



9130 Otis Ave

9130 Otis Ave, Indianapolis, IN 46216



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9130 Otis Ave

\$2,475,000

9130 Otis Ave is a multi-tenant office/flex space conveniently located in Lawrence Village at Fort Harrison just 2 miles from I-465 and offering easy access to I-69. The property is roughly 25% occupied, with five suites currently being marketed for lease, totaling roughly 13,848 SF (non-contiguous) and can be combined, or individually leased depending on Tenant needs. This piece of Indianapolis history sits on over an acre with plenty of common parking and has served the community well in its past and now as a beautifully renovated multi-use complex providing its clients with professionally managed space....

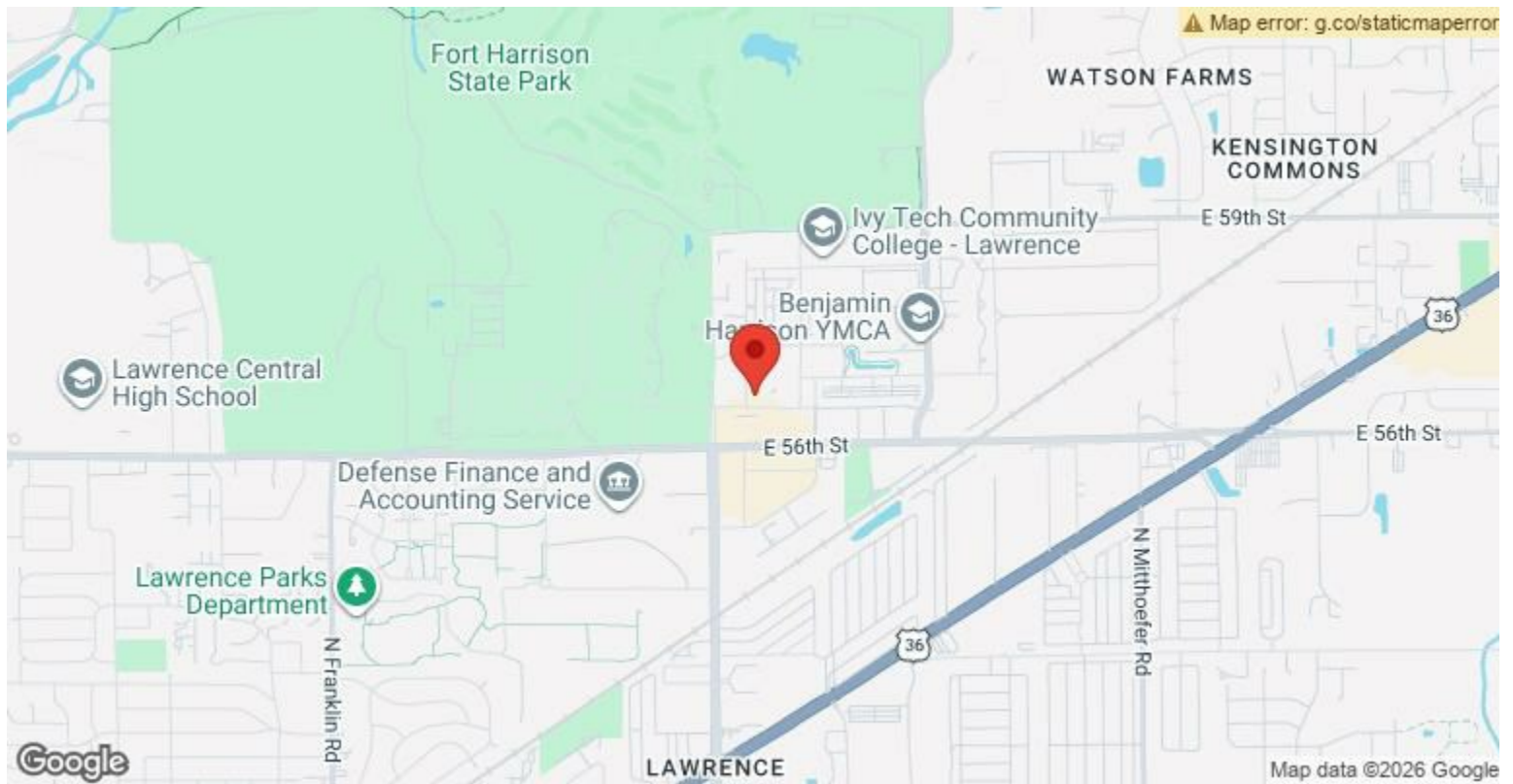
- Conveniently located just minutes away from I-465 interstate, restaurants, banks and the park itself.



