

9093 Tech Dr

9093 Technology Dr, Suite 101, Fishers, IN 46038

FOR LEASE

Property Summary



Property Description

Discover an exceptional leasing opportunity at this modern, well-maintained industrial flex building. The available unit offers 2850 square feet of space at a competitive rate of \$19 per square foot. With flexible floor plans to accommodate various workspace needs, ample parking for tenants and visitors, and high-speed internet and advanced technology infrastructure, this property is designed to elevate the tenant experience. The energy-efficient and sustainable design features underscore a commitment to environmental responsibility. Convenient access to major highways and transportation, nearby dining options for employee convenience, collaborative common areas, and meeting spaces.

Property Highlights

- Modern, well-maintained industrial flex building
- 2850 square feet of customizable workspace
- Competitive rate of \$19 per square foot
- Ample parking for tenants and visitors
- High-speed internet and advanced technology infrastructure
- Energy-efficient and sustainable design features
- Convenient access to major highways and transportation

Offering Summary

| | |
|------------------|--------------------|
| Lease Rate: | \$19.00 SF/yr (MG) |
| Number of Units: | 4 |
| Available SF: | 2,850 SF |
| Lot Size: | 42,972 SF |
| Building Size: | 11,141 SF |

| Demographics | 0.3 Miles | 0.5 Miles | 1 Mile |
|-------------------|-----------|-----------|-----------|
| Total Households | 145 | 958 | 3,787 |
| Total Population | 317 | 2,017 | 8,645 |
| Average HH Income | \$113,334 | \$114,438 | \$127,734 |

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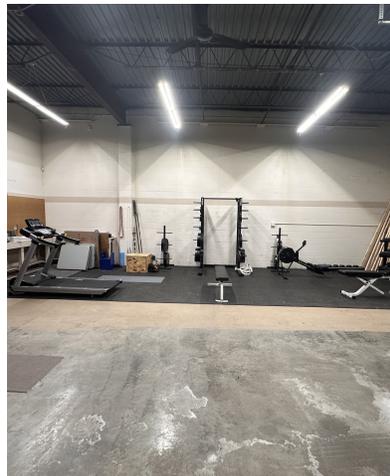
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Additional Photos



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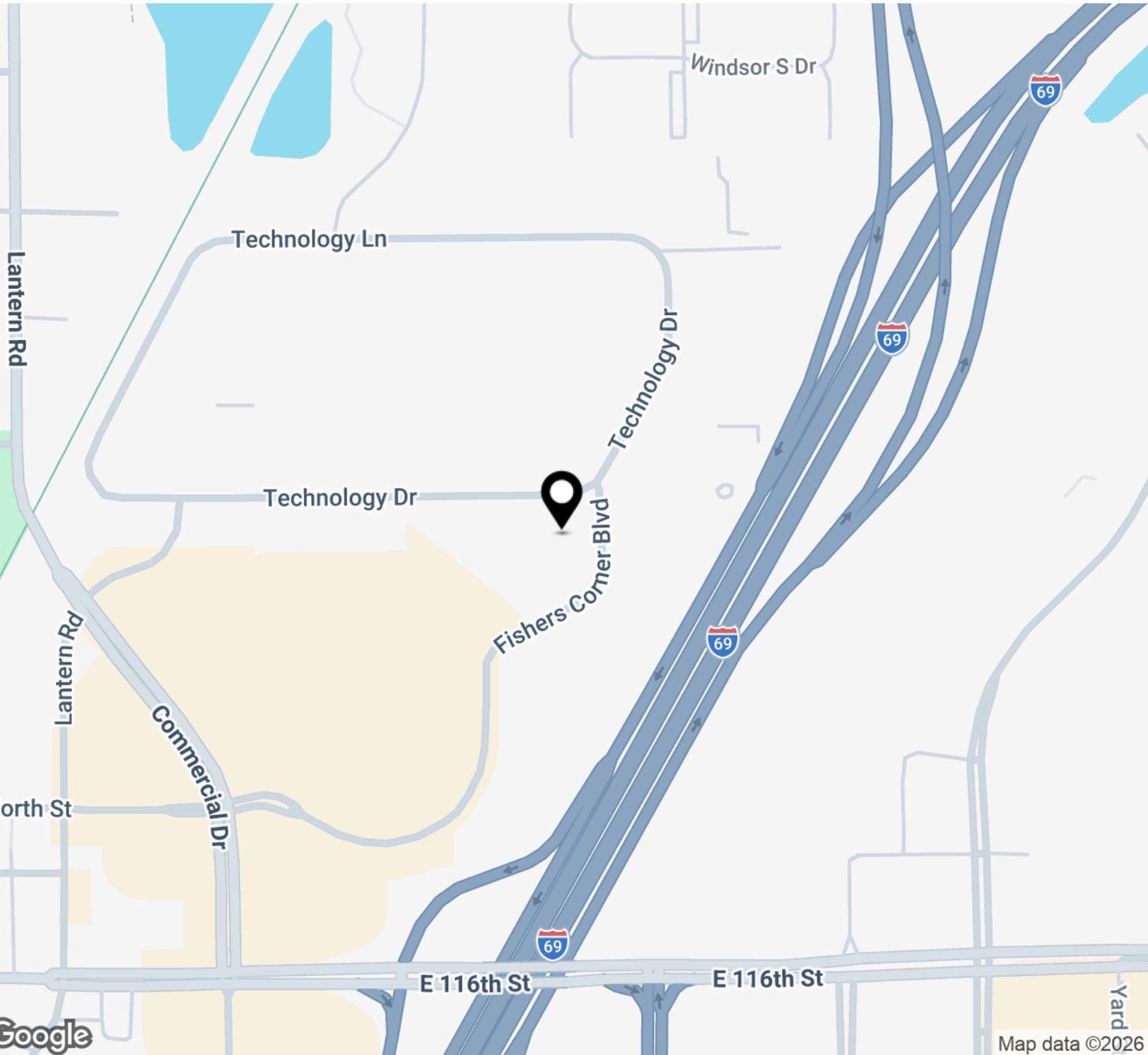


