

RETAIL PROPERTY FOR LEASE

1305-3163 SF PRIME RETAIL SPACE FOR LEASE AT THE ARGYLE

615 North East Street, Indianapolis, IN
46202

FOR MORE INFORMATION, CONTACT:

GARY PEREL

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PROPERTY SUMMARY

[VIEW WEBSITE](#)

For Lease | The Argyle, 615 North East Street, Indianapolis, IN 46202

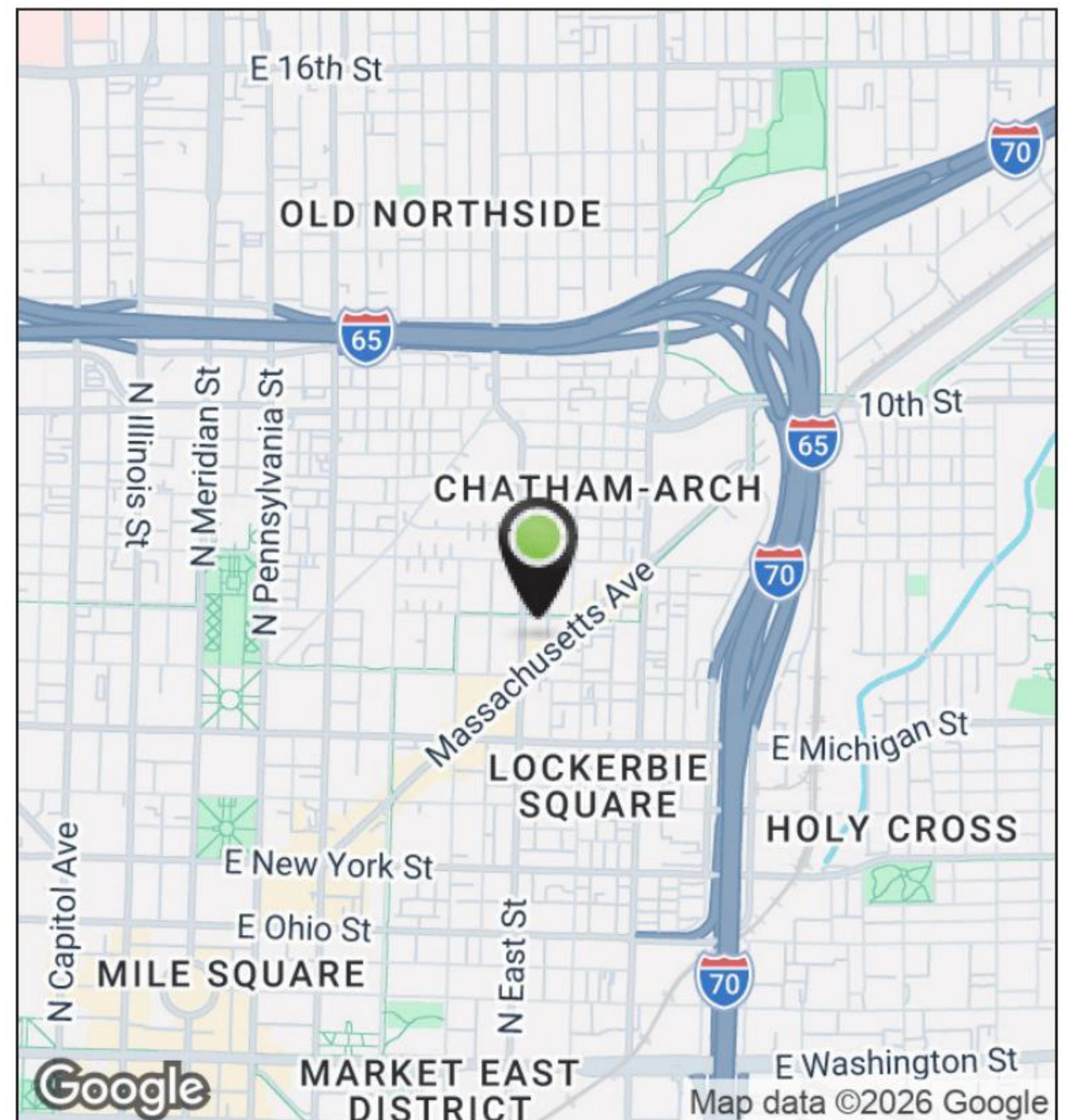


PROPERTY DESCRIPTION

The Argyle is a 24,790 SF, three-story commercial asset at the prominent intersection of North East Street and Massachusetts Avenue. The available space includes 1,305 RSF at street level (Suite A) with an additional 1,858 RSF on the lower level (Suite D), totaling 3,163 RSF with direct frontage along Massachusetts Avenue. Located in the heart of Indianapolis's cultural arts district, the property offers flexible retail and service-oriented space with efficient layouts and strong street presence.