Price:	\$2,475,000
Property Type:	Flex
Property Subtype:	Showroom
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	1.15 AC
Gross Building Area:	25,000 SF
Rentable Building Area:	25,000 SF
No. Stories:	2
Year Built:	1908
Tenancy:	Multi
Parking Ratio:	2/1,000 SF
Zoning Description:	DP
APN / Parcel ID:	49-08-05-105-007.000-407

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Fitzgerald's Lunch House	-	
The Escape Room USA	-	



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Property Photos



Property Photos



Property Photos



Suite 1

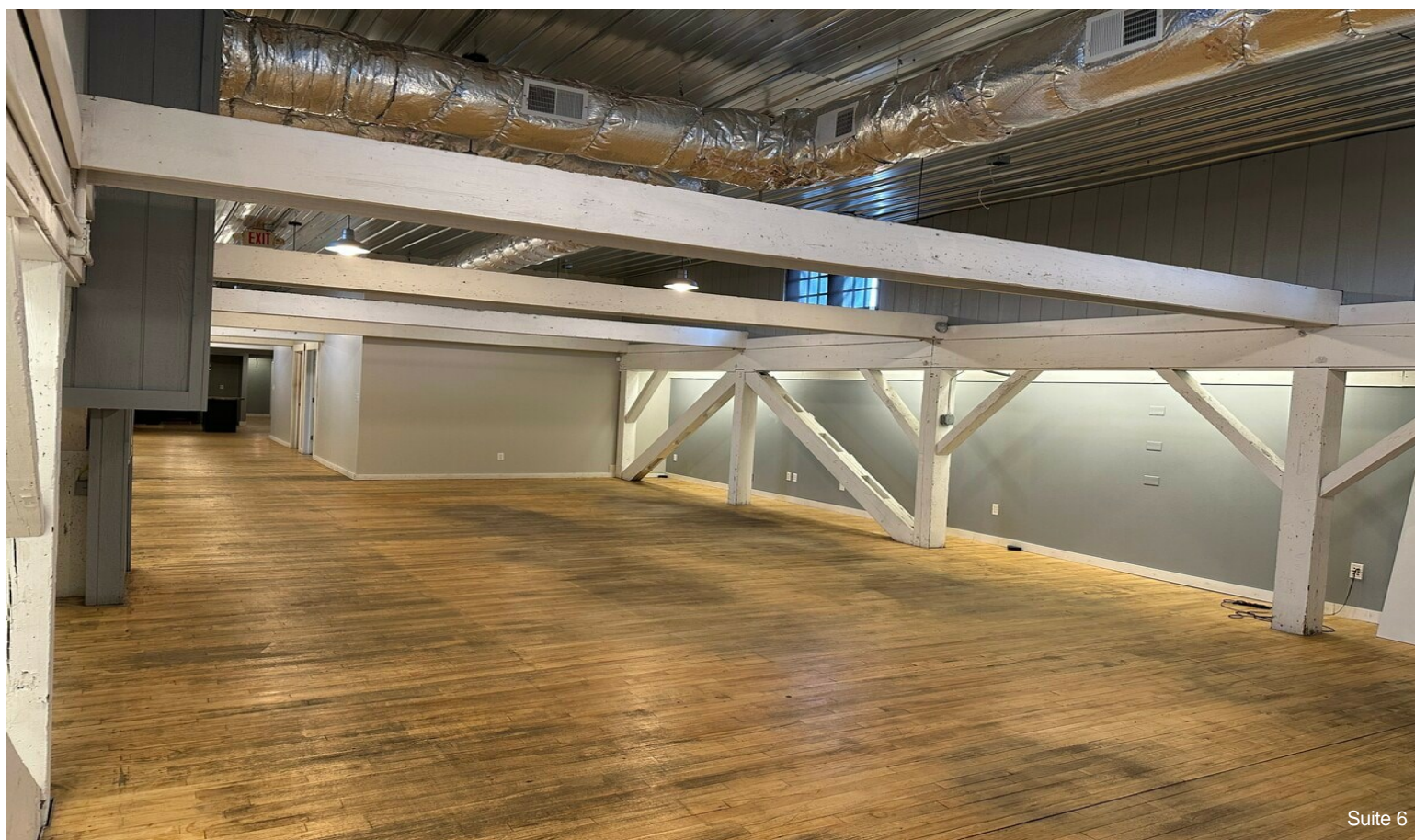
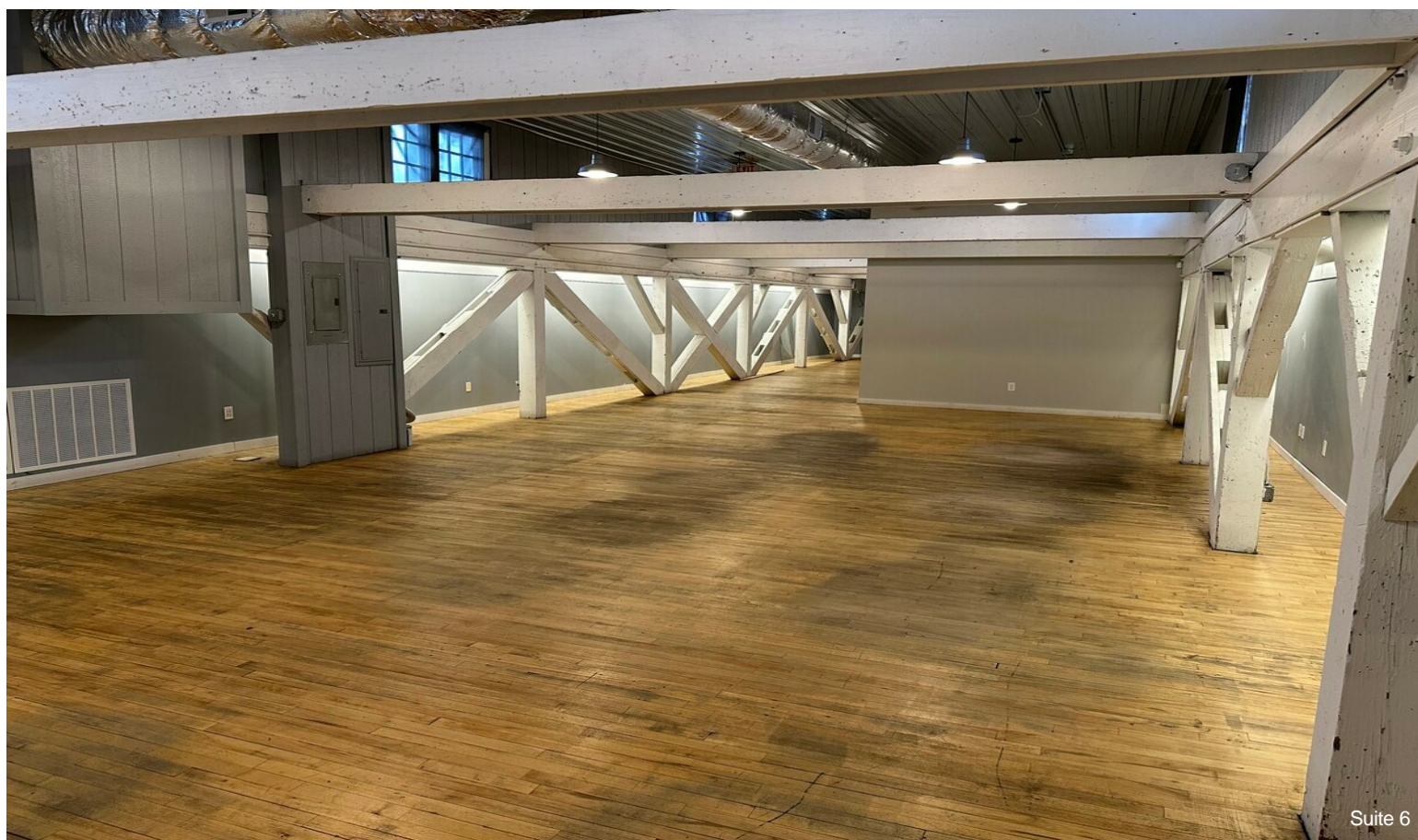


