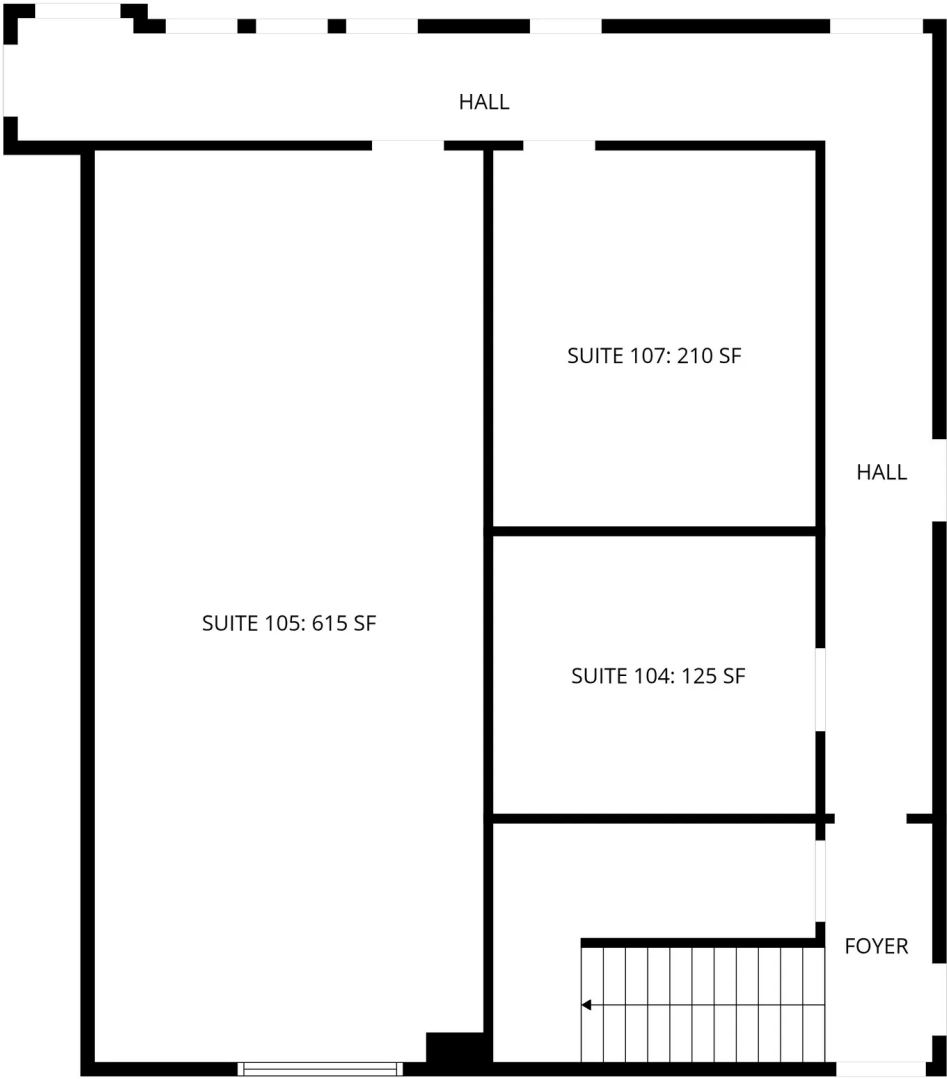
LEASE TYPE:	Full Service	LEASE TERM:	Negotiable
TOTAL SPACE:	125 - 615 SF	LEASE RATE:	\$650 - \$1,150 per month

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 104	Available	125 SF	Full Service	\$650 per month
Suite 105	Available	615 SF	Full Service	\$1,150 per month
Suite 107	Available	210 SF	Full Service	\$750 per month

