## FREESTANDING AUTO/TIRE **BUILDING FOR LEASE**

5801 N GERMAN CHURCH RD, INDIANAPOLIS, IN 46235





### LISTING DETAILS

**AVAILABLE SF:** 5,521 SF

PROPERTY TYPE: Freestanding Former Tire Shop

\$9,000/month NNN LEASE RATE:

Existing Tenant – DO NOT DISTURB

Auto/Tire Building For Lease

5,521 Square Feet

6 Overhead Doors

2 Drive Thru Bays

Equipment available for purchase

**Busy Lawrence location** 

Shadow-anchored by Walmart



#### **2021 DEMOGRAPHICS**

	3-MILE	5-MILE	10-MILE
Est. Population	6,219	65,685	161,380
Households	2,123	24,275	61,392
Avg. HH Income	\$97,872	\$73,557	\$82,035

#### TRAFFIC COUNTS

Pendleton Pike	36,922 VPD
N German Church Rd	5,263 VPD
Sunnyside Rd	12,573 VPD

FOR MORE INFORMATION CONTACT: Cindy Hoskinson | D. 317.218.1042 | hoskinson@lee-associates.com

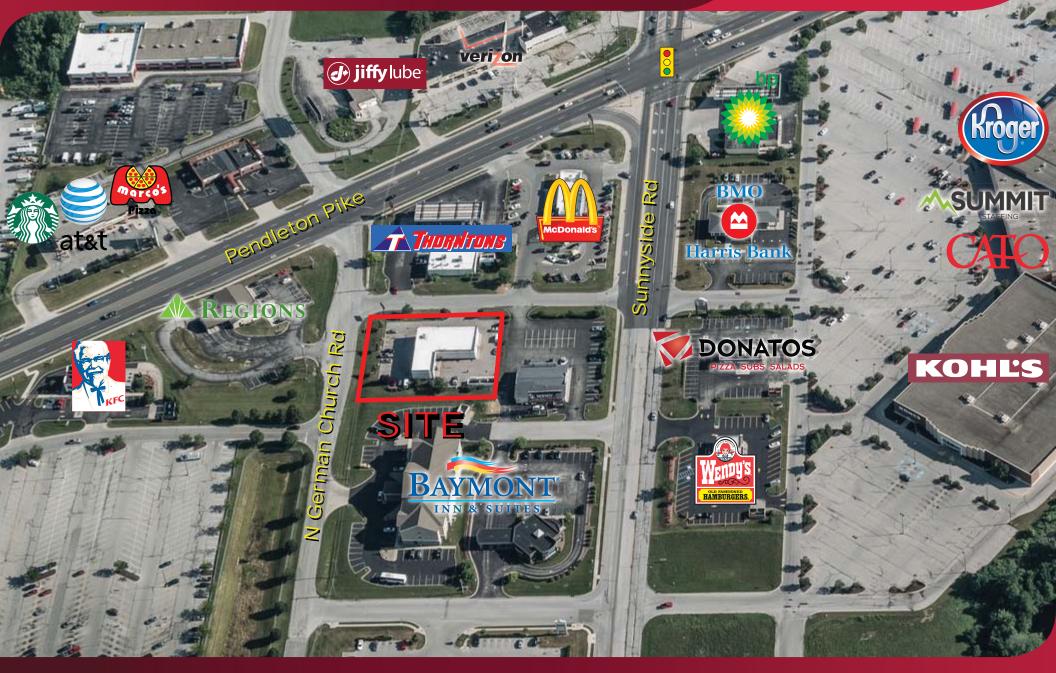
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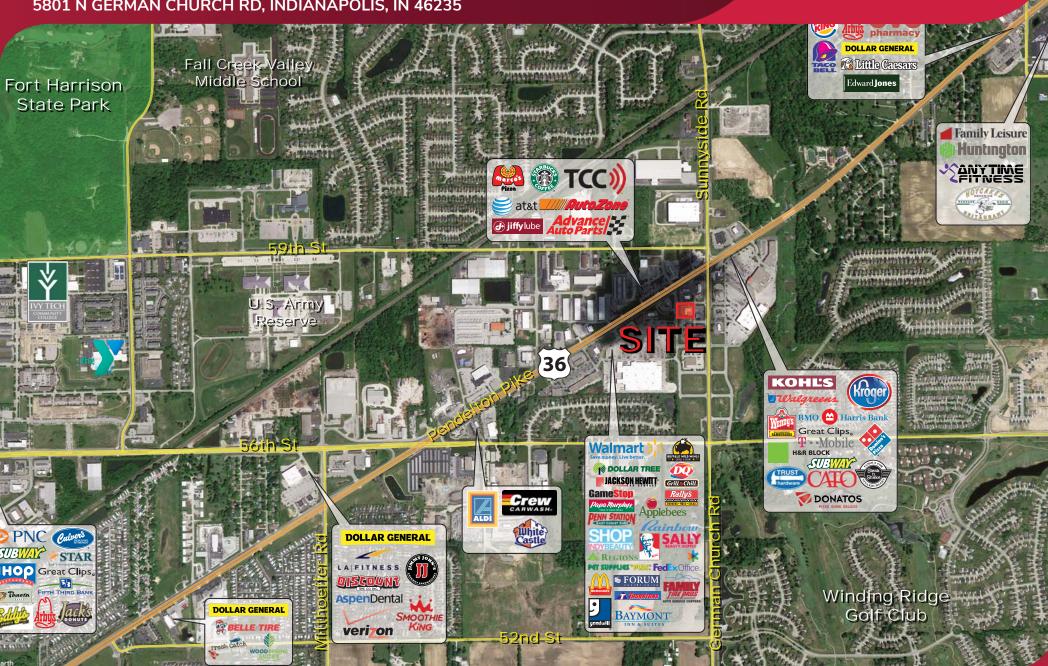


COMMERCIAL REAL ESTATE SERVICES



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LEE & ASSOCIATES

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