



**F.C. Tucker  
Commercial**

**AVAILABLE**

**300 E Walnut Street  
EVANSVILLE, IN 47713**

**300 east  
TECHNOLOGY CENTER**



• <b>Lease Price:</b>	<b>\$15/SF/Gross</b>	• <b>Sprinkler:</b>	<b>Yes</b>
	<b>Excludes Janitorial &amp; Internet</b>	• <b># of Restrooms:</b>	<b>Ample</b>
• <b>Available SF:</b>	<b>5,460 SF</b>	• <b>Electric/Gas:</b>	<b>CenterPoint</b>
• <b>Parking Spaces:</b>	<b>250 +/-</b>	• <b>Water/Sewer:</b>	<b>City</b>
• <b>Roof:</b>	<b>Rubber, New</b>	• <b>Showing:</b>	<b>Contact Listing Broker</b>

Completely remodeled beautiful first floor Class A office space centrally located near downtown and major highways. Move in ready for a call center, multiple other uses available. Multiple private offices, kitchenette, conference room, meeting rooms, lounge space, canteen, lunch room, training room and exterior patio available. Potential to add additional SF. Secure 24-hour access by keycard. Generator capable. AT&T fiber available. Landlord is onsite. Furnishings available.



**Ken Newcomb**, President/Broker

**Direct:** 812.204.4004 • **Office:** 812.473.6677  
KenNewcomb@FCTuckerCommercial.com



**Will Smith**, Broker

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WillSmith@FCTuckerCommercial.com

7820 Eagle Crest Blvd. Suite 200  
Evansville, IN • 47715  
812-473-6677 • Fax: 812-473-6684



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The information contained herein was obtained from sources we consider reliable. We cannot be responsible, however, for errors, omissions, prior sale, and withdrawal from the market or change in price.

