

1500 WEST 37TH AVENUE

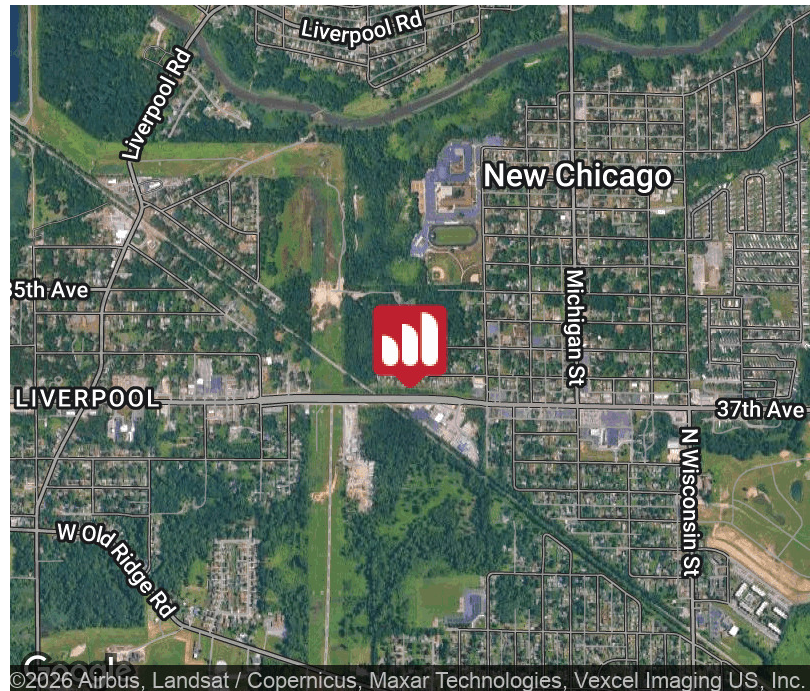
Hobart, IN 46342

FOR LEASE



PROPERTY HIGHLIGHTS

- 2,400 sf
- \$18/sf NNN
- Adjacent gravel lot with build to suit option
- Drive in door previously used for auto detailing
- 18 paved parking spots



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PROPERTY DESCRIPTION

Introducing a prime leasing opportunity in Hobart, IN. This 2,400 SF property offers a lucrative space for retail or street retail tenants seeking a strategic location in the heart of the vibrant Hobart area. At \$18/sf NNN, this versatile space boasts adjacent gravel lot with build-to-suit option, 18 paved parking spots, and an existing billboard lease for additional income. With its prime features and strategic positioning, the property is a compelling choice for retail ventures looking to establish a presence in a bustling commercial hub. Don't miss the chance to lease this exceptional property and leverage its advantageous amenities for a successful retail venture.

LOCATION DESCRIPTION

Uncover the allure of the bustling Hobart area, offering a dynamic backdrop for retail and street retail investors and tenants alike. Positioned near the renowned Southlake Mall, a pivotal shopping destination, the area surrounding the property teems with opportunities for high-traffic retail endeavors. The nearby Albanese Candy Factory further enhances the area's appeal, drawing visitors and locals alike. This thriving locale is complemented by diverse dining options, entertainment venues, and residential communities, fostering a vibrant and engaging atmosphere for retail businesses. For retail or street retail investors and tenants seeking a prime location with abundant potential, the Hobart area presents an enticing opportunity to thrive in a prominent commercial hub.

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