Suite 6

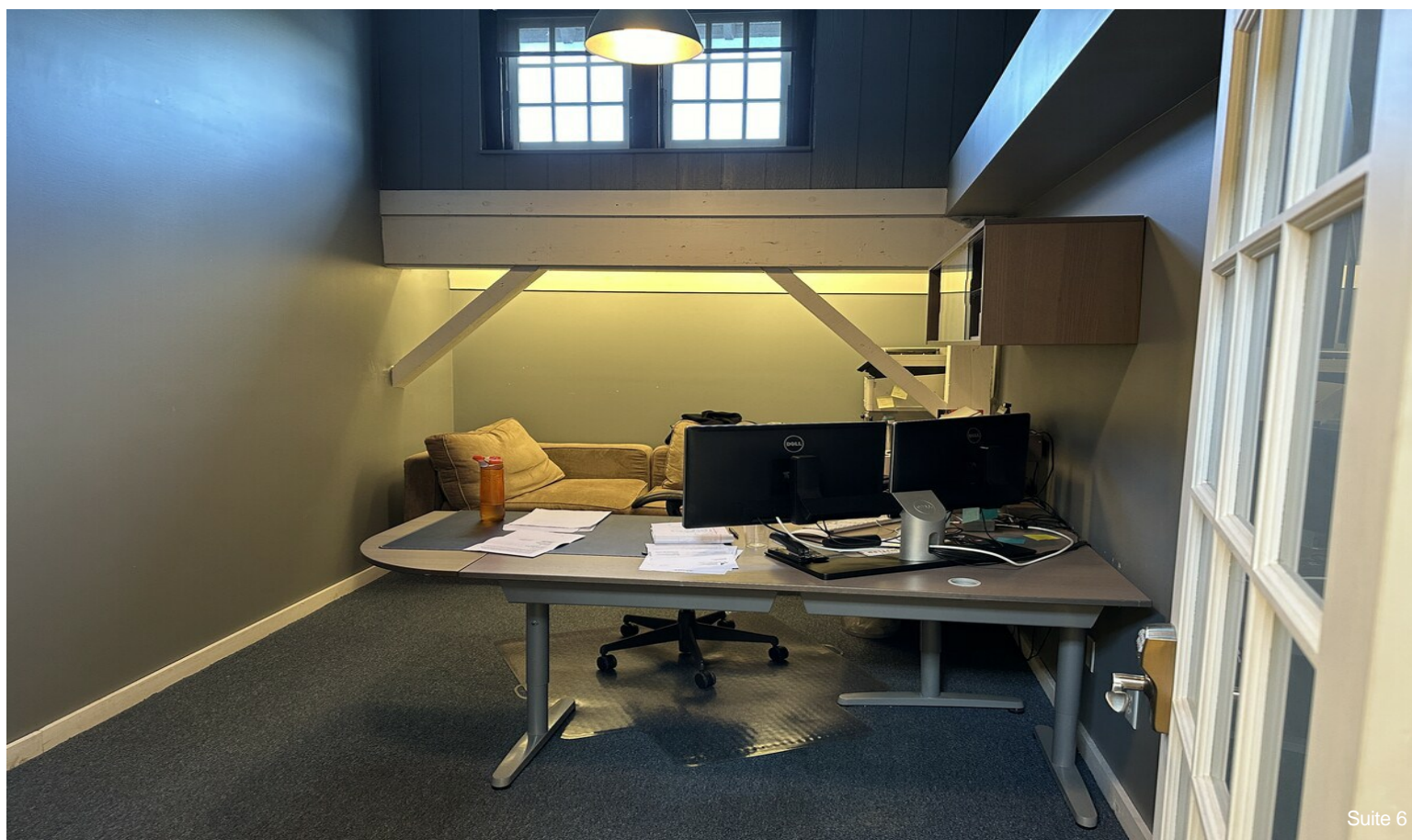
