

UNDER NEW OWNERSHIP

Colliers



FOR LEASE

Girls School Business Park

7025-7125 Girls School Ave
Indianapolis, IN 46241

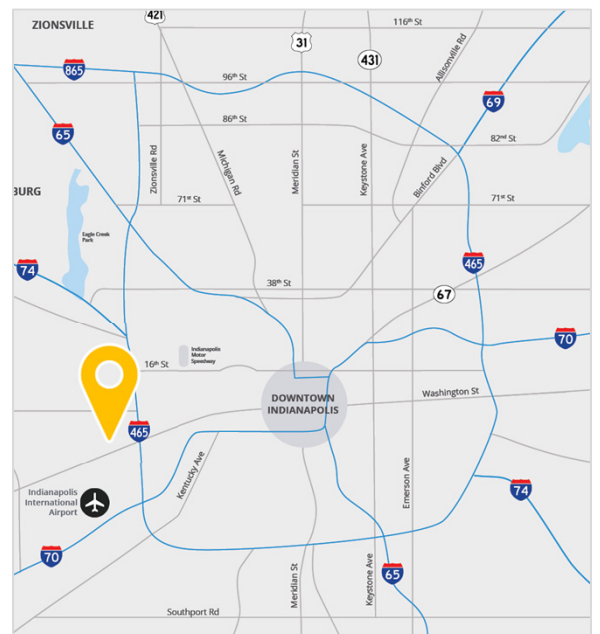
Property Highlights:

- ± 55,500 SF total
- Available Now:
 - Suite 7101: ±2,100 SF
 - Suite 7103: ±2,100 SF
 - Suite 7101-7103: ±4,200 SF
 - Suite 7111: ±2,100 SF
 - Suite 7025: ±1,875 SF
- ±0.40 AC Secure Outdoor Storage area available
- Immediate access to I-465, US 40, and the Indianapolis International Airport
- Grade-level drive-ins
- Zoned I-2-S
- Surrounded by amenities
- Built in 2001 and 2005

George Manley

+1 317 713 2166

george.manley@colliers.com



Colliers Indianapolis
colliers.com

LEASE AVAILABILITY

Suite	Available SF	Office SF	Loading	Rate PSF (NNN)	OPEX	Features
7101	2,100	600	(1) 12x10' OHD	\$9.75	\$2.44	<ul style="list-style-type: none"> • Large open office with kitchenette and restroom • Warehouse sink
7103	2,100	600	(1) 14x10' OHD (automatic opener)	\$9.75	\$2.44	<ul style="list-style-type: none"> • LED lighting in warehouse • Large open office with kitchenette and restroom
7101 & 7103	4,200	1,200	(1) 12x10' OHD (1) 14x10' OHD	\$9.75	\$2.44	<ul style="list-style-type: none"> • (2) Large open office with kitchenette and restroom • Warehouse sink & LED lighting
7111	2,100	N/A	(1) 12' OHD	\$9.50	\$2.44	<ul style="list-style-type: none"> • Restroom, no office
7025	1,875	300	(1) 14x10' OHD (automatic opener)	\$9.75	\$2.44	<ul style="list-style-type: none"> • Restroom, small office
Outdoor Storage				\$1500/mo	Gross	<ul style="list-style-type: none"> • 0.40 AC Fenced and gated





Drive Times

I-465

6 mins

I-70

8 mins

Airport

10 mins

Downtown Indianapolis

20 mins

Plainfield

15 mins

Whitestown

30 mins

Greenwood

30 mins

