

# For Sale

Rare Freestanding Industrial Building



## 5905 Decatur Boulevard

Indianapolis, IN, 46241

Excellent location in the heart of the highly sought after Ameriplex Business Park. Easily accessible from I-70 and I-465 with direct access to the Indianapolis International Airport without accessing the freeway.

### Highlights

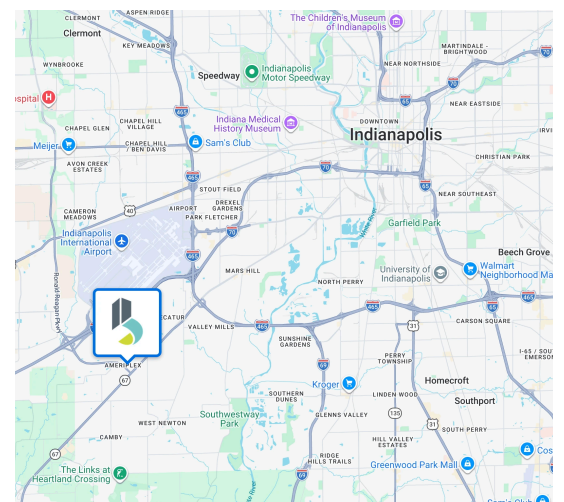
- Owner/User Purchase Opportunity
- 30,090 SF Total (22,733 SF warehouse / 7,357 SF office)
- 3 acres / Building Expandable by 10,000 SF
- (2) Dock High Doors - 9' x 10' and 9' x 12' | (1) Drive-In Door - 12' x 14'
- 28' Clear Height / 40' x 40' and 40' x 45' Column Spacing
- 6" Concrete Floor / Fully Sprinklered / 480 v 3 phase Service
- Built in 2006 / Well Maintained
- Zoned C-S / I-2

Sale Price

**\$4,995,000**

Building Size

30,090 SF



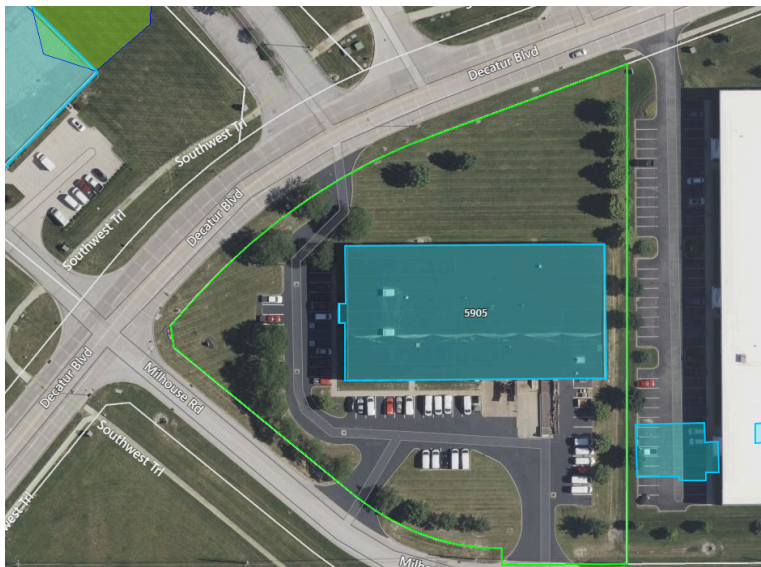
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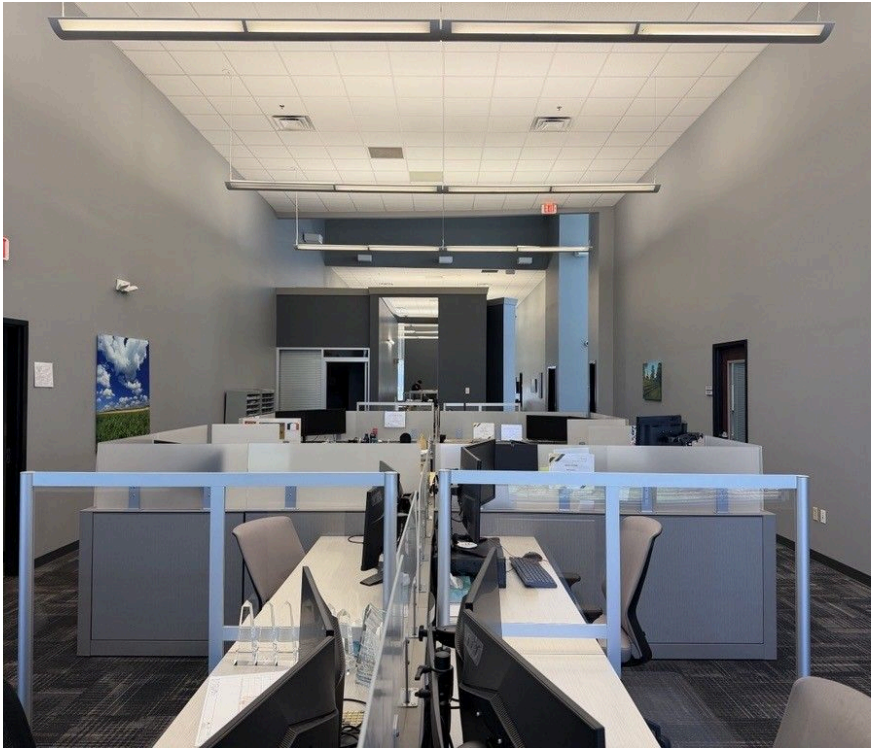
# Aerial Map

5905 Decatur Blvd, Indianapolis, IN 46241



# Photos

5905 Decatur Blvd, Indianapolis, IN 46241



# Building Floor Plan

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