

# Welcome

THE CASTLE: COMMERCIAL LOFTS



## Suite A1 Highlights

- **Newly Renovated: Modern finishes and attention to detail**
- **Zoned Live/Work – Commercial & Residential**
- **30+ Smart Security Cameras + Fiber Optic WiFi**
- **Full Kitchen + 2 Bathrooms**
- **20 Ft Ceilings + Natural Light**
- **1st Level: Epoxy Floors, 2nd Level: Bamboo Floors**
- **Video Call Boxes + Code Access at Entry Points**
- **Private Garage + Gated Lot**
- **On Site Construction Team for Fast, Cost-Effective Tenant Build-Outs**
- **Move-In Ready – Salon/Studio/Office & More!**



### STARTING RATE

\$2,950 / Month

### TOTAL SQ FT

1,700

### ENTRANCES

Two

### BATHROOMS

Two

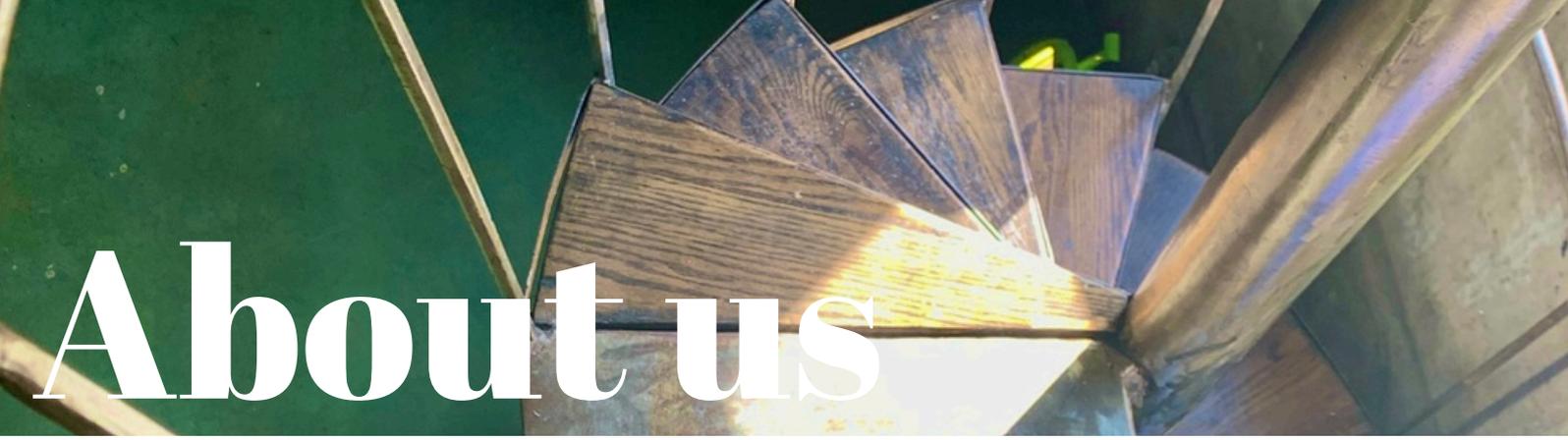
## NOW LEASING IN CASTLEBERRY HILL!

Explore our newly renovated commercial suites featuring high ceilings, exposed brick, and a modern industrial-chic design—perfect for creatives and entrepreneurs.

Located just 1.5 miles from the BeltLine and minutes from downtown and the airport, with easy access to highways and transit. Enjoy secure parking and state-of-the-art access control in a vibrant, inspiring environment.

Schedule a Tour Today

Contact Nicki at (317) 225-8623 or email [meredithhopeproperty@gmail.com](mailto:meredithhopeproperty@gmail.com) to learn more and join our thriving creative community.



# About us

## BUILDING HIGHLIGHTS

- Secure Parking: Monitored with advanced surveillance.
- Gated Entry: Scheduled closures and access control for added safety.
- “Tree of Life” Courtyard: Landscaped outdoor space for relaxation.
- Prime Location: Minutes from train station, airport, and I-20/I-75/I-85 access.
- Onsite Maintenance: Available during office hours.

## CONTACT INFORMATION

### EMAIL

[meredithhopeproperty@gmail.com](mailto:meredithhopeproperty@gmail.com)

### PHONE

(317) 225-8623

## KEY FEATURES OF OUR SUITES

- Mixed-Use Zoning: Ideal for living, working, or both.
- Stylish Interiors: Exposed brick, granite, tile, and hardwood.
- Castleberry Charm: Quiet, creative neighborhood near downtown.
- Smart Thermostats: For comfort and energy savings.

## CREATIVE COMMUNITY PERKS

- Neighboring Studios & Shops: Surrounded by local creatives and small businesses.
- Unique Photo-Friendly Spaces: Including our Graffiti Courtyard.
- Walkable Lifestyle: Steps from dining, retail, and entertainment.