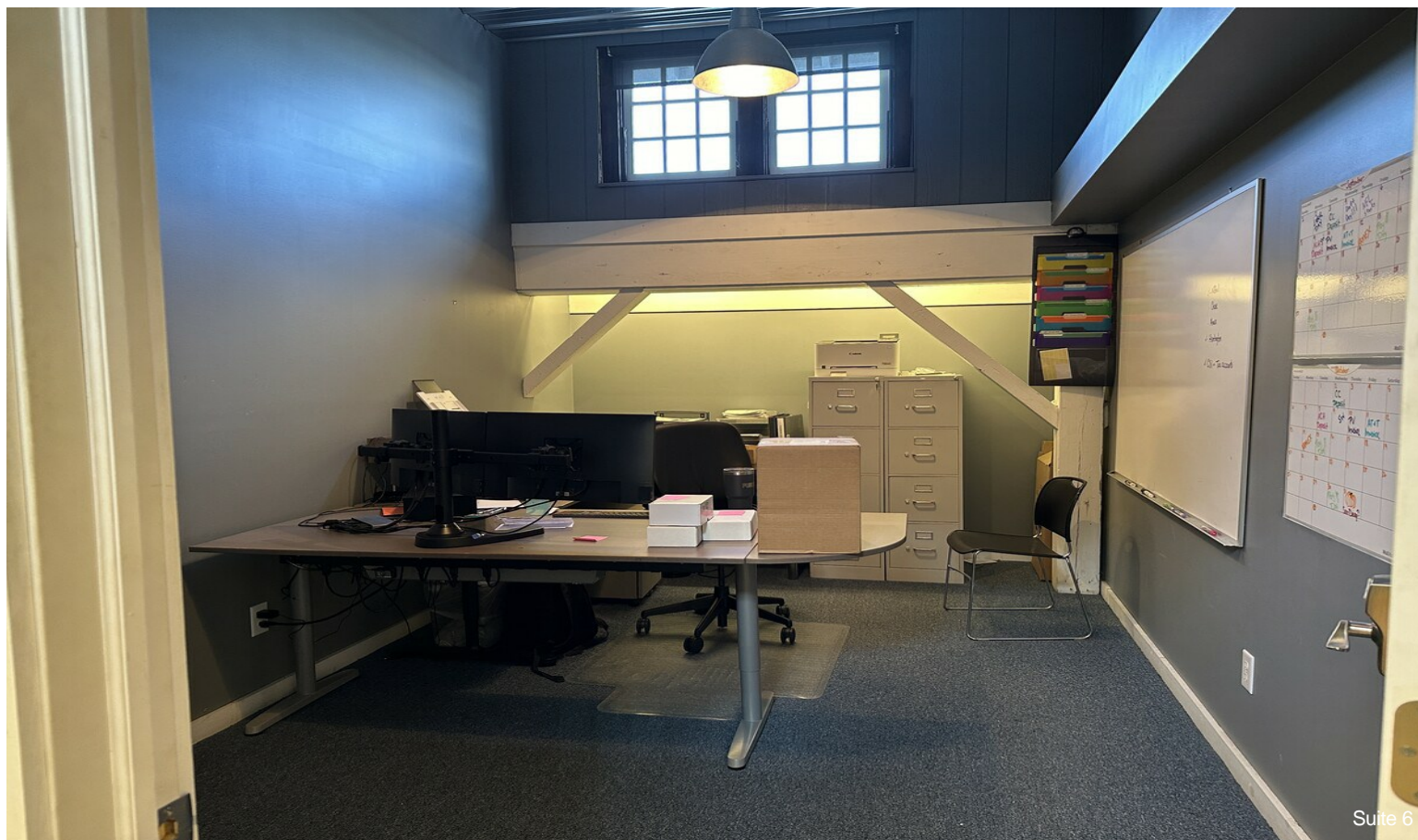
Property Photos



