

# BUILDING 3

± 130,760 SF FOR LEASE

9724 E 151ST ST., NOBLESVILLE, IN 46060



## PARK HIGHLIGHTS

- PRIME AREA FOR INDUSTRIAL & RESIDENTIAL GROWTH
- 142-ACRES TOTAL
- ALL CITY UTILITIES SERVE PARK
- ZONED CORPORATE CAMPUS PUD
- 30,021 CARS PER DAY ON STATE ROAD 37
- 13 MINUTES TO I-465



**AVAILABLE**  
±130,760K SF



**SITE AREA**  
±9.59 ACRES



**DIVISIBLE TO**  
±21,000 SF

[washingtonbp.com](http://washingtonbp.com)

**RYAN E. BAKER, SIOR, CCIM**

Cushman & Wakefield  
+1 317 352 5428  
ryan.baker@cushwake.com

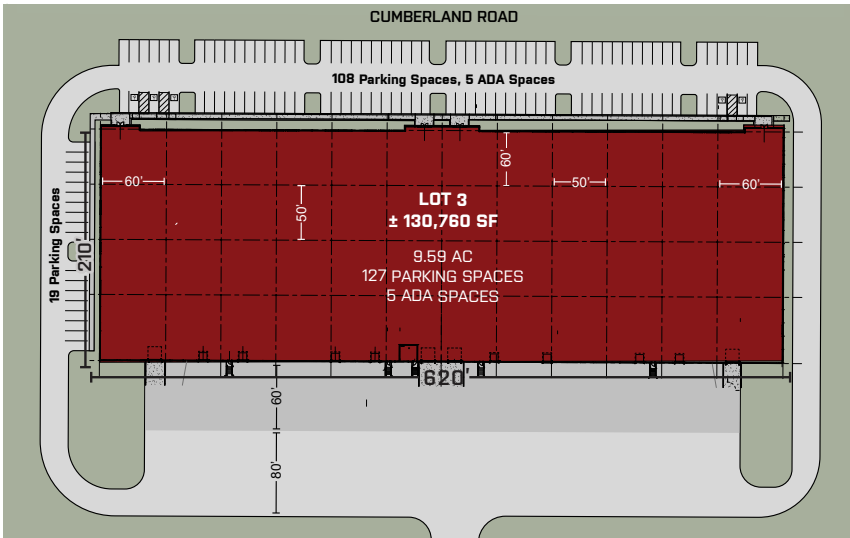
**GLENN J. BILL**

eXp Realty - Commercial  
+1 317 590 7757  
glenn.bill@exprealty.com

**PATCH**

 **CUSHMAN & WAKEFIELD**

# BUILDING 3



## BUILDING SPECS



**AVAILABLE**  
IMMEDIATE



**LOADING**  
±8 (9' X 10') 40,000 LB  
LEVELERS,  
EXPANDABLE TO 23



**DRIVE IN'S**  
4 (12' X 14')



**CLEAR HEIGHT**  
28'



**POWER**  
1,600 AMPS



**BAY SIZE**  
50' X 50'



**CAR PARKING**  
±127



**TRAILER PARKING**  
IN TRUCK BAYS



**TRUCK COURT**  
140' WITH 60'  
CONCRETE



**DIMENSIONS**  
620' X 210'



**SPRINKLER**  
ESFR



**FLOOR**  
4,000 PSI 7"  
UNREINFORCED



**ROOF**  
TPO WITH  
R-VALUE OF 20

