

8,200 SF AVAILABLE
1523 E. Epler Ave., Indianapolis, IN 46227

FOR LEASE



Colision Center

- Turnkey auto repair garage, renovated in 2024
- 8 garage bays and 4 overhead doors - can fit approx. 15 vehicles
- Equipment available
- Large pylon signage

CONTACT

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PROPERTY
DESCRIPTION



Property Description

Introducing a prime leasing opportunity at 1523 E. Epler Ave., Indianapolis, IN. This versatile 8,200 SF turnkey auto repair garage, zoned C-5, sits on 0.31 acres and boasts 8 garage bays with 4 overhead doors—providing ample space and functionality. The property comes equipped with essential tools, making it ready for immediate use. Benefit from a strategic location and a well-maintained facility, renovated in 2024. Brand-new parking lot and paint job, with existing vehicle painting booth inside. This single-tenant space also includes restrooms and an office.



Location Description

Located on the south side of Indianapolis, surrounded by busy roads - I-465, I-65, US 31, etc. Just 15 minutes from Downtown Indy. Near the busy intersection of Epler Ave. and Madison Ave. Surrounding ATC is over 20,000 cars.



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PROPERTY
DETAILS

Lease Rate	Negotiable
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Location Information

Building Name	Colision Center
Street Address	1523 E. Epler Ave.
City, State, Zip	Indianapolis, IN 46227
County	Marion

Building Information

Building Size	8,200 SF
Number of Floors	1
Year Built	1970
Year Last Renovated	2024
Construction Status	Existing
Free Standing	Yes
Number of Buildings	1

Property Information

Property Type	Retail
Property Subtype	Vehicle Related
Zoning	C-5
Lot Size	0.31 Acres
APN #	5012227

Amenities	Surround Air Down Draft Bake Booth Mixing Room 360 Degree Uni-Body Frame Straightener 2 Air Compressors 9,000lb Automotive Lift Other Equipment Available for Purchase
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Parking & Transportation

Parking Type	Surface
Ample Parking	Yard in the Rear
Bus Line	Nearby



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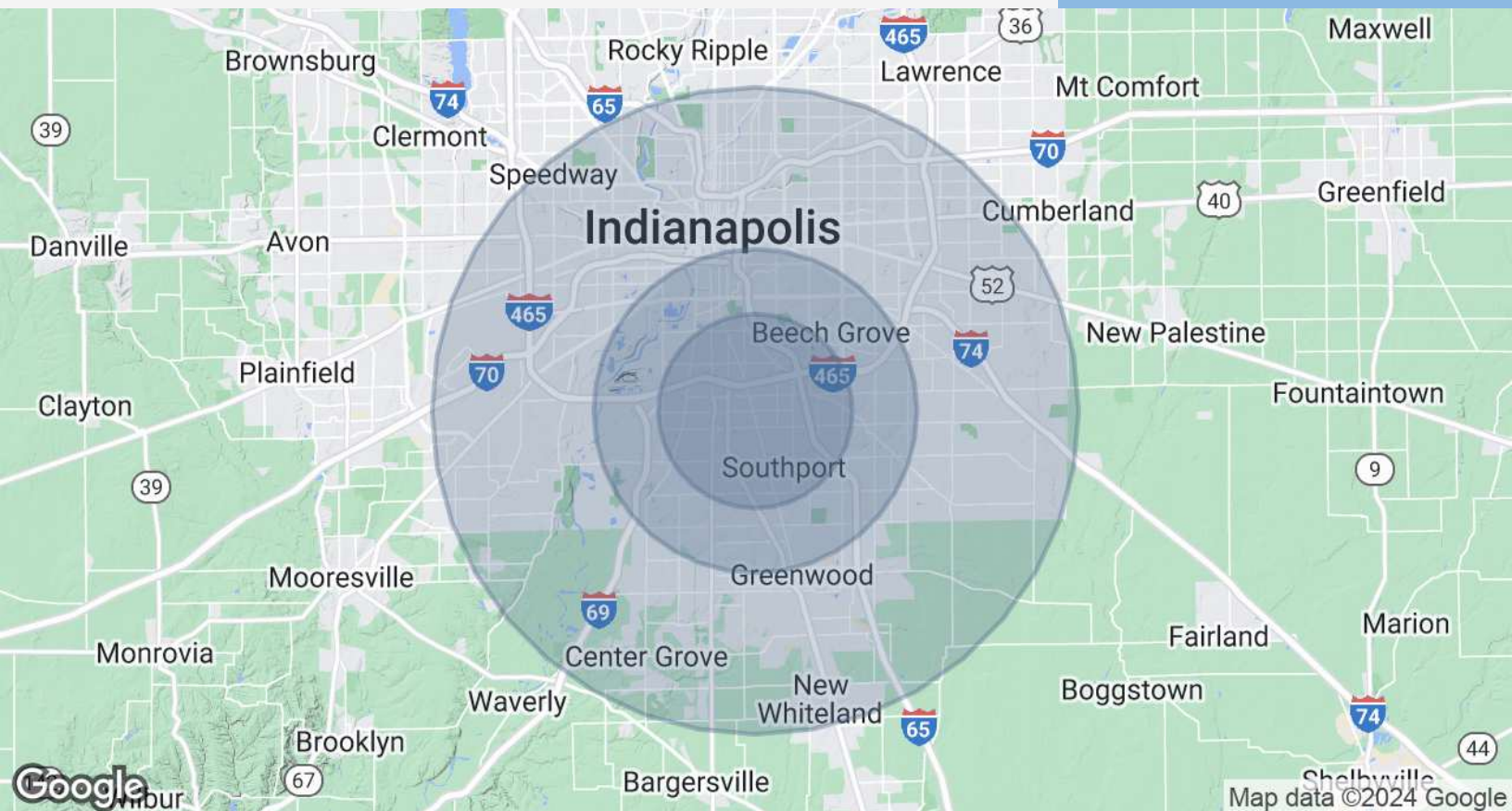
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RETAILER MAP



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Population	3 Miles	5 Miles	10 Miles
Total Population	83,091	196,577	597,706
Average Age	35.6	36.2	35.7
Average Age (Male)	35.1	35.4	34.1
Average Age (Female)	37.0	37.1	36.9
Households & Income	3 Miles	5 Miles	10 Miles
Total Households	35,690	85,453	263,087
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$58,808	\$61,547	\$60,847
Average House Value	\$131,829	\$141,755	\$147,187

2020 American Community Survey (ACS)