Approximal to the Bottleworks District, the site benefits from strong foot traffic and a "Walker's Paradise" (Walk Score: 97), delivering high visibility in a premier urban submarket.

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	1,507	4,650	11,670
Total Population	2,253	7,561	21,575
Average HH Income	\$122,239	\$123,072	\$116,604



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Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof. It is submitted subject to errors, omissions, changes of price, rental, or other conditions, prior sale, lease, or financing, or withdrawal without notice, and to any special conditions imposed by our principal.

PRIME LOCATION

For Lease | The Argyle, 615 North East Street, Indianapolis, IN 46202



LOCATION DESCRIPTION

Ideally positioned in the heart of the Massachusetts Avenue corridor, The Argyle anchors the prominent intersection of Mass Ave and N East Street. The property bridges downtown Indianapolis and the Bottleworks District, capturing consistent pedestrian traffic and dense daytime population generated by the eclectic mix of retail tenants and dense residential profile.

With direct frontage along Mass Ave, the site offers exceptional visibility in one of the city's most active retail and entertainment corridors. Immediate access to I-65 and the North Split provides seamless regional connectivity, reinforcing the property's role as a high-exposure, high-traffic urban retail destination.

LOCATION DETAILS

Market	Retail
County	Marion
Cross Streets	Massachusetts Avenue & N East Street

NEARBY AMENITIES

- Mass Ave Arts District: Old National Center, The Eagle, Bru Burger Bar, Livery, and Bakersfield
- Bottleworks District: Bottleworks Hotel, The Garage Fool Hall, The Fountain Room, and Modita
- Downtown Landmarks: Monumnet Circle, Gainbridge Fieldhouse, Indiana Convention Center, and Lucas Oil Center

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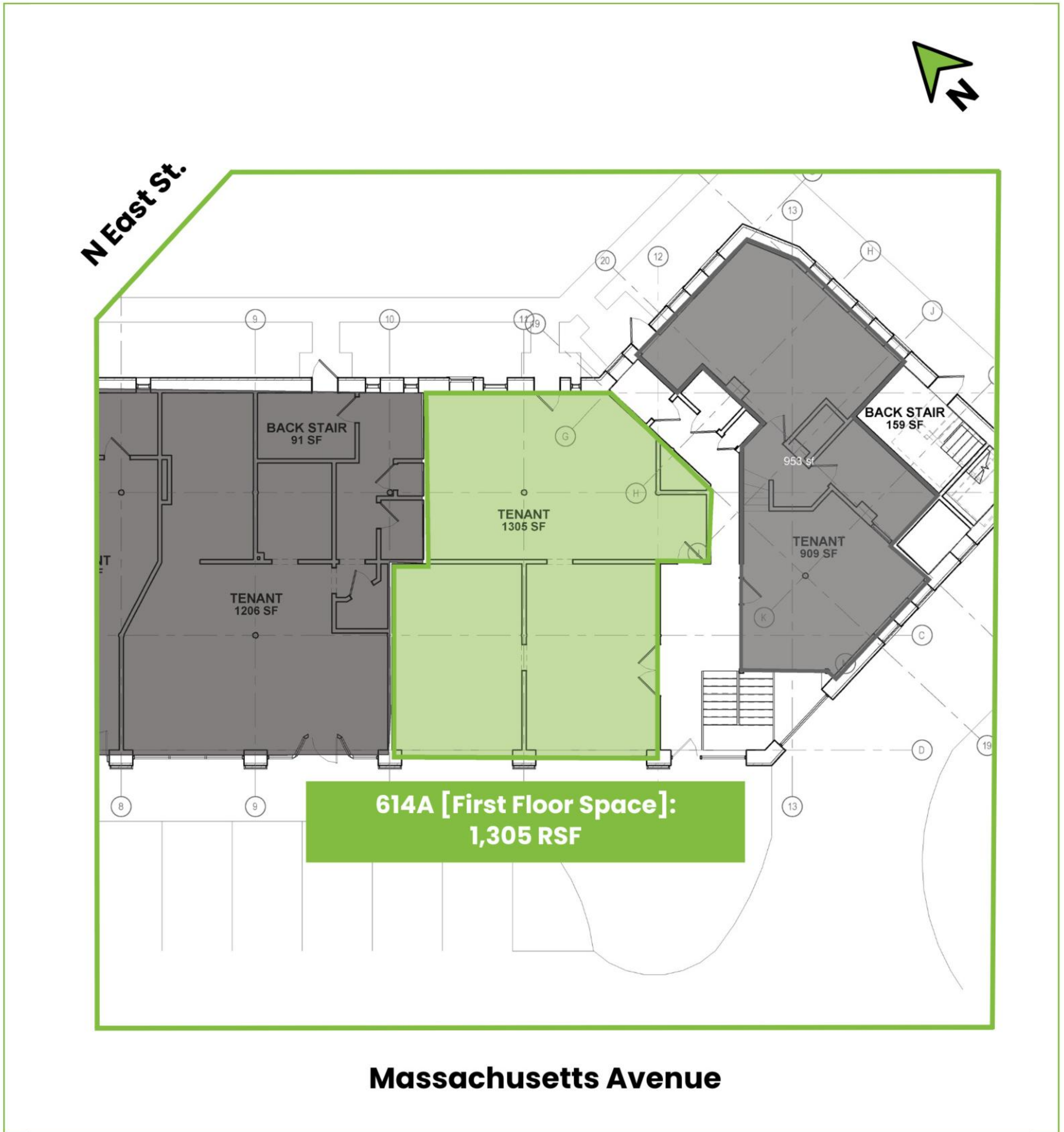
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SITE PLANS - FIRST FLOOR - SUITE A