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Property Photos



Suite 6



Suite 6

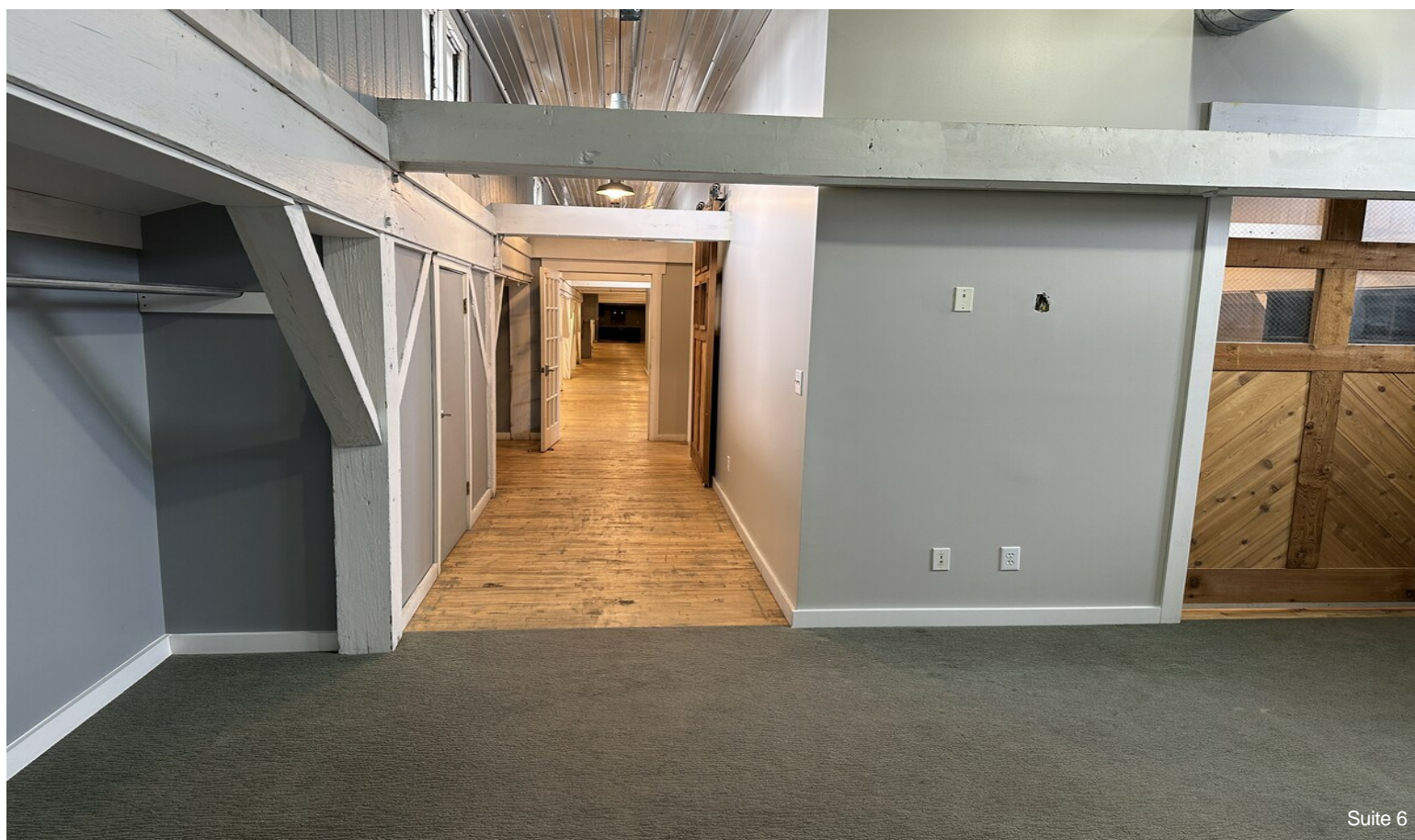
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Property Photos



