

## BUILDING FOR LEASE

419 N Walnut St. Bloomington, IN 47404

Total SF+/- 8,273ZoningMix-use Downtown Core (MD-DC)Lease typeNNNLease Price\$8,950/Mo

**\*\*LEASE TO PURCHASE OPTION AVAILABLE!** 



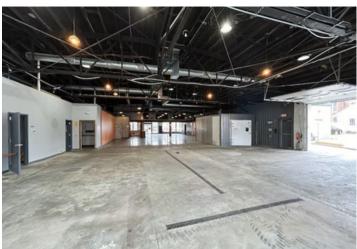


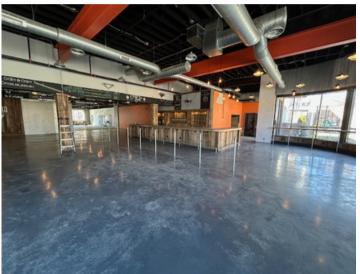
- Property Located just a few blocks from the Courthouse
  Square and walking distance to the campus of Indiana
  University
- This Building has always played a prominent role in the evolution of Bloomington's vibrant Downtown District and recently was the home of Switchyard Brewery.
- Property was totally renovated in 2017 with new Rubber Roof, All HVAC units and duct work, bathrooms plus electrical, plumbing and fire suppression systems.
- Full kitchen and numerous walk-in coolers
- Possible Uses: Restaurant/Bar, Community/Recreation Center, Fitness Center, Retail

OVER 30 YEARS EXPERIENCE

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Additional Online information: Cockerhamcommercial.com ICREX.com #30867339 Homefinder.org MLS#202403850 Loopnet.com Crexi.com

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