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Location Map



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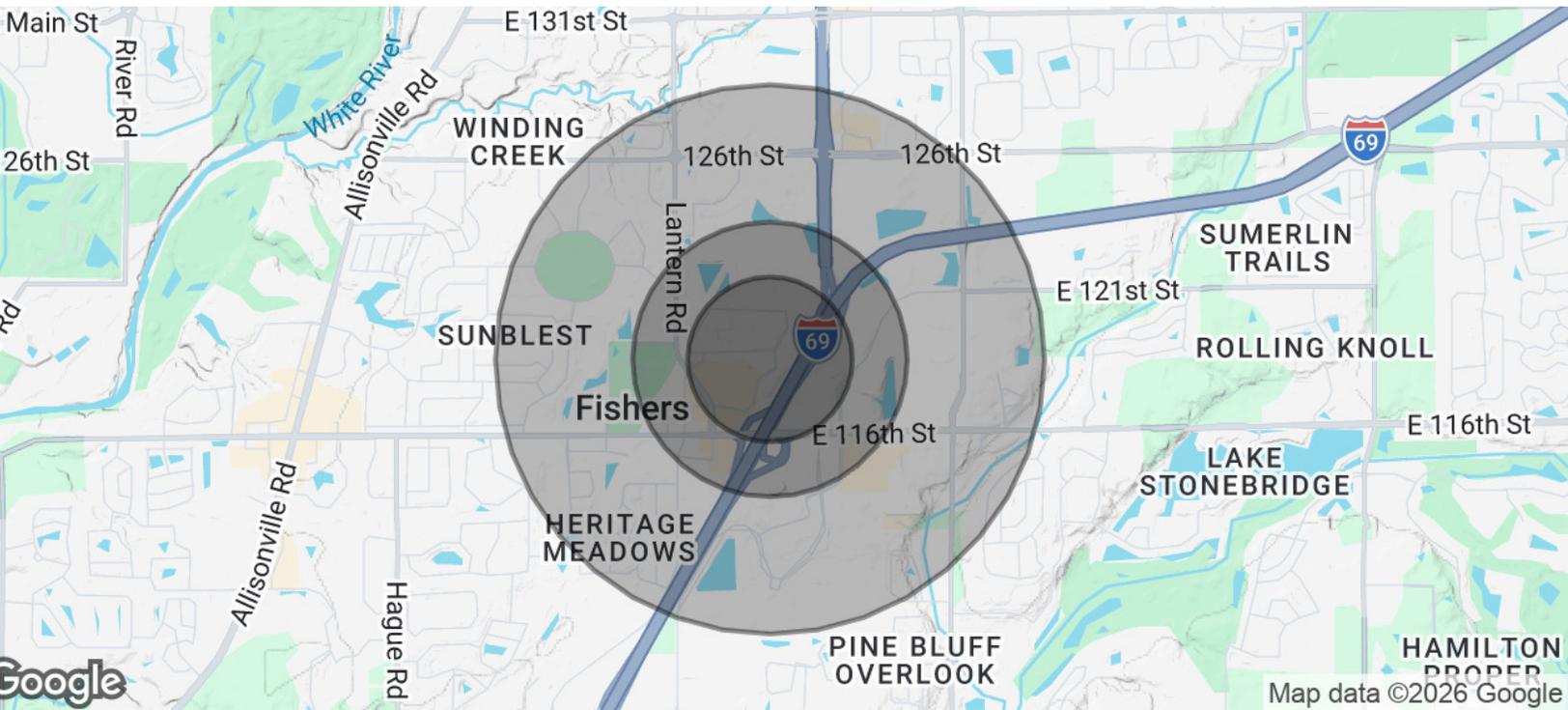
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Demographics Map & Report



Population

0.3 Miles

0.5 Miles

1 Mile

Total Population

317

2,017

8,645

Average Age

33

34

36

Average Age (Male)

33

34

36

Average Age (Female)

34

35

37

Households & Income

0.3 Miles

0.5 Miles

1 Mile

Total Households

145

958

3,787

of Persons per HH

2.2

2.1

2.3

Average HH Income

\$113,334

\$114,438

\$127,734

Average House Value

\$330,168

\$298,668

\$313,034

Demographics data derived from AlphaMap

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