

FOR LEASE

# I-65 INDUSTRIAL PARK

LAFAYETTE, IN 47905



## PROPERTY HIGHLIGHTS

Building size options from 100,000 SF to 1,000,000 SF

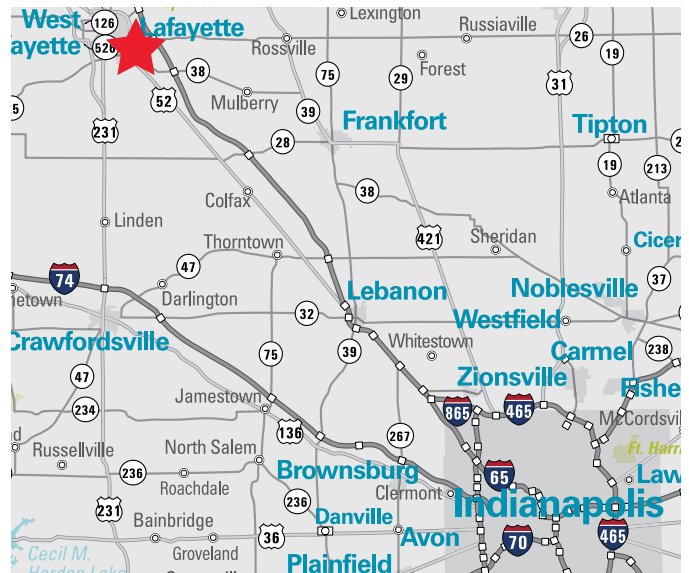
Tilt wall construction

ESFR sprinkler

I-65 frontage

BTS options available

LED lighting with motion sensors



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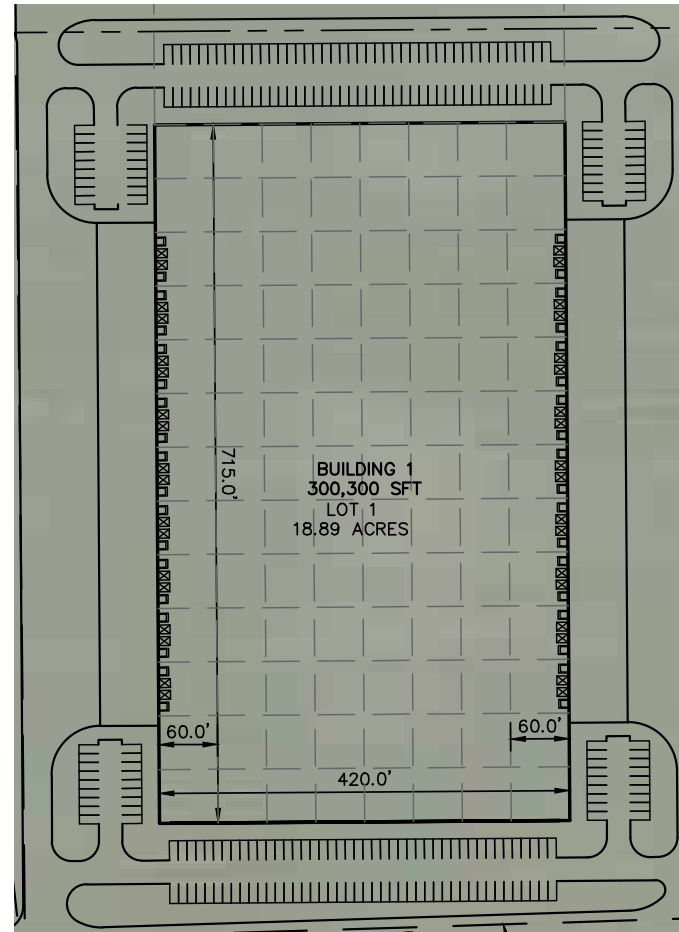
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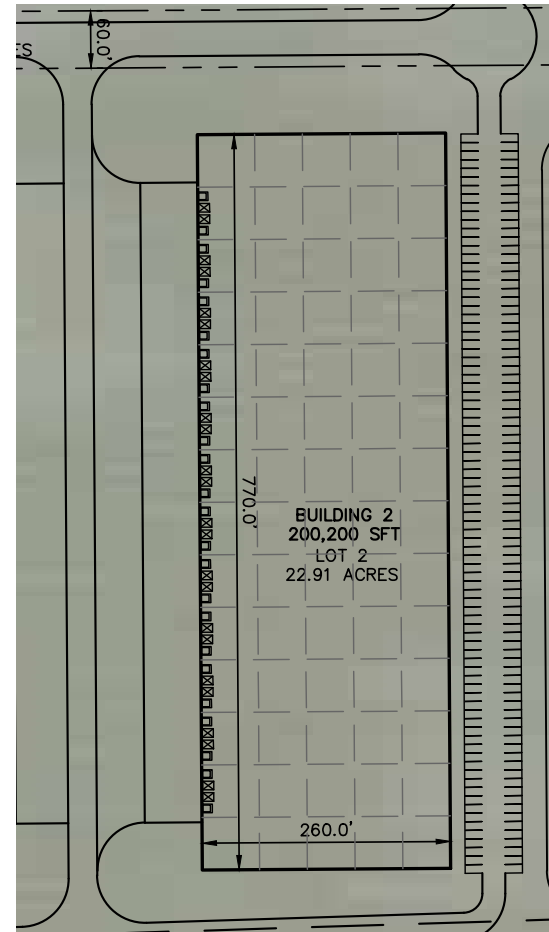
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**Lafayette, Indiana 47905**