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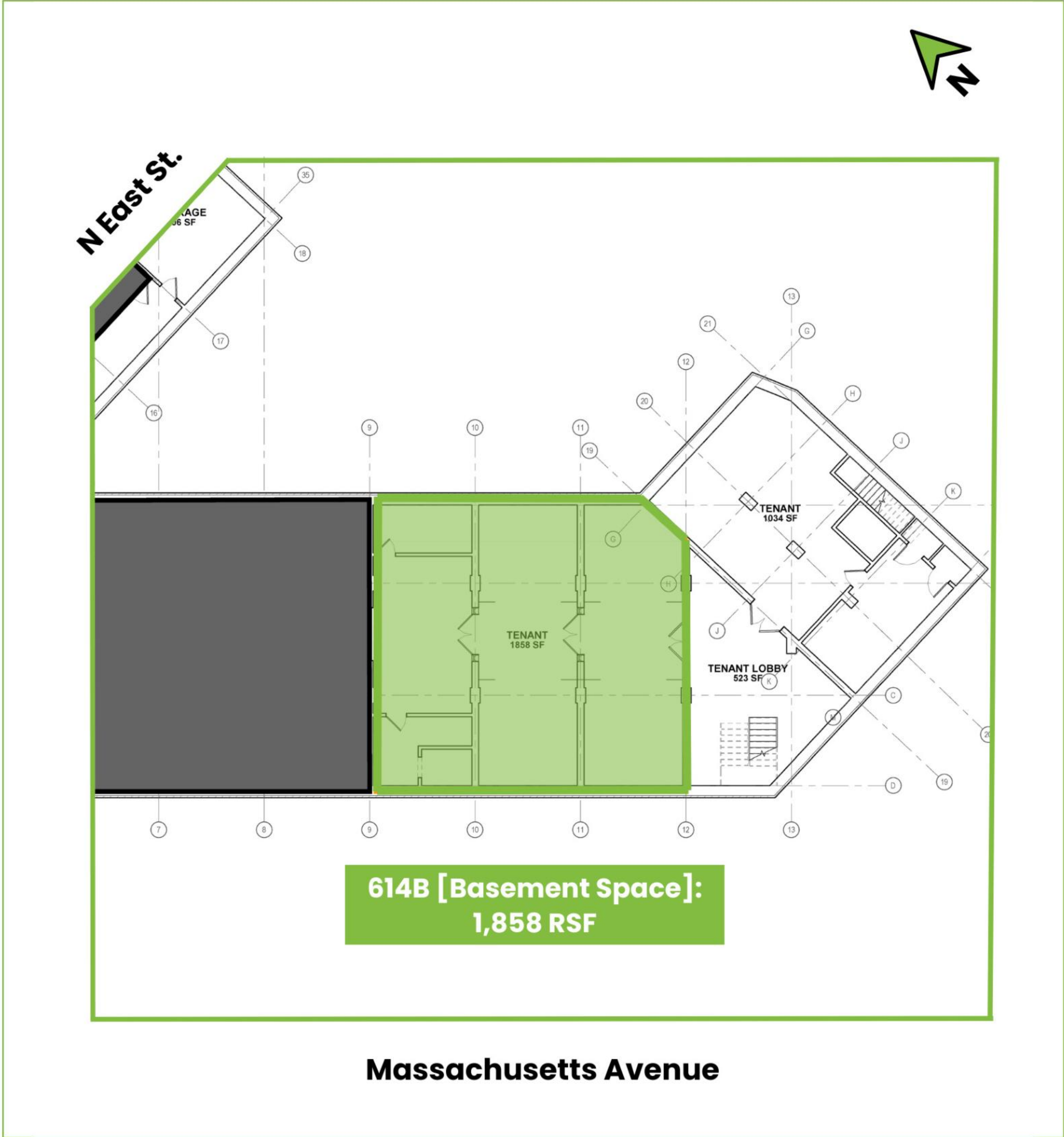
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SITE PLANS - BASEMENT FLOOR - SUITE D

