

SUBLEASE

OFFICE



TWO PARK FLETCHER



5420 W SOUTHERN AVE, INDIANAPOLIS , IN 46241

PROPERTY HIGHLIGHTS

- Up to +/-8,753 SF available for Sublease
- Fully furnished
- Close access to I-465 & I-70
- Ample free parking
- Minutes from the Indianapolis International Airport
- Mix of conference rooms, private offices, and open office space
- Sublease expiration: February 28th, 2025

LEASE RATE

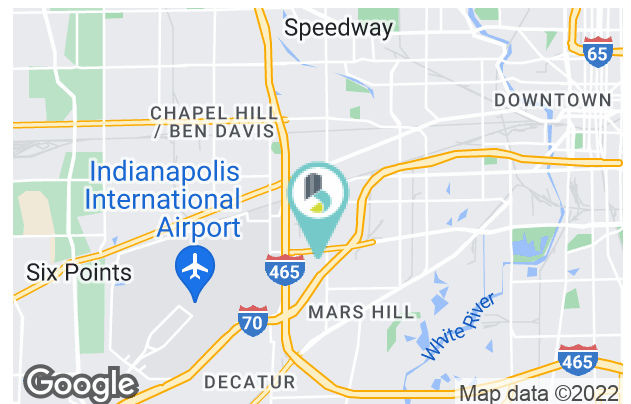
\$13.25 SF/YR (FULL SERVICE)

Available SF:

+/-8,753 SF

Sublease Expiration:

