

# 6,303 sf multi-use facility in Jeffersonville

## 3106 MIDDLE ROAD, Jeffersonville, IN 47130



Listing ID: 30839383  
Status: Active  
Property Type: Retail-Commercial For Lease  
Retail-Commercial Type: Day Care Facility, Free-Standing Building  
Contiguous Space: 6,303 SF  
Total Available: 6,303 SF  
Lease Rate: \$3,750 (Monthly)  
Unit Price: \$7.14 PSF (Annual)  
Base Monthly Rent: \$3,750  
Lease Type: NNN



### Overview/Comments

Multi-purpose 6,300 sf building with good access to major roadways and local conveniences and amenities.

The interior is in "new" condition with large open space which has accordion style wall partitions if needed, kitchen, 2 bars, multi-stall restrooms, etc. (see photos); exterior has 80+ parking spaces.

Lease rate is \$3,750 monthly NNN

Many possible uses include: events or fitness facility, church, non-profit HQ.

Building has 4-HVAC units + new roof.

### More Information Online

<https://bakercr.com/catylist.com/listing/30839383>

### QR Code

Scan this image with your mobile device:



### General Information

Taxing Authority:	Jeffersonville Township	Gross Building Area:	6,303 SF
Tax ID/APN:	10-04-01-200-438.000-005	Building/Unit Size (RSF):	6,303 SF
Retail-Commercial Type:	Day Care Facility, Free-Standing Building, Other	Land Area:	1.76 Acres
Zoning:	C1		

### Available Space

Suite/Unit Number:	3106	Lease Rate:	\$3,750 (Monthly)
Space Available:	6,303 SF	Lease Type:	NNN
Minimum Divisible:	6,303 SF	Kitchen/Breakroom:	Yes
Maximum Contiguous:	6,303 SF	Parking Spaces:	80
Space Type:	Relet	Rent Escalators:	Fixed Lease
Date Available:	03/01/2024		

Space Description Multi-purpose 6,300 sf building with good access to major roadways and local conveniences and amenities. The interior is in "new" condition with large open space which has accordion style wall partitions if needed, kitchen, 2 bars, multi-stall restrooms, etc. (see photos); exterior has 80+ parking spaces. Lease rate is \$3,750 monthly NNN. Many possible uses include: events or fitness facility, church, non-profit HQ. Building has 4-HVAC units + new roof.

### Area & Location

Retail Clientele: Other  
Property Visibility: Excellent  
Largest Nearby Street: Allison Lane

### Building Related

Tenancy:	Single Tenant	Property Condition:	Excellent
Total Number of Buildings:	1	Year Built:	1984
Number of Stories:	1	Construction/Siding:	Brick

Total Parking Spaces:	80	Heat Source:	Central
Parking Type:	Surface	Air Conditioning:	Package Unit
Heat Type:	Natural Gas		

### Land Related

Water Service:	Municipal
Sewer Type:	Municipal
Legal Description:	GT 12 1.761 AC

### Location

Address:	3106 MIDDLE ROAD, Jeffersonville, IN 47130
County:	Clark
MSA:	Louisville/Jefferson County



### Property Images



IMG\_0785



IMG\_0783



IMG\_0784



IMG\_0779



IMG\_0771



IMG\_0777



IMG\_0778



IMG\_0767



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## Property Contacts



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