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INTERIOR PHOTOS - FIRST FLOOR - SUITE A

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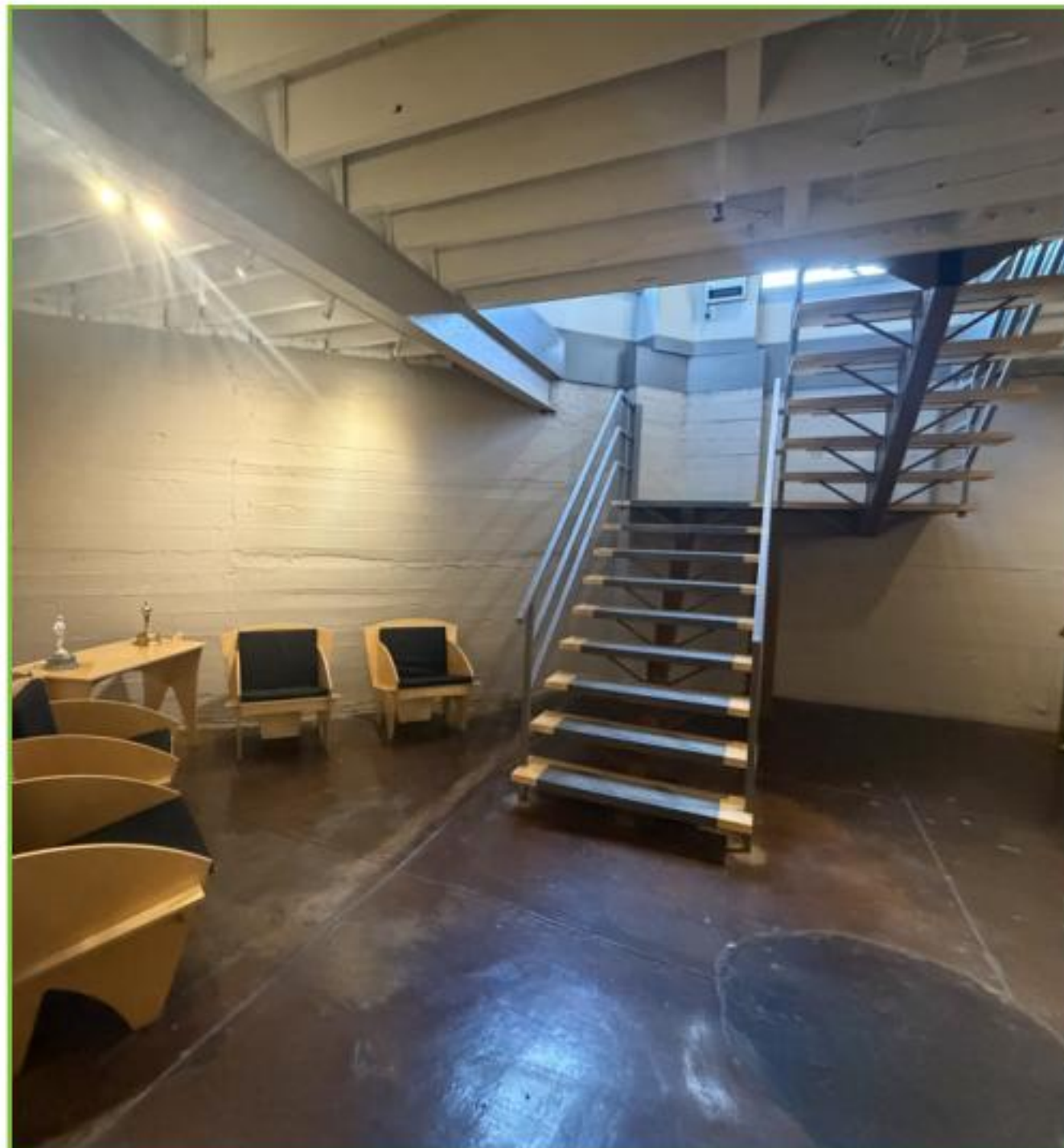
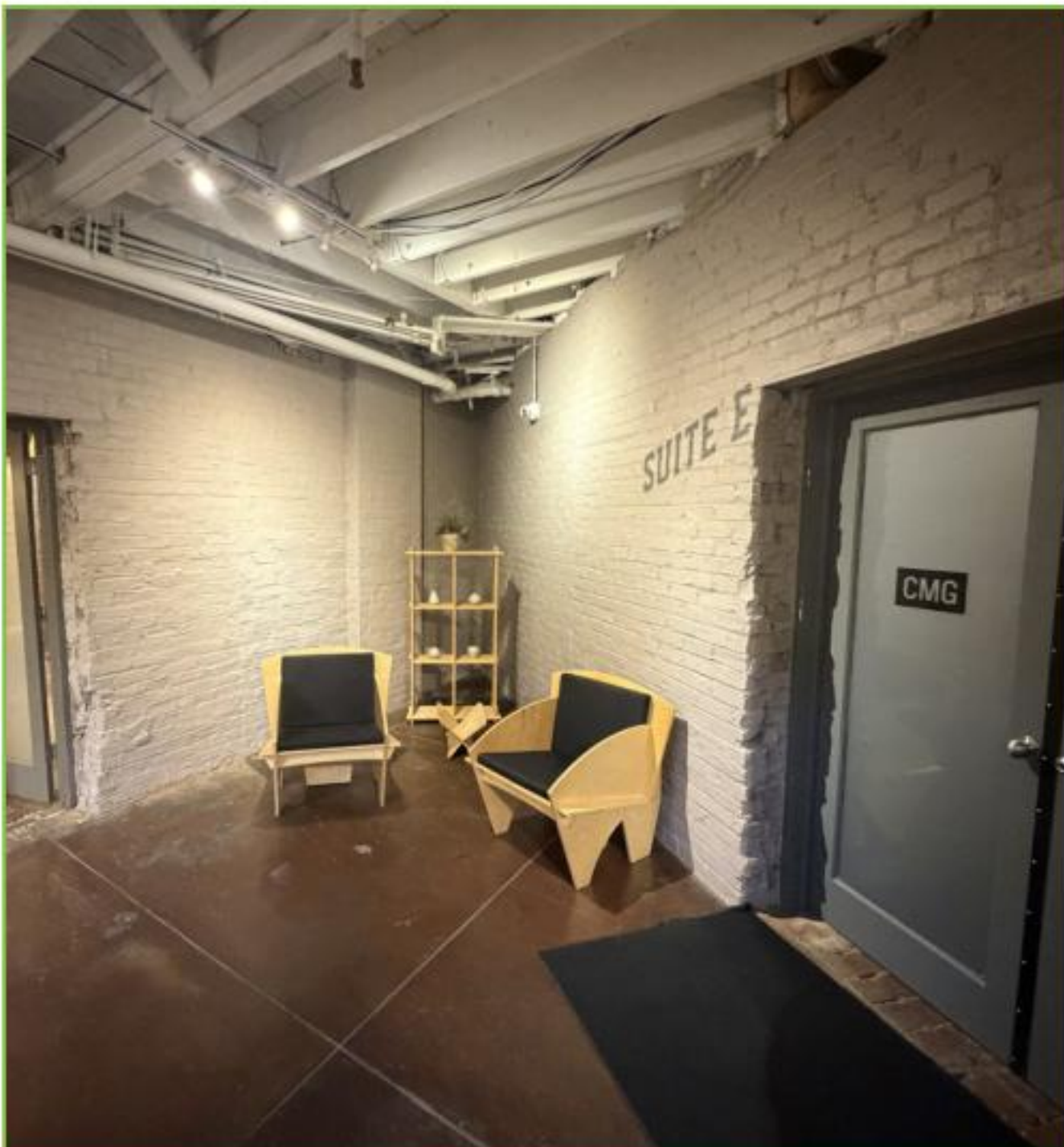
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INTERIOR PHOTOS - LOWER LEVEL - SUITE D

