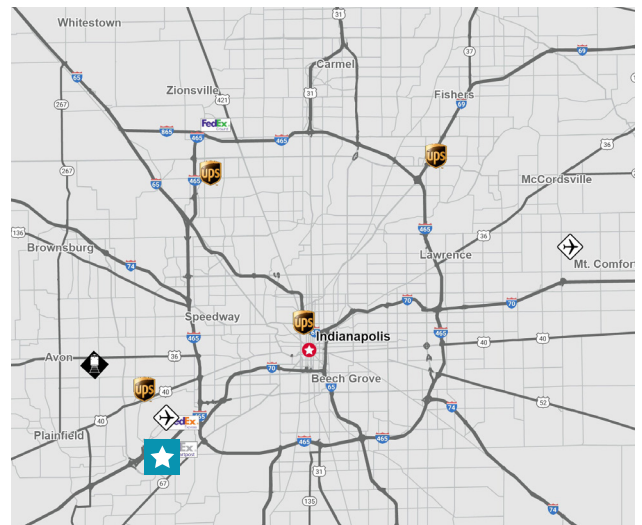


FOR SUBLEASE



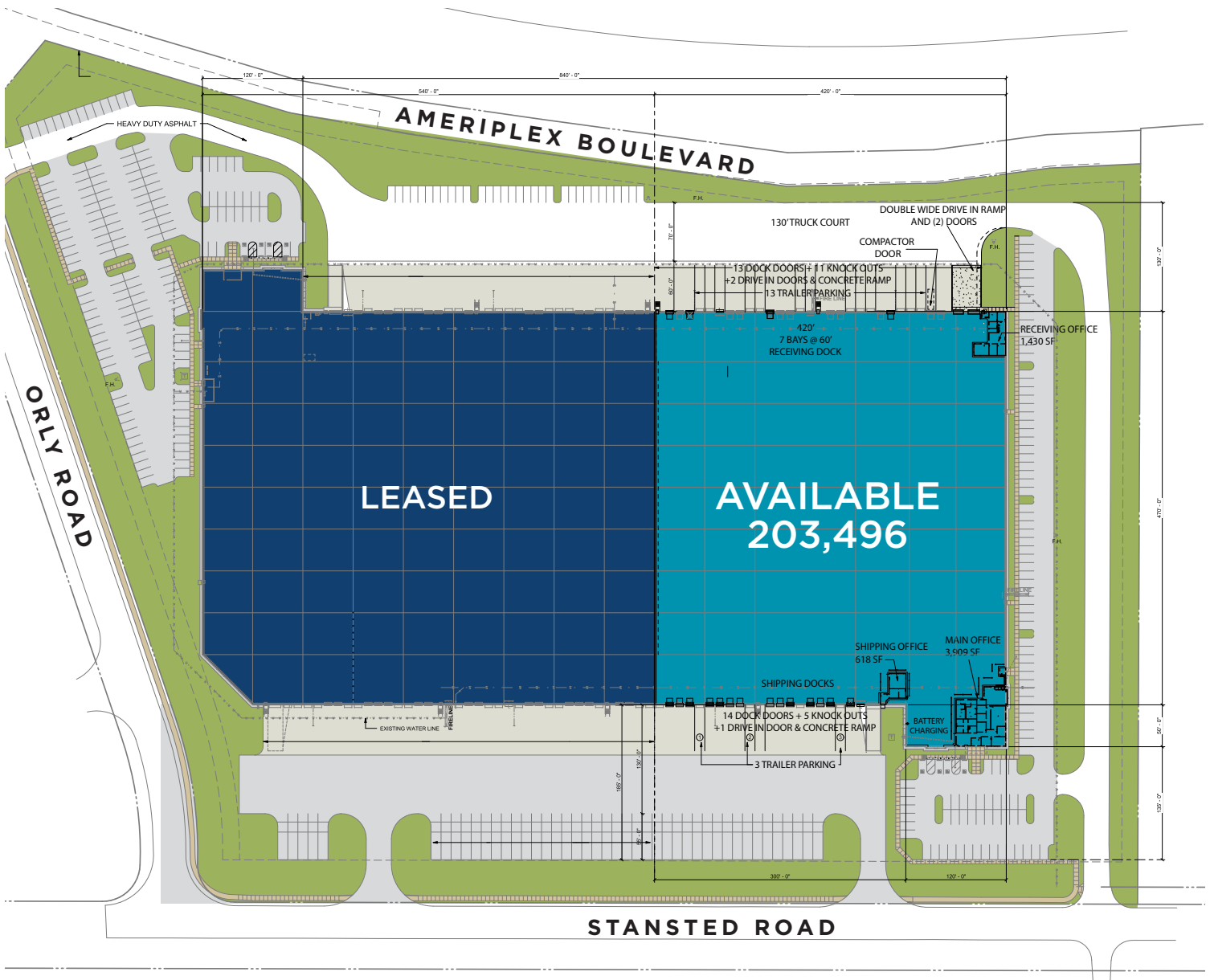
- 203,496 SF Warehouse Available
- 3,909 SF Main Office
- 1,430 SF Receiving Office
- 618 SF Shipping Office
- 36' Ceiling Height
- 27 Docks
- 3 Drive-ins
- ESFR Sprinkler System
- Available November 2024
- Sublease Term through 12/31/2025

• **NNN Lease Rate: \$4.75 PSF**
2024 Estimated OPEX: \$2.12 PSF



Patrick B. Lindley, SIOR
Vice Chair
Direct +1 317 639 0457
patrick.lindley@cushwake.com

Site Plan



Patrick B. Lindley, SIOR
Vice Chair
Direct +1 317 639 0457
patrick.lindley@cushwake.com

Cushman & Wakefield
One American Square, Suite 1800
Indianapolis, IN 46282 | USA
Main +1 317 634 6363
Fax +1 317 639 0504