February 28, 2025



BRADLEY COMPANY RACHEL REINBOLD

310 E. 96th St., Suite 100
Indianapolis, IN 46240
317.663.6000

Broker
317.663.6550
rreinbold@bradleyco.com



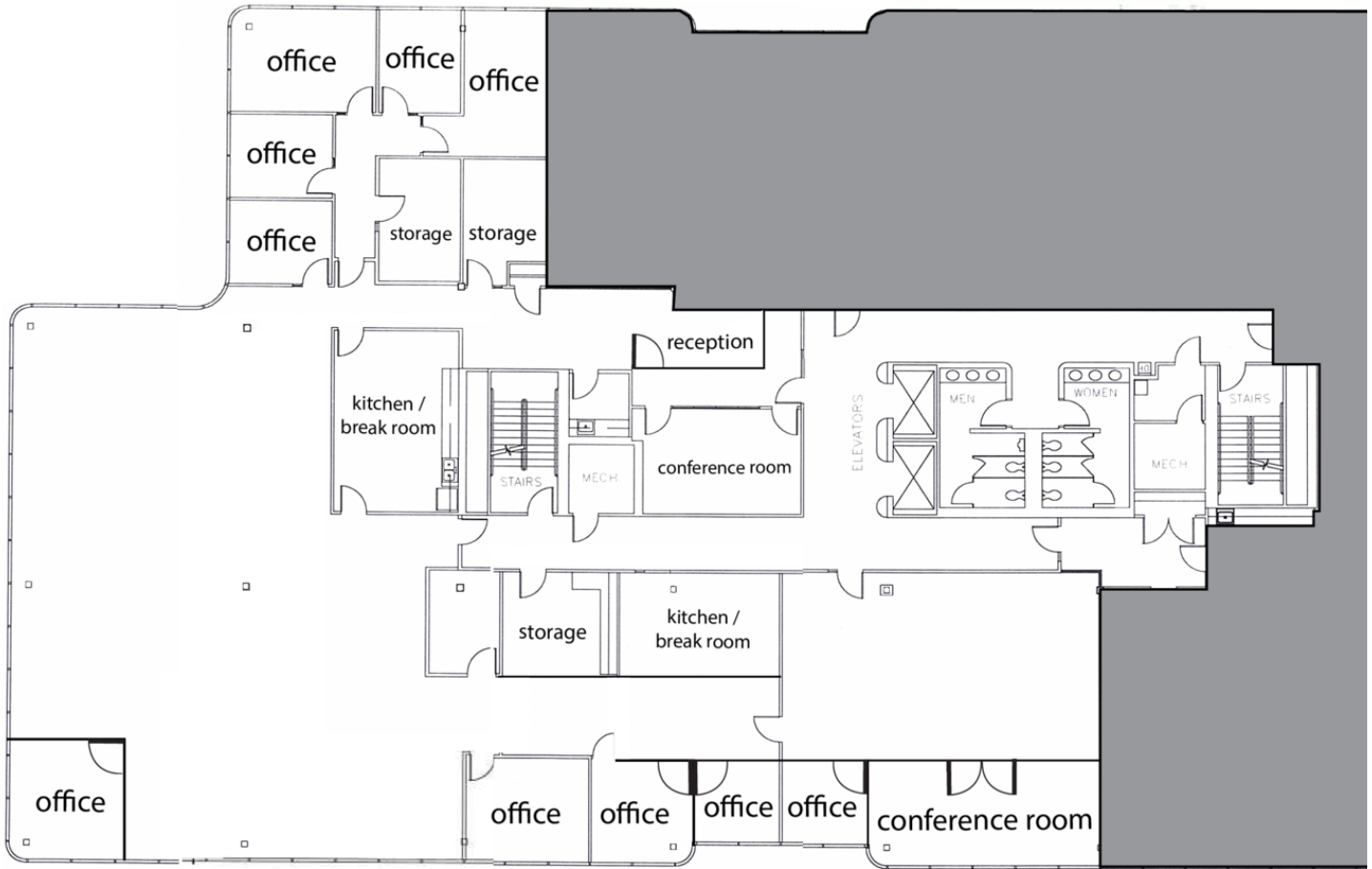
BRADLEYCO.COM



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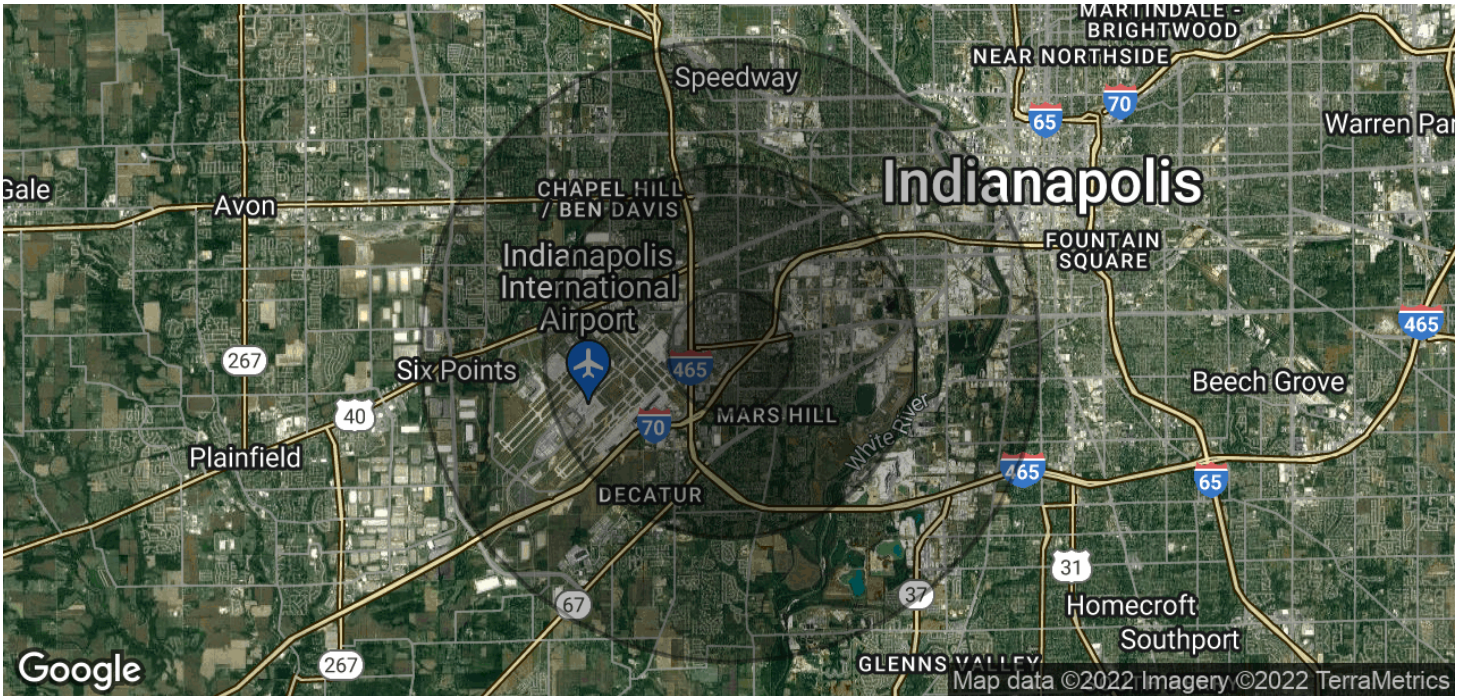


DEMOGRAPHICS MAP & REPORT

5420 W SOUTHERN AVE, INDIANAPOLIS , IN 46241

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POPULATION

1 MILE

3 MILES

5 MILES

Total Population	7,603	52,283	140,294
Average Age	31.6	33.5	33.7
Average Age (Male)	30.9	31.7	32.1
Average Age (Female)	32.4	34.8	34.9

HOUSEHOLDS & INCOME

1 MILE

3 MILES

5 MILES

Total Households	2,898	19,764	54,264
# of Persons per HH	2.6	2.6	2.6
Average HH Income	\$39,632	\$42,755	\$48,206
Average House Value	\$80,716	\$89,061	\$115,244

* Demographic data derived from 2020 ACS - US Census

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