



FLEX SPACE

835 North Capitol Street | Indianapolis 46204

AVAILABLE FOR LEASE





NEW LAMINATE FLOORING
& INTERIOR PAINT
DECORATIVE DROP CEILING (10')



CAPITOL AVE ENTRY INTO
FRONT RECEPTION OPEN WITH
FRESH FINISHES



FRONT ROOM ACCESSIBLE TO BOTH
THE NORTH WAREHOUSE AND
MIDDLE ROOM



PROPERTY SPECIFICS:

- **Address:** 835 N Capitol Ave., Indpls., IN 46204
- **Year Built:** 1960 **Renovated:** 2017/2025
- **Lot Size:** 0.36/AC (80' x 195')
- **Building Size:** 10,273/RSF (±)
 - 25% (±) / office with acoustic drop ceiling
 - 75% (±) / warehouse, exposed to deck
- **Ceiling HT:** 12' - 14' (warehouse) 9.9' - 10' (office)
- **Power:** 120/240V/400AMP/3Phase
- **Lighting:** T5 LED
- **Parking:** 9 On-Site (east side of property)
- **Drive-In's:** Two (12' x 12') south garage
One (10' x 10') north garage
- **Zoning:** CBD-2 (RC)

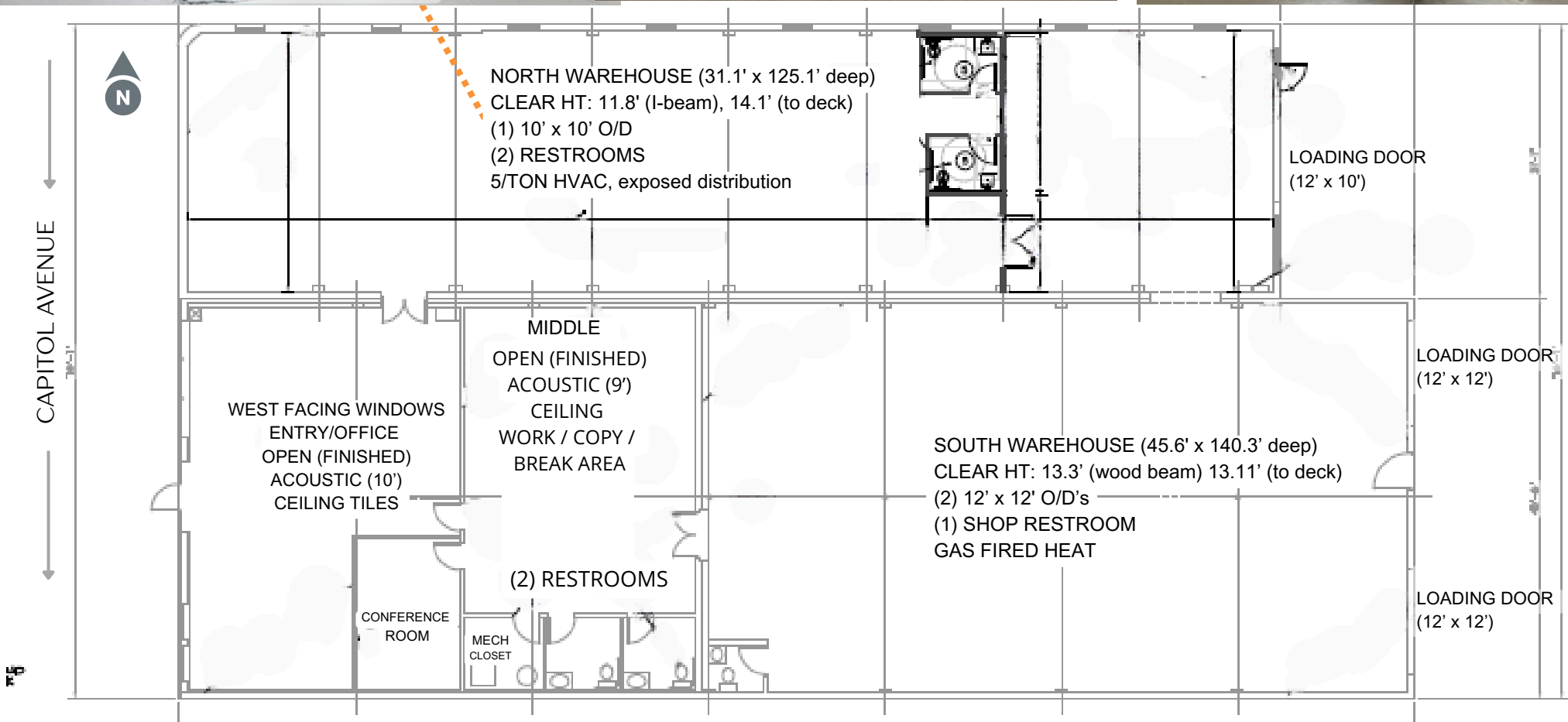
Contact Stacia Yeager

Phone: (317) 997-1380

Email: Stacia@InsiteIndy.com

600 Kentucky Ave #200 | Indianapolis, IN 46225





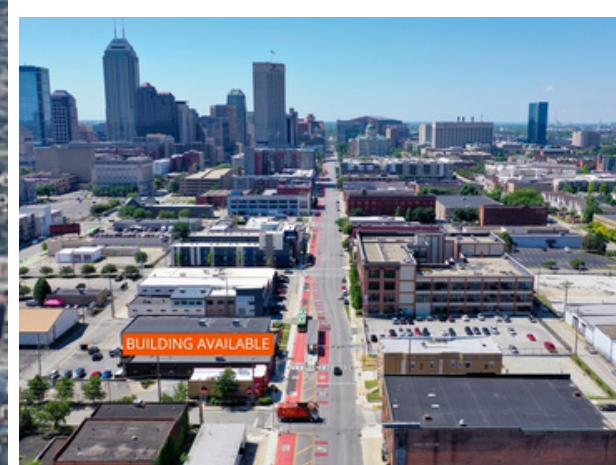
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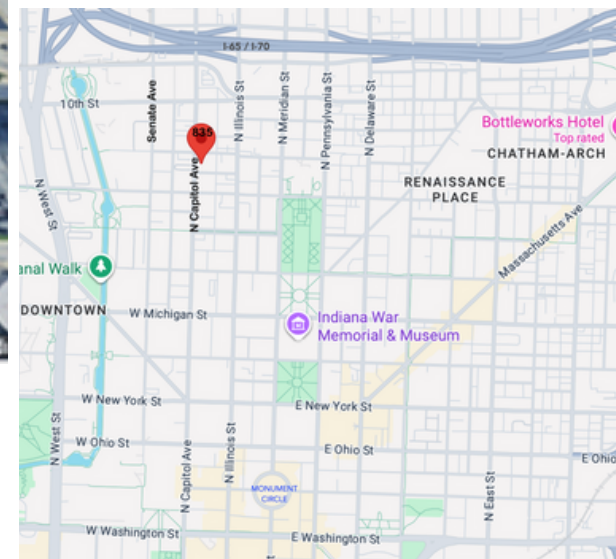
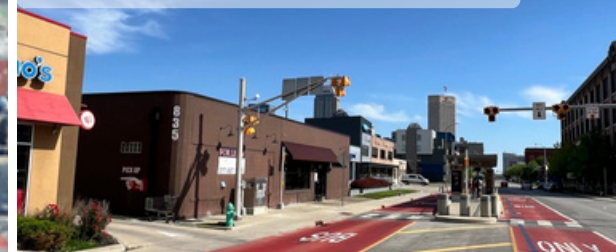
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8 BLOCKS NORTH OF MONUMENT CIRCLE
DIRECTLY FACING THE INDYGO RED LINE



835 N Capitol Avenue is a free-standing building with on-site parking located on the southeast corner of Capitol Ave. & W. 9th St., south of the sprawling 44-acre IU Health Hospital campus, The Stutz revitalized business center, directly on the IndyGo Red Line, a short walk west to the Central Canal, and one-mile north of Monument Circle.

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