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FLOOR PLAN



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3D TOUR

ADDITIONAL PHOTOS



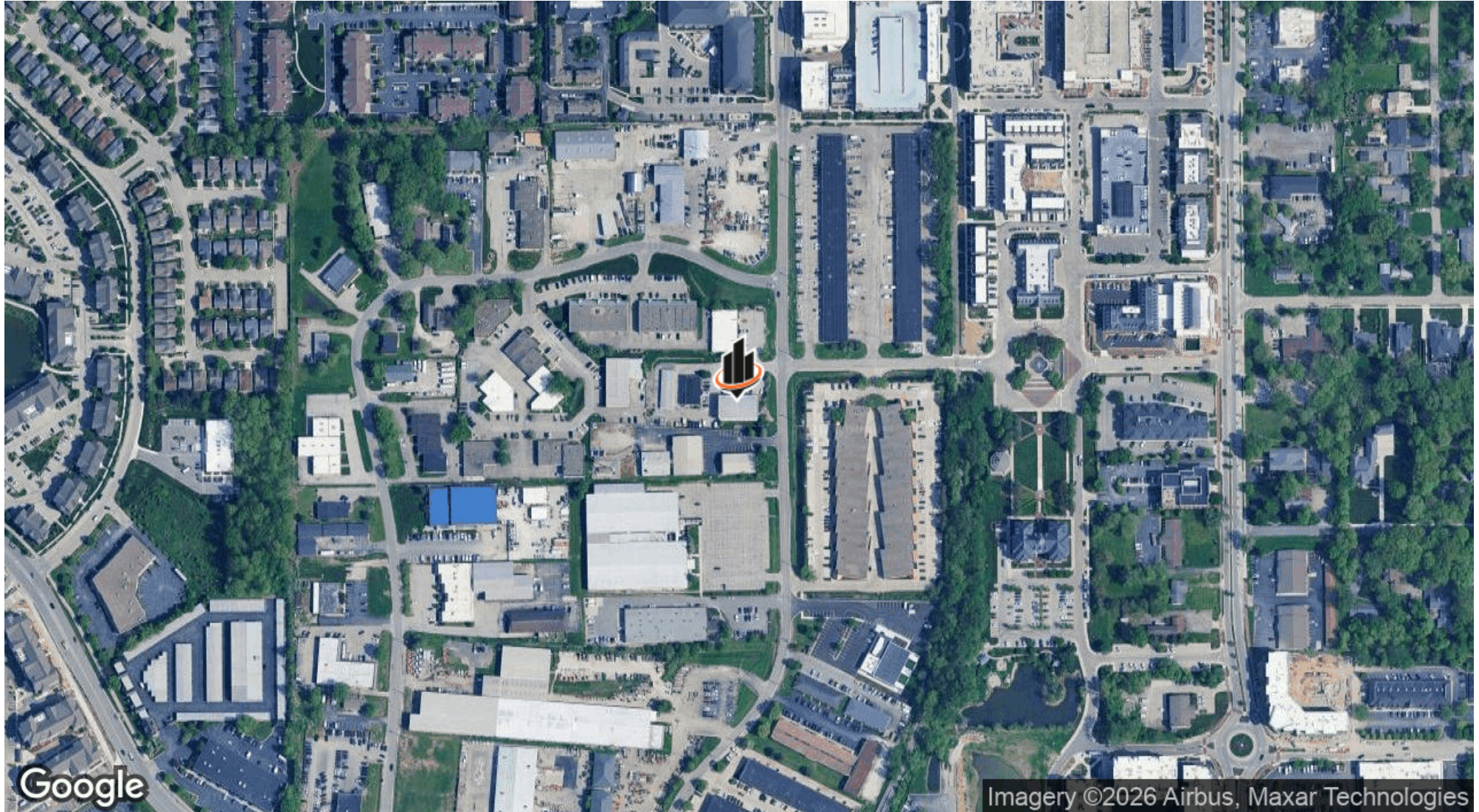
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LOCATION MAP



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RETAILER MAP



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