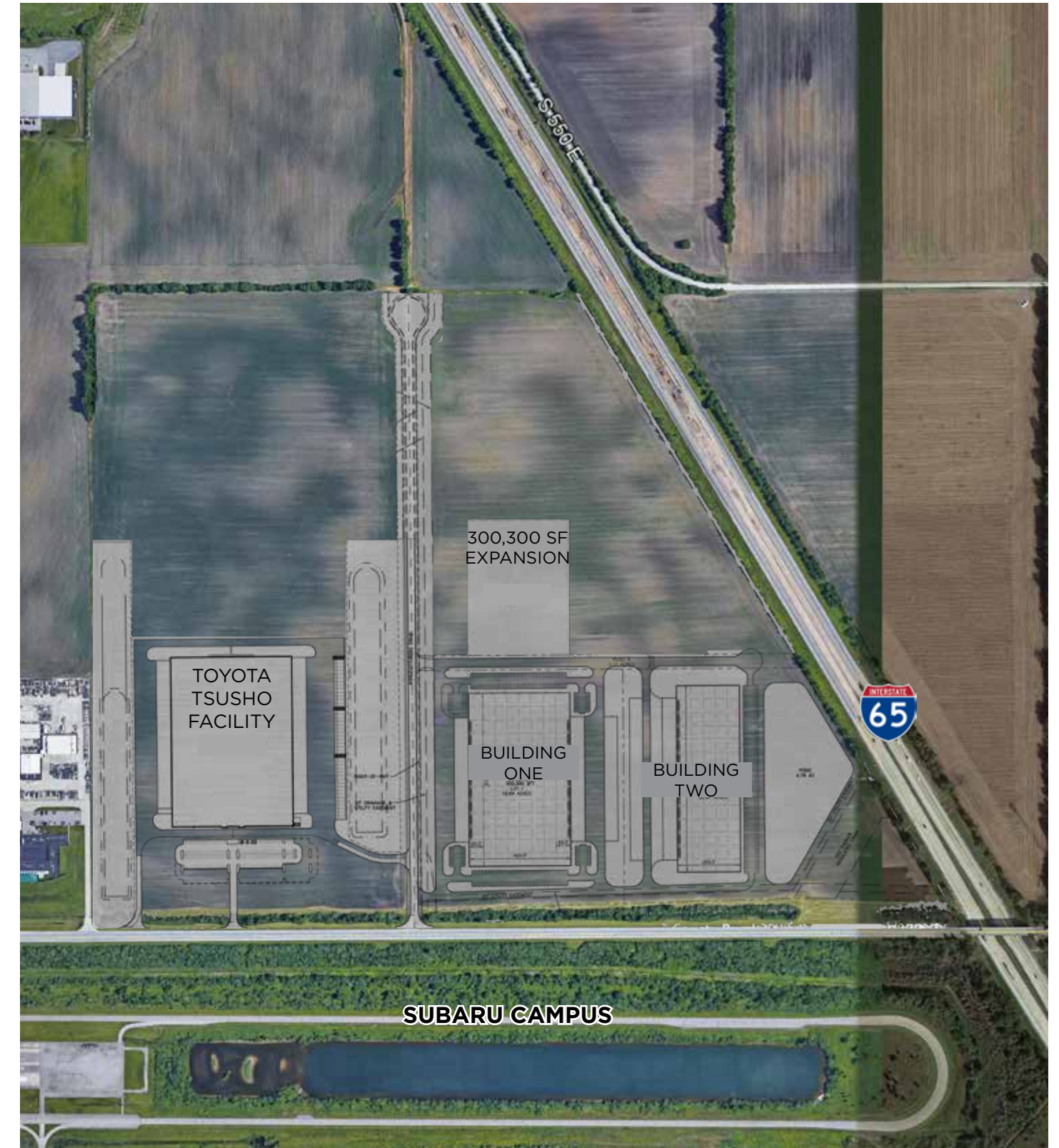
**BUILDING ONE**



**BUILDING TWO**



**SITE PLAN**



**General Specifications**

Square Feet:	± 300,300 SF (expandable)
Office Area:	BTS
Site Area:	18.89 acres
Structure Exterior:	Precast
Clear Height:	32'
Lighting:	LED w/ motion sensors
Fire Protection:	ESFR
Docks:	36; expandable to 72
Drive-in Doors:	Two (14' h x 12' w)
Column Spacing:	50' x 55' w/60' staging
Utilities:	Water: City of Lafayette Gas: Vectren Electric: Duke Energy
Auto Parking:	248
Trailer Parking:	43

Square Feet:	± 200,200 SF
Office Area:	BTS
Site Area:	22.91 acres
Structure Exterior:	Precast
Clear Height:	32'
Lighting:	LED w/ motion sensors
Fire Protection:	ESFR
Docks:	24; expandable to 48
Drive-in Doors:	Two (14' h x 12' w)
Column Spacing:	58' x 55' w/60' staging
Utilities:	Water: City of Lafayette Gas: Vectren Electric: Duke Energy
Auto Parking:	172
Trailer Parking:	56

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# I-65 Industrial Park Lafayette, Indiana 47905



## The Central Indiana Region LOCATION, LOCATION, LOCATION

- Known as the **Crossroads of America**, more interstate highways converge in Indianapolis than any other city in the United States including I-65, I-69, I-70 and I-74.
- Indianapolis is the **most centrally located city in the United States**; 50% of all U.S. businesses and 80% of the U.S. and Canadian populations can be reached within a one day's drive from the Indianapolis region.
- The Hoosier state ranks in the **top 10 in 46 logistics categories**. Indiana gets high marks for transportation, infrastructure, cargo movement, employment and number of companies in all modes of freight transportation—truck, rail, air and water. Indianapolis is home to the second largest FedEx hub in the world.
- The Greater Lafayette area is located directly off of I-65 along the Wabash River – 63 miles northwest of Indianapolis and 105 miles southeast of Chicago.
- The Greater Lafayette area is home to a number of leading U.S. and international companies including:



- The Greater Lafayette area provides the advantages of a large metropolitan area with the conveniences and quality of life of a smaller, more comfortable community
- Indiana is the **Best State for Business** in the Midwest and #5 in the nation. (*Chief Executive Magazine*, 2018)
- Indiana is one of only 15 states earning a **AAA credit rating** from all three agencies. (*S&P, Fitch and Moody's*)

For more information, contact:

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