

# WOODVIEW TRACE

3600 Woodview Trace, Indianapolis, IN 46268

**FOR LEASE**



## PROPERTY HIGHLIGHTS

- NOW UNDER NEW OWNERSHIP & MANAGEMENT
- Prime location, w/ visibility from I-465
- Recent Building Updates - refurbished lobby, entry & new parking lot
- Abundance of area amenities in College Park area
- Full floor availability
- 4.18/ 1,000 SF Parking Ratio
- Storage space on-site

**VIDEO**

## OFFERING SUMMARY

Lease Rate:	\$17.50 SF/yr (Full Service)
Available SF:	2,131 - 16,375 SF
Building Size:	71,658 SF

**PETE ALVEAL**

O: 317.454.7171 | C: 317.997.9362  
palveal@premiercres.com

**JIM LOGAN**

O: 317.697.6139 | C: 317.697.6139  
jlogan@premiercres.com

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## PROPERTY DESCRIPTION

Full-Service Lease Availability in a very desirable location on the Northwest side of Indianapolis. Close to everything. An array of amenities within the building & in surrounding areas. New Ownership & Property Management. A substantial Tenant Improvement Allowance is available, offering flexibility to fit your specific space needs.

## LOCATION DESCRIPTION

Just east of Michigan Rd., with I-465 Frontage, in the heart of College Park. Located on the northwest side of the thriving city of Indianapolis, the area surrounding the property at Woodview Trace offers a dynamic mix of commercial & leisure attractions. The area also boasts convenient access to upscale dining options, shopping centers, & vibrant cultural experiences. With its strategic location, the property offers tenants the opportunity to immerse themselves in the vibrant landscape of Indianapolis while enjoying the conveniences of a prime business district.

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## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 130	Available	6,068 SF	Full Service	\$17.50 SF/yr
Suite 180	Available	2,131 SF	Full Service	\$17.50 SF/yr
Suite 200	Available	16,375 SF	Full Service	\$17.50 SF/yr

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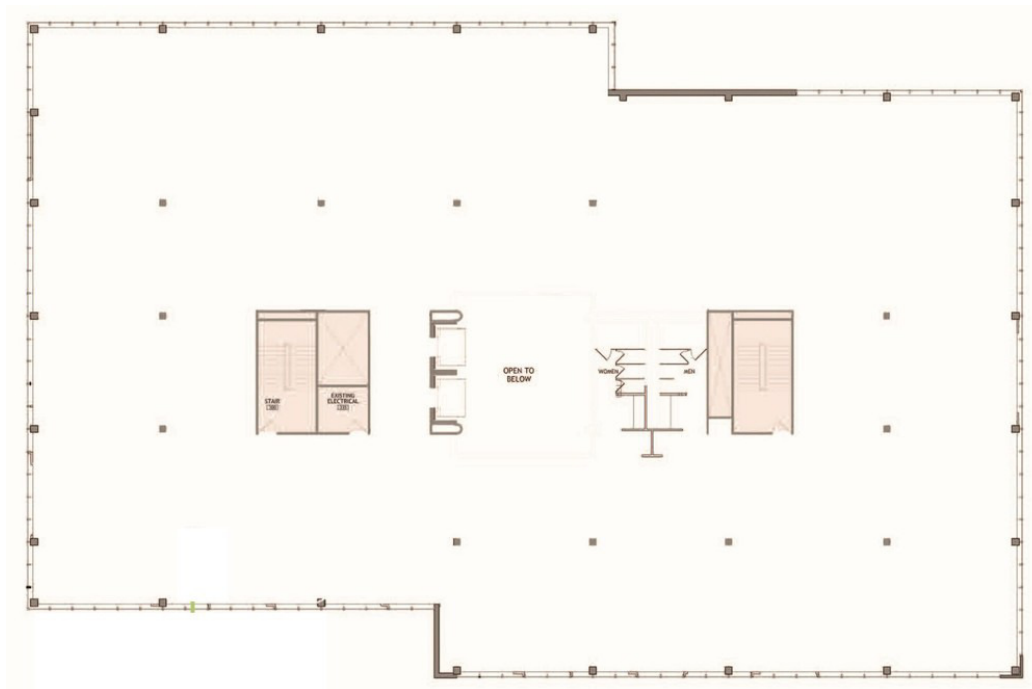
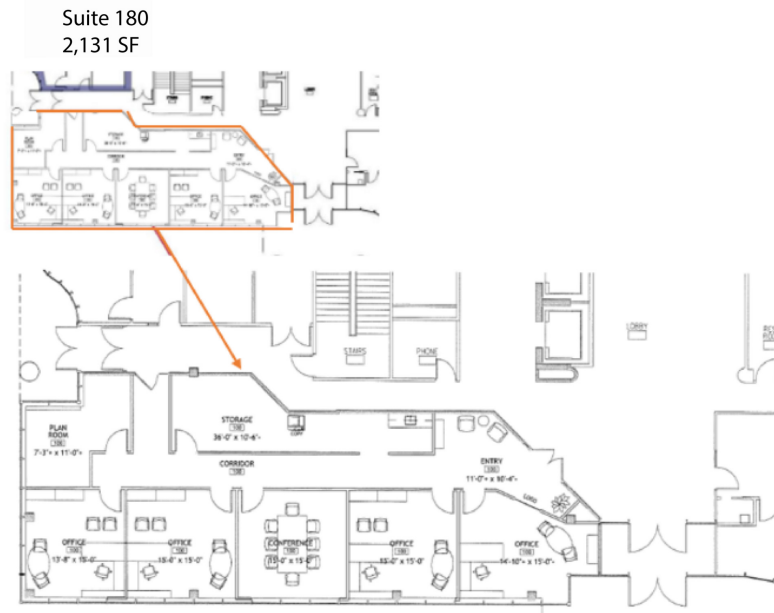
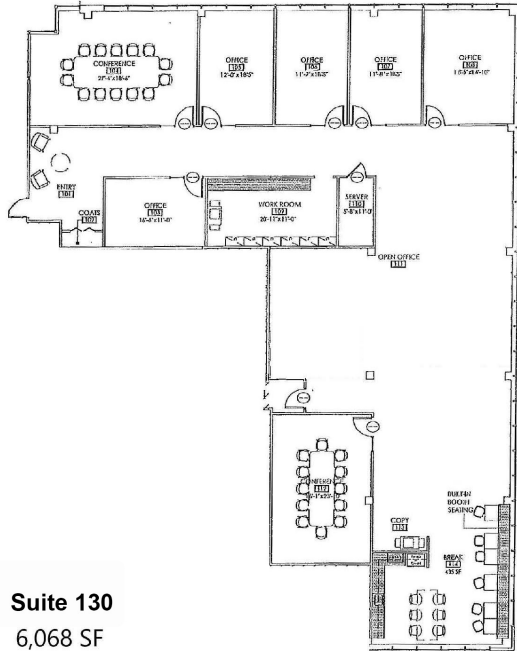
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