Suite 6



Suite 6

Property Photos

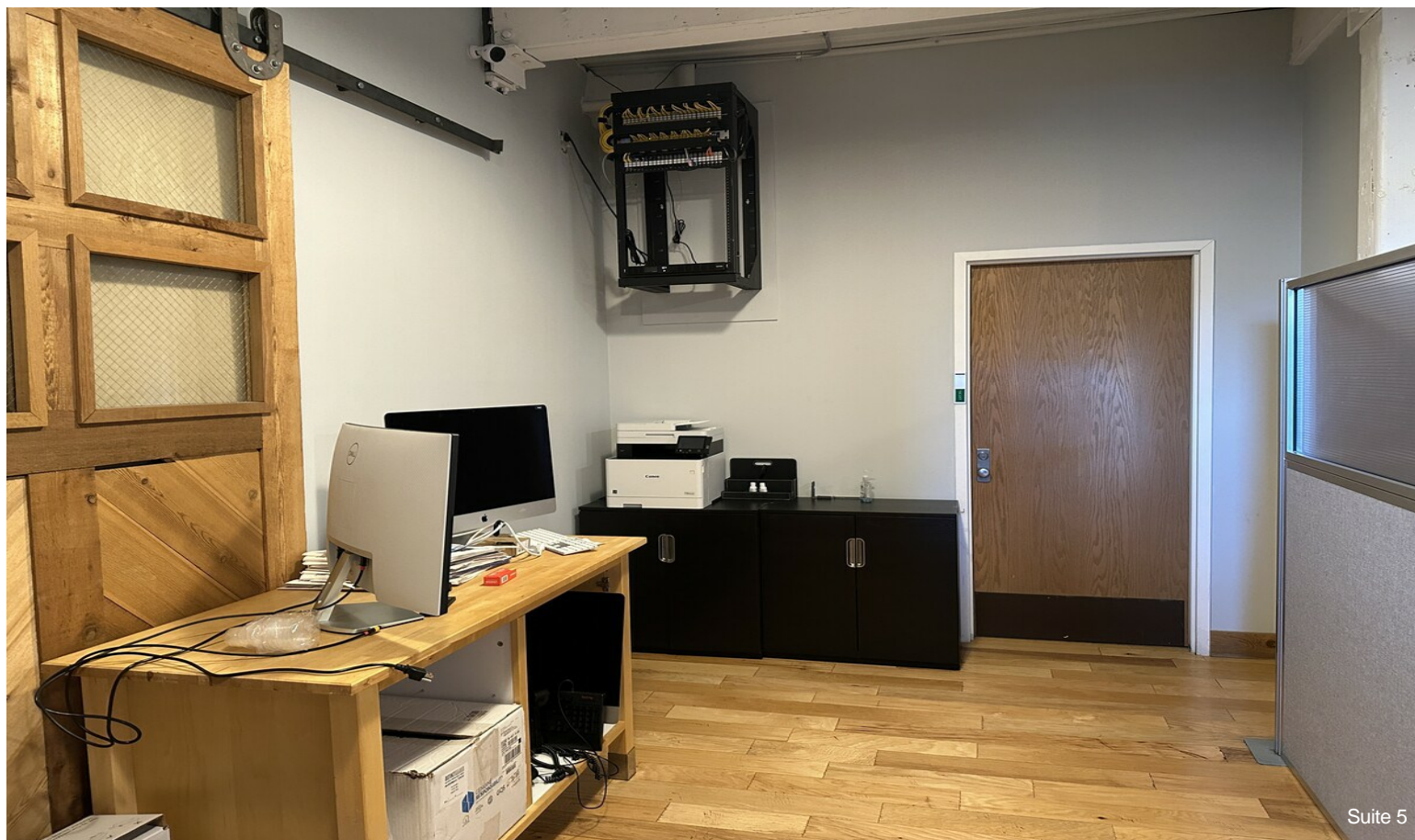


Suite 6

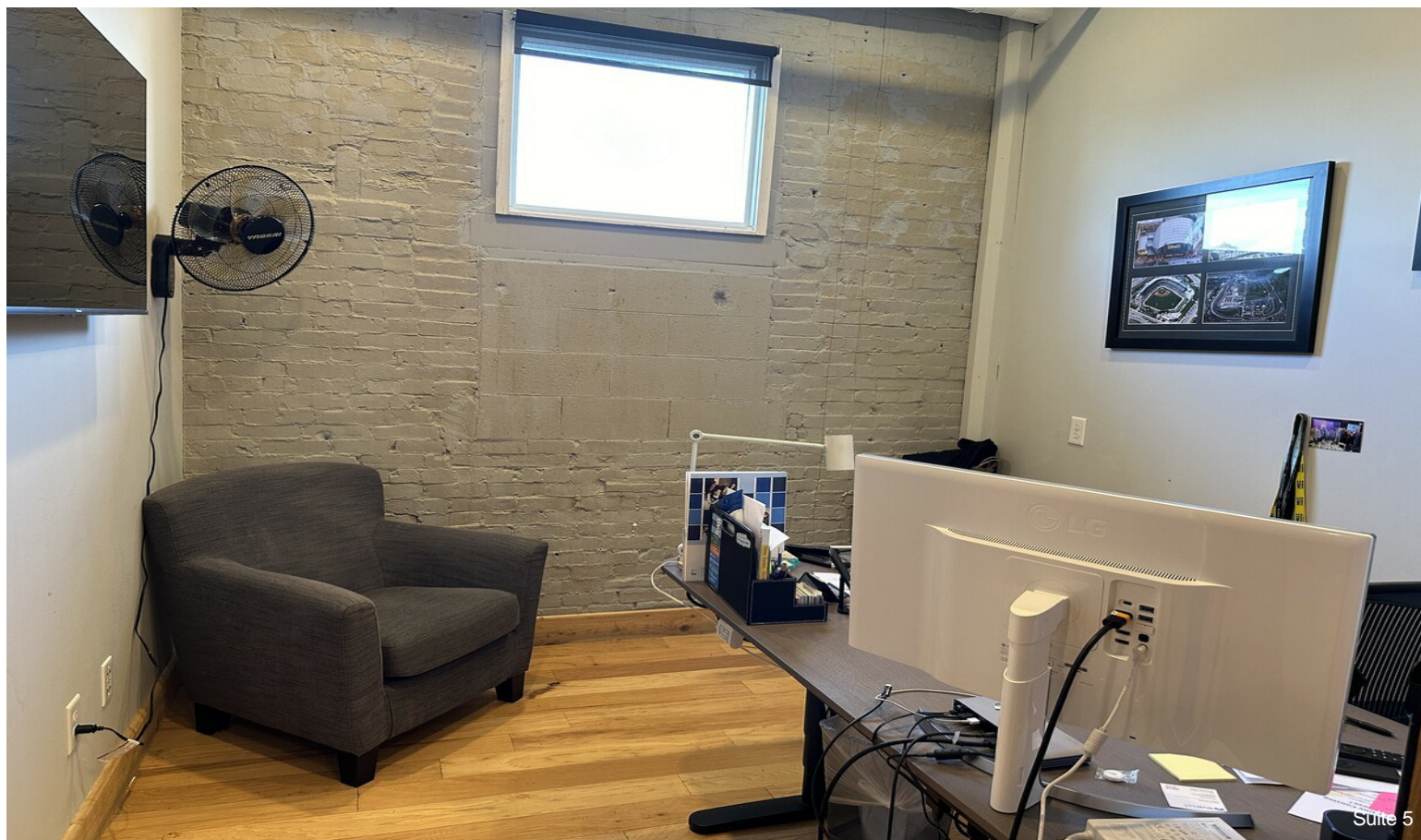


Suite 6

Property Photos



Property Photos



Property Photos



Suite 5



Suite 5

Property Photos



Property Photos



Suite 5



Suite 5

Property Photos



Property Photos



Property Photos



Suite 4

