



**F.C. Tucker
Commercial**

AVAILABLE

4631 Bayard Park Drive
EVANSVILLE, IN 47714



- **Lease Price:** \$9 / SF / NNN
- **NNN Rate:** \$1.25 / SF
- **Available SF:**
 - Suite A 1,800 SF
 - Suite B 3,825 SF
 - Combined A & B 5,625 SF
- **Lot Size:** 0.48 Acres
- **Year Built:** 1977
- **Zoning:** C-1
- **# of Parking Spaces:** 20 Lined

- **Ext. Construction:** Brick
- **Roof:** Shingle
- **Overhead Door:** 1
- **# of Restrooms:** 4
- **Water/Sewer:** City
- **Previous Use:** Retail
- **Showing:** Contact Listing Broker
- **Location:** 1 Block East of South Green River Road

2 Office/Retail Suites available. Can be combined for 5,625 SF. Each has 2 restrooms and individually metered. Overhead door in the smaller unit ideal for a contractor.

For More Information, Contact:

Aaron Kendall, CCIM

Direct: 812.480.8100

Office: 812.473.6677

aaronkendall@fctuckercommercial.com



7820 Eagle Crest Blvd. Suite 200

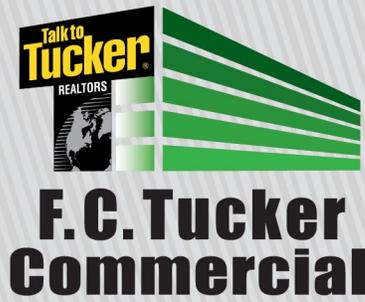
Evansville, IN • 47715

812-473-6677 • Fax: 812-473-6684



FCTuckerCommercial.com

The information contained herein was obtained from sources we consider reliable. We cannot be responsible, however, for errors, omissions, prior sale, and withdrawal from the market or change in price.



AVAILABLE

4631 Bayard Park Drive
EVANSVILLE, IN 47714



For More Information, Contact:

Aaron Kendall, CCIM

Direct: 812.480.8100

Office: 812.473.6677

aaronkendall@fctuckercommercial.com



7820 Eagle Crest Blvd. Suite 200
Evansville, IN • 47715
812-473-6677 • Fax: 812-473-6684



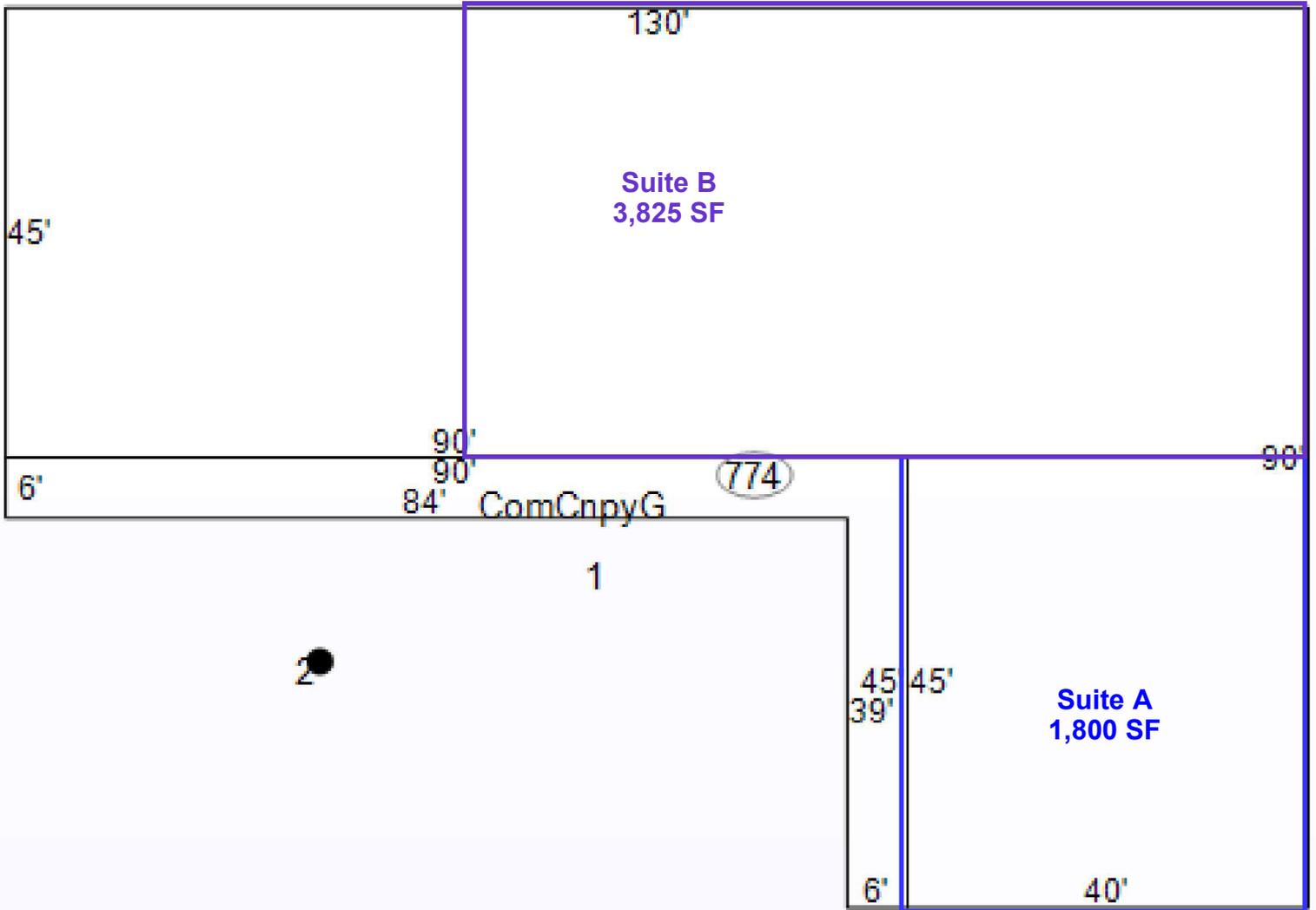
FCTuckerCommercial.com

The information contained herein was obtained from sources we consider reliable. We cannot be responsible, however, for errors, omissions, prior sale, and withdrawal from the market or change in price.

AVAILABLE

4631 Bayard Park Drive

EVANSVILLE, IN 47714



For More Information, Contact:

Aaron Kendall, CCIM

Direct: 812.480.8100

Office: 812.473.6677

aaronkendall@fctuckercommercial.com



7820 Eagle Crest Blvd. Suite 200

Evansville, IN • 47715

812-473-6677 • Fax: 812-473-6684



FCTuckerCommercial.com

The information contained herein was obtained from sources we consider reliable. We cannot be responsible, however, for errors, omissions, prior sale, and withdrawal from the market or change in price.