



OFFICE SPACE FOR LEASE

1911 INDIAN WOOD CIRCLE, MAUMEE, OH 43537

"Innovative Solutions at Work"



OFFERING SUMMARY

Lease Rate: \$19.50 SF/yr (Full Service)

Available SF: Suite A - 2,585 SF
Suite B - 7,988 SF

Building Size: 15,354 SF

Lot Size: 2.04 Acres

Year Built: 2002

Zoning: Commercial

County: Lucas

PROPERTY HIGHLIGHTS

- Prime Arrowhead Park location
- Excellent visibility and signage
- Easy access to I-475/US 23
- Suite A & B are contiguous and total 10,573 SF
- Current Louisville Title and Home Builders Associations space

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	1,888	21,024	54,220
Total Population	4,293	48,150	128,304
Average HH Income	\$58,323	\$60,989	\$63,061

The information contained herein is from sources deemed reliable, but no warranty or representation is made as to accuracy thereof. It is subject to correction of errors, omissions, change of price prior to sale or withdrawal from market, all without notice. Further, no warranty or representation is made in regard to any environmental condition that may or may not exist.

RYAN LAPOINTE

419.283.6579

rlapointe@millerdanberry.com

1656 Henthorne Rd Suite 200, Maumee, OH 43537 | 419.877.7777 | www.millerdanberry.com



OFFICE SPACE FOR LEASE

1911 INDIAN WOOD CIRCLE, MAUMEE, OH 43537

"Innovative Solutions at Work"

BUILDING SPECIFICATIONS

County	Lucas
Nearest Intersection	Indian Wood Circle & Ford St.
Zoned	Commercial
Parcel #	36-40874
Acreage	2.037
Parking Spaces	Ample in common
Curb Cuts	2
Total Building Size	15,358 SF
Units	5
Year Complete	2002
Number Of Floors	One
Floors	Carpet/Tile
Construction Type	Wood Frame/Brick Veneer
HVAC	Gas Forced Heat/
Electrical	220 amp
Roof	Shingle
Ceiling Height	9'
Restrooms	In common with Ameriprise



LEASE DETAILS

Lease Term	3+ years
Security Deposit	One months rent
Options	Negotiable
Improvement Allowance	Negotiable
Tenant Responsibility	Phone and Internet

RYAN LAPOINTE

419.283.6579

rlapointe@millerdanberry.com



OFFICE SPACE FOR LEASE

1911 INDIAN WOOD CIRCLE, MAUMEE, OH 43537

"Innovative Solutions at Work"



RYAN LAPOINTE

419.283.6579

rlapointe@millerdanberry.com