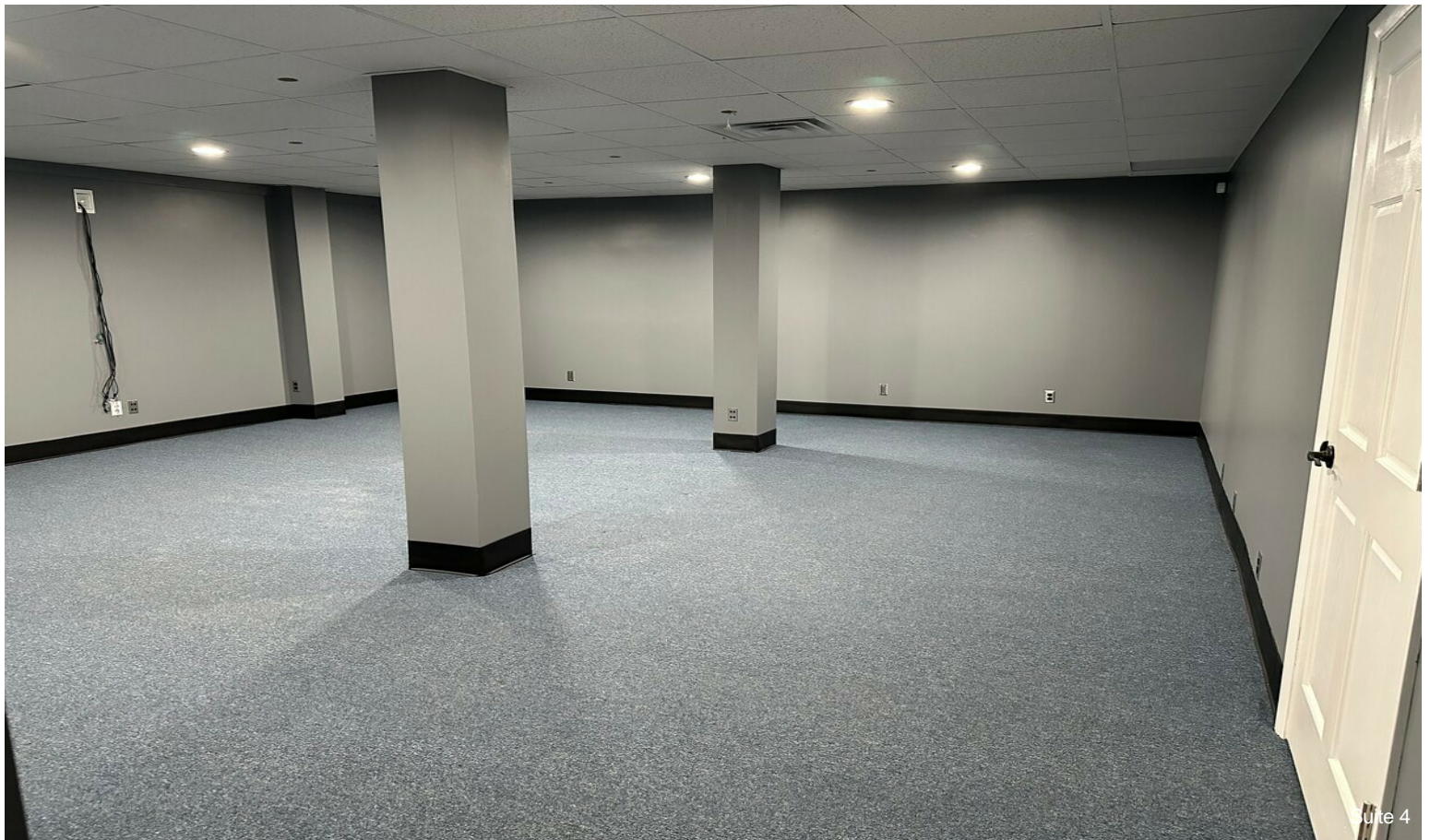


Suite 4

Property Photos



Suite 4



Suite 4

Property Photos



Suite 4



Suite 7

Property Photos



Suite 7



Suite 7

Property Photos



Suite 7



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Suite 7



Suite 7

Property Photos



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Suite 7



Suite 7