

OFFICE BUILDING FOR SALE

29101 N State Road 19

Atlanta, IN 46031

COOMBES REAL ESTATE



PROPERTY DESCRIPTION

Well-maintained medical office property offering a functional layout, ample parking and flexible space for a variety of professional or medical users.

PROPERTY HIGHLIGHTS

- 4,538 SF Medical Office Building
- Eight Plumbed Exam Rooms
- Three Private Offices
- Existing Lab / Flex Space
- Attached Garage
- Two Property Access Points
- Ample Surface Parking
- Signage Opportunity Along SR 19

OFFERING SUMMARY

Sale Price:	\$450,000
Building Size:	4,538 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	61	203	390
Total Population	187	614	1,163
Average HH Income	\$78,274	\$78,269	\$83,610

Robert Coombes

(765)-760-3189

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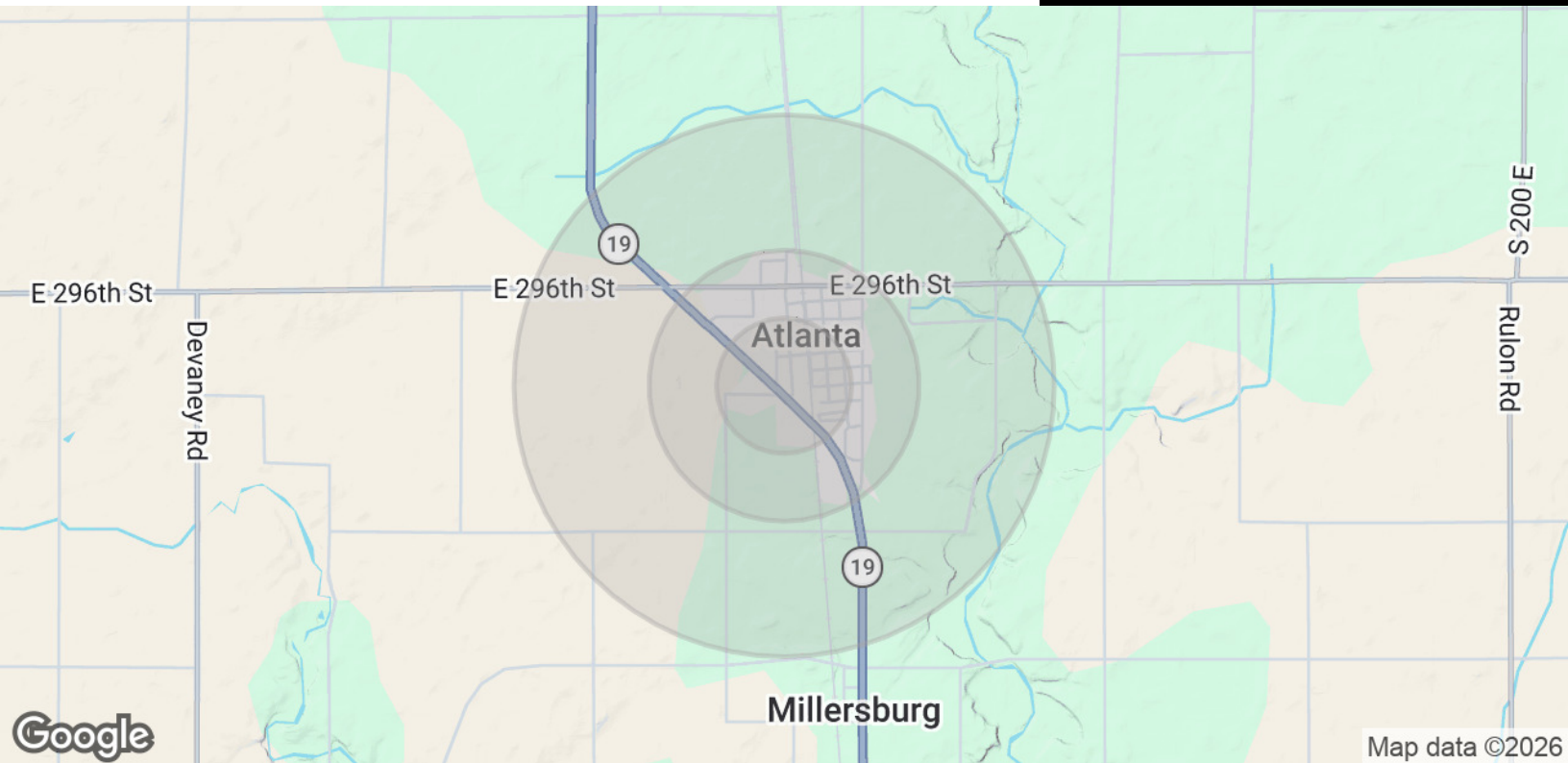
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	187	614	1,163
Average Age	38.1	38.2	38.5
Average Age (Male)	40.4	40.2	38.9
Average Age (Female)	32.6	32.9	34.9
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	61	203	390
# of Persons per HH	3.1	3.0	3.0
Average HH Income	\$78,274	\$78,269	\$83,610
Average House Value	\$146,927	\$142,556	\$131,416

2023 American Community Survey (ACS)

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