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EXTERIOR PHOTOS

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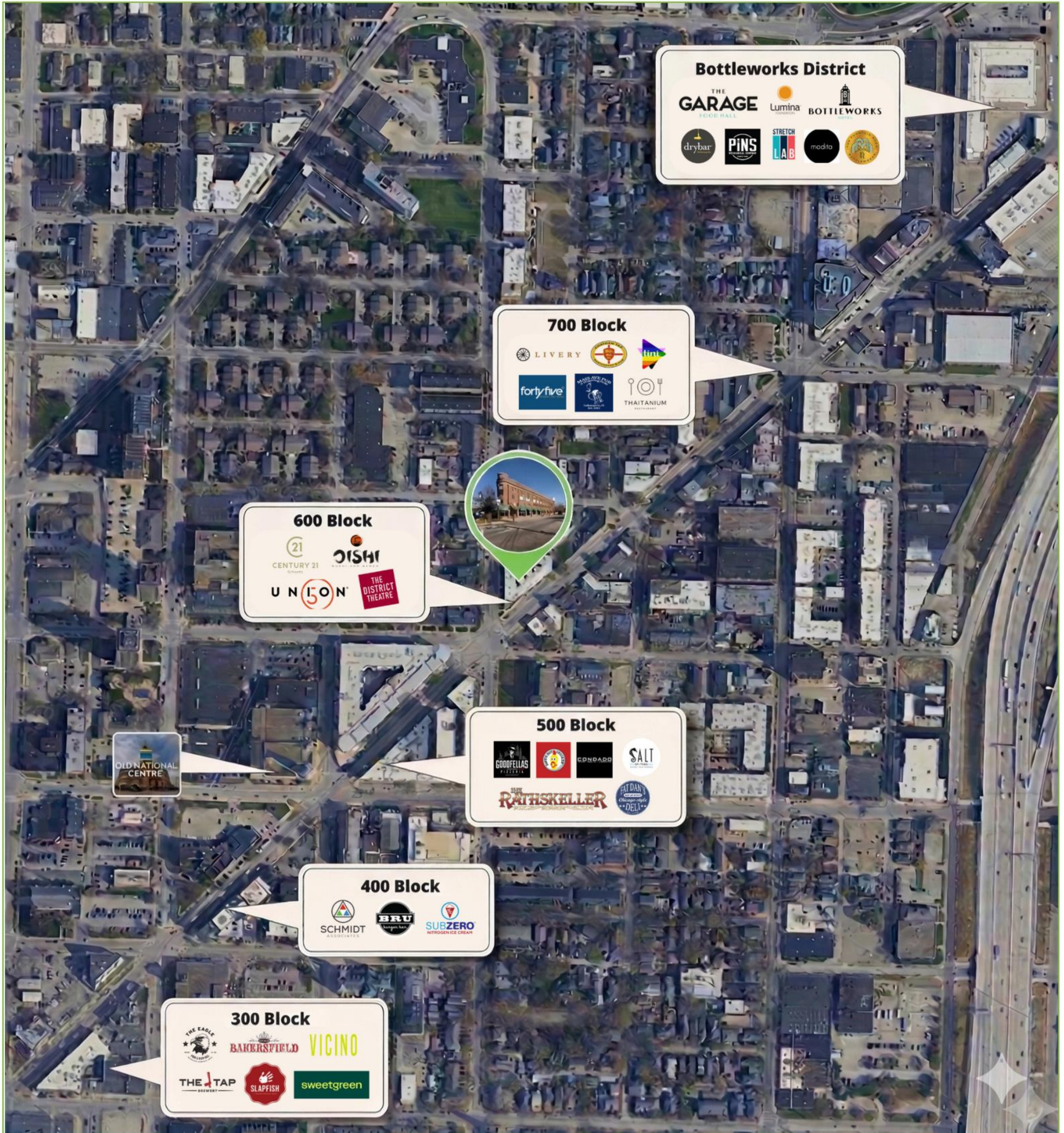
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AREA RETAIL MAP

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