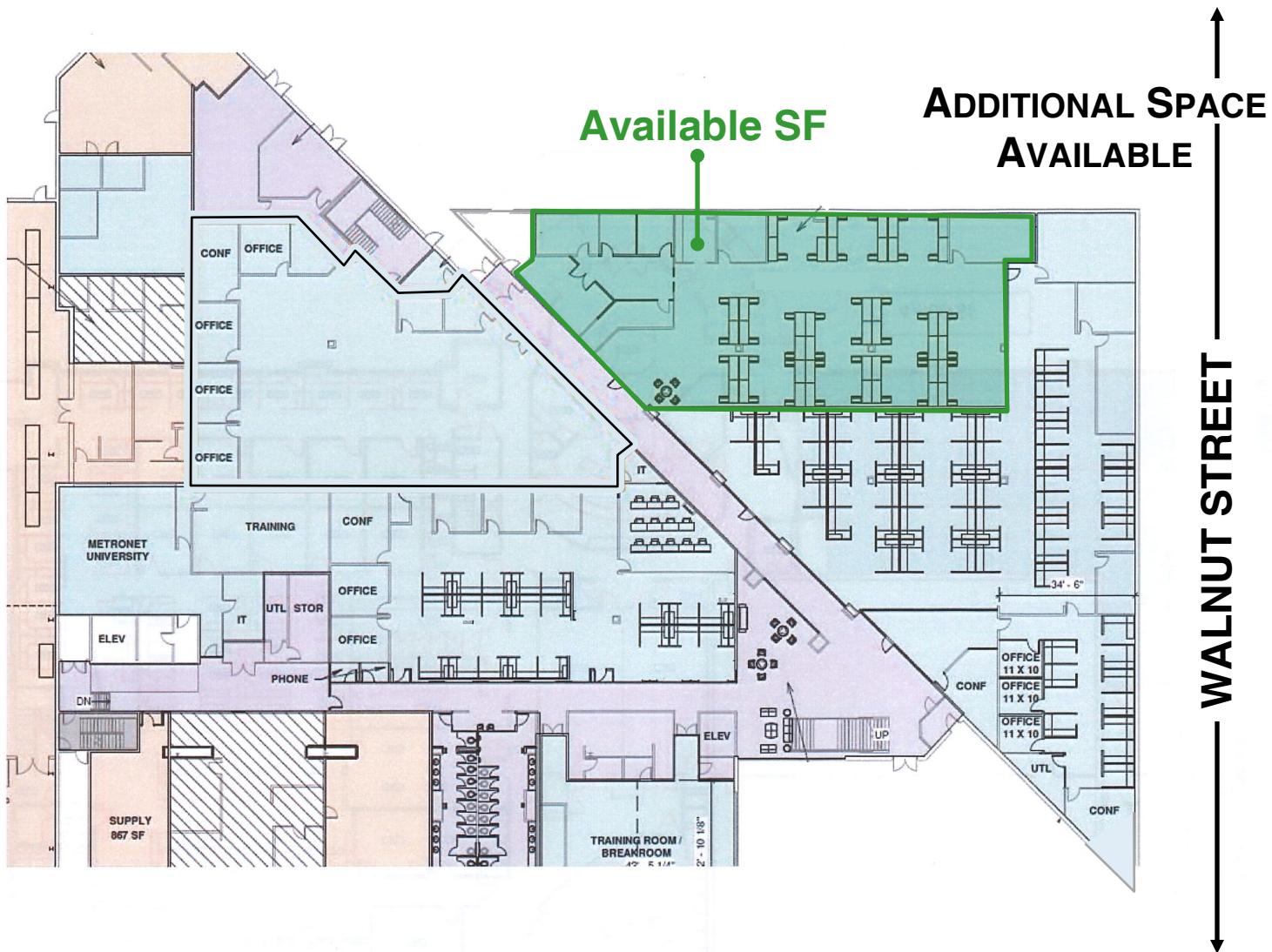


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**1ST FLOOR PLAN**



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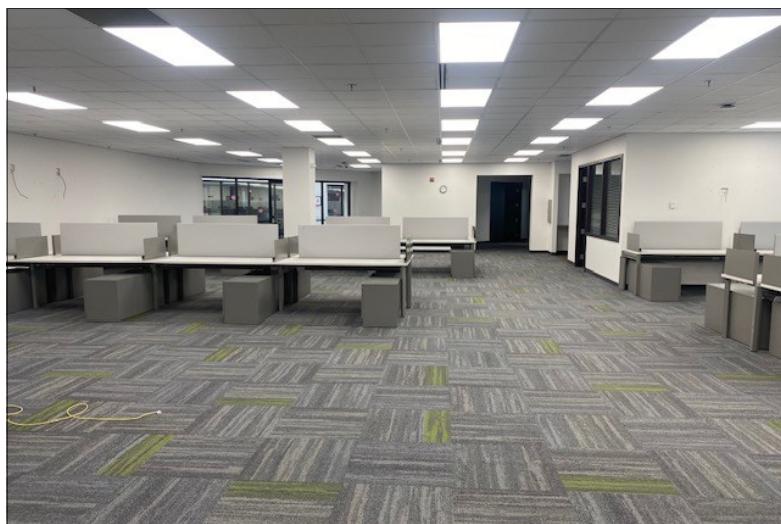


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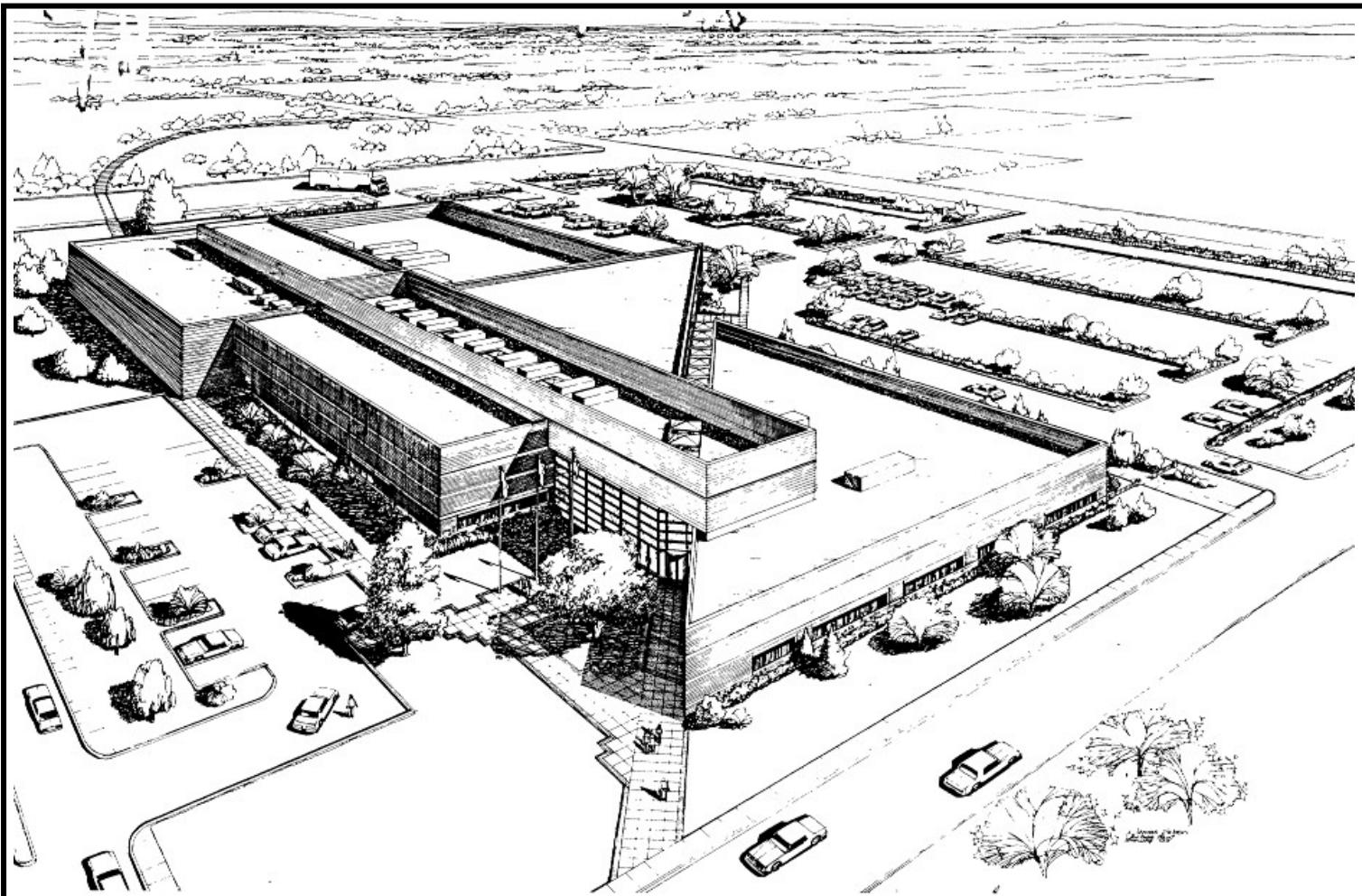
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