



LEASE

Pro Med Professional Offices

695 PRO MED LANE

Carmel, IN 46032

PRESENTED BY:

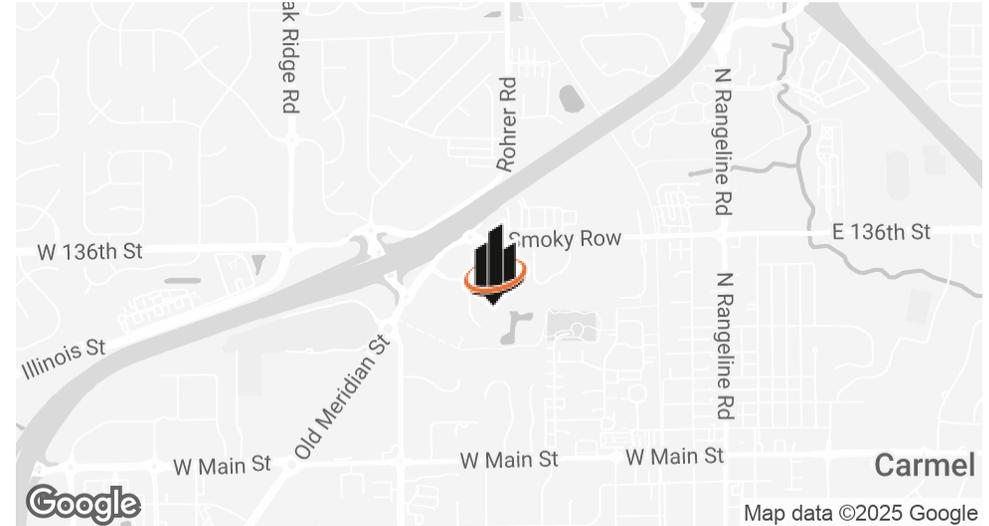
JESS LAWHEAD, CCIM

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IN #RB14047741

PROPERTY SUMMARY



PROPERTY DESCRIPTION

SVN | Northern Commercial is pleased to present two office suites available for lease, a 1,760 SF first-floor suite and a 2,121 SF second-floor suite. The first-floor suite offers direct lobby access, an in-suite kitchenette, flexible HVAC, and fiber connectivity from AT&T, MetroNet, and Spectrum. Security features include a customizable access control system, 24/7 access, and mobile phone entry. Both suites provide a professional office setting with convenient walking access to restaurants, coffee shops, a cidery, and Main Street Carmel amenities, along with views of the pond and trail at Meadowlark Park.

PROPERTY HIGHLIGHTS

- 1,760 SF first-floor and 2,121 SF second-floor office suites
- Flexible HVAC and dedicated server room
- Multiple ISPs with fiber (AT&T, MetroNet, Spectrum)
- Secure 24/7 building access with mobile entry and customizable access control system
- Quiet pond and trail views at Meadowlark Park with fishing, playground, pickleball, and basketball within walking distance
- Extremely safe neighborhood with quick access to Meridian Street, 136th Street Exit, and walking distance to restaurants, coffee shops, cidery, and Main Street Carmel amenities

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LEASE SPACES

LEASE INFORMATION

LEASE TYPE:	Full Service	LEASE TERM:	Negotiable
TOTAL SPACE:	1,000 - 2,121 SF	LEASE RATE:	\$19.50 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	VIDEO
200 Level	Available	1,000 - 2,121 SF	Full Service	\$19.50 SF/yr	View Here
100 Level	Available	1,760 SF	Full Service	\$19.50 SF/yr	-

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100 LEVEL



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100 LEVEL FLOOR PLAN



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200 LEVEL



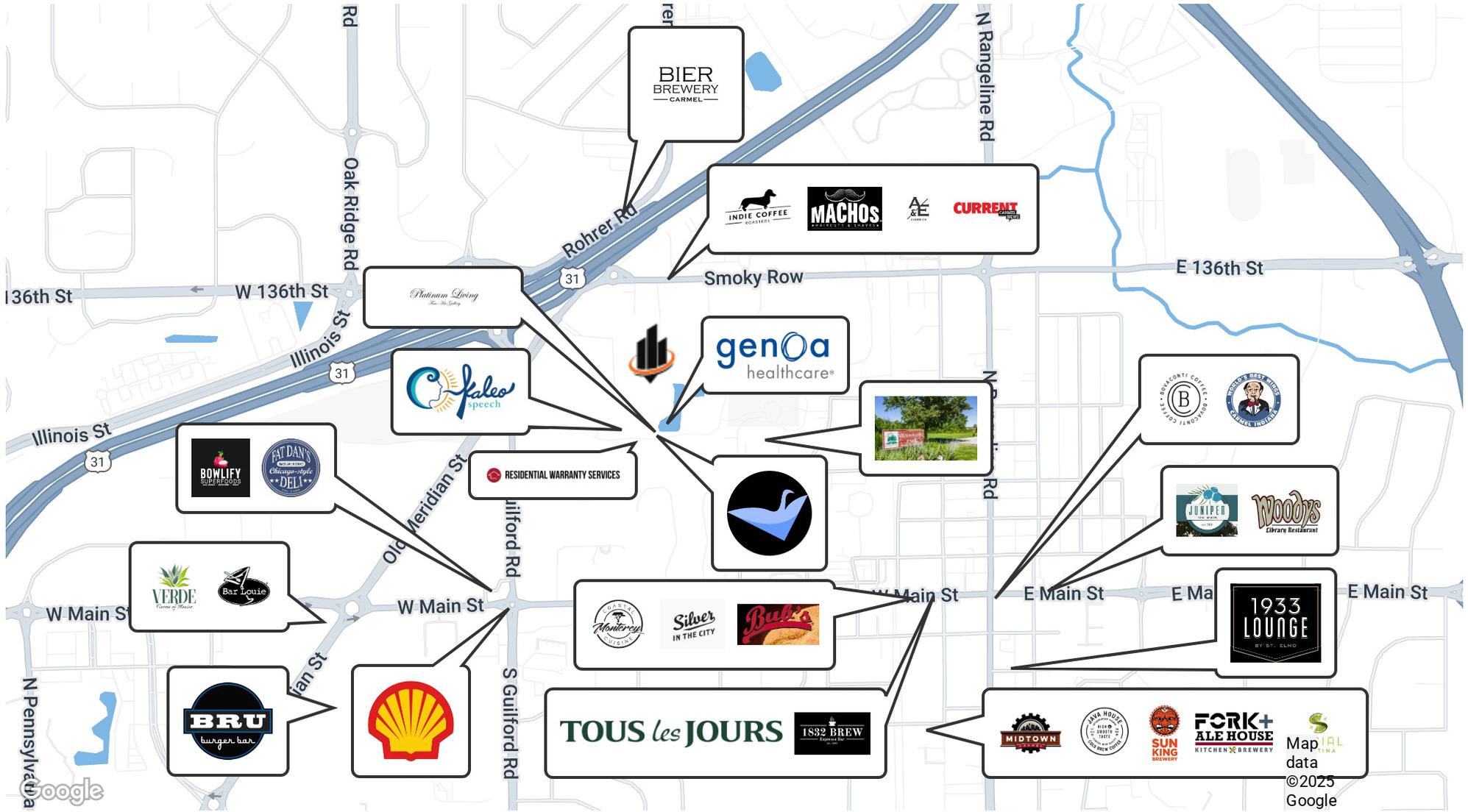
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RETAILER MAP



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