



**For Sale**

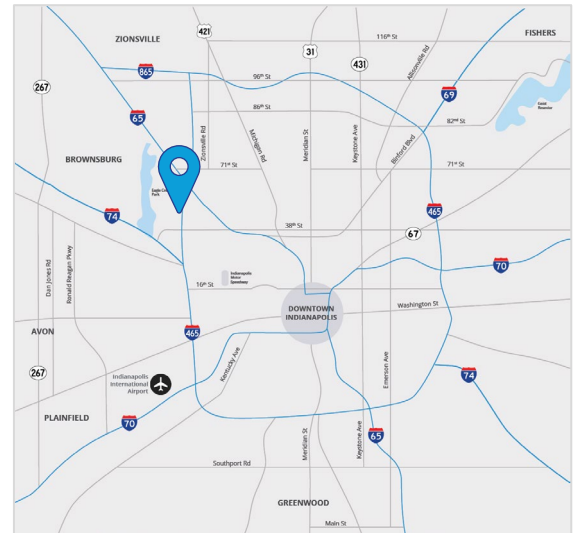
**Freestanding Flex Building**

# 6820 Shore Terrace Indianapolis, IN 46254

Freestanding building with immediate access to Interstate 465

**Property Highlights:**

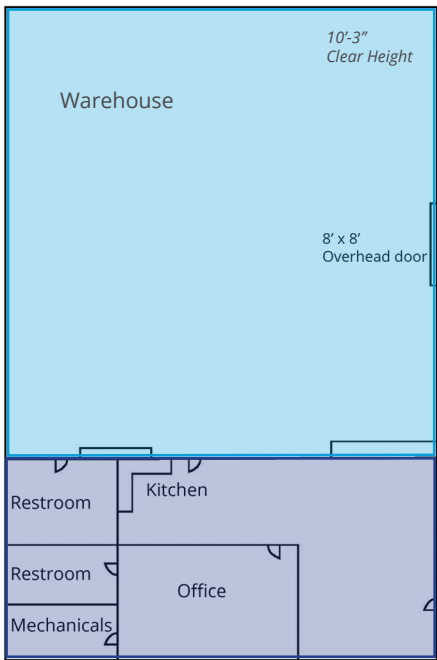
- Total SF: ± 3,750
- Office SF: ± 880
- Acres: ± 0.58
- Clear height: ± 10'-3"
- Drive-in door (8'x8'): 1
- Auto parking: 30+
- Zoning: PK-2 (Allows for various industrial, office, medical, and retail uses)
- HVAC: Fully air-conditioned
- **New Sale Price: \$799,000 ~~\$850,000~~**



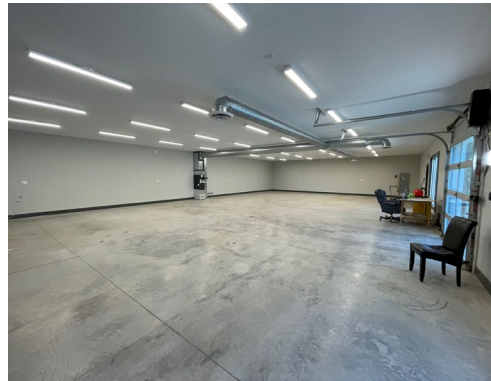
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\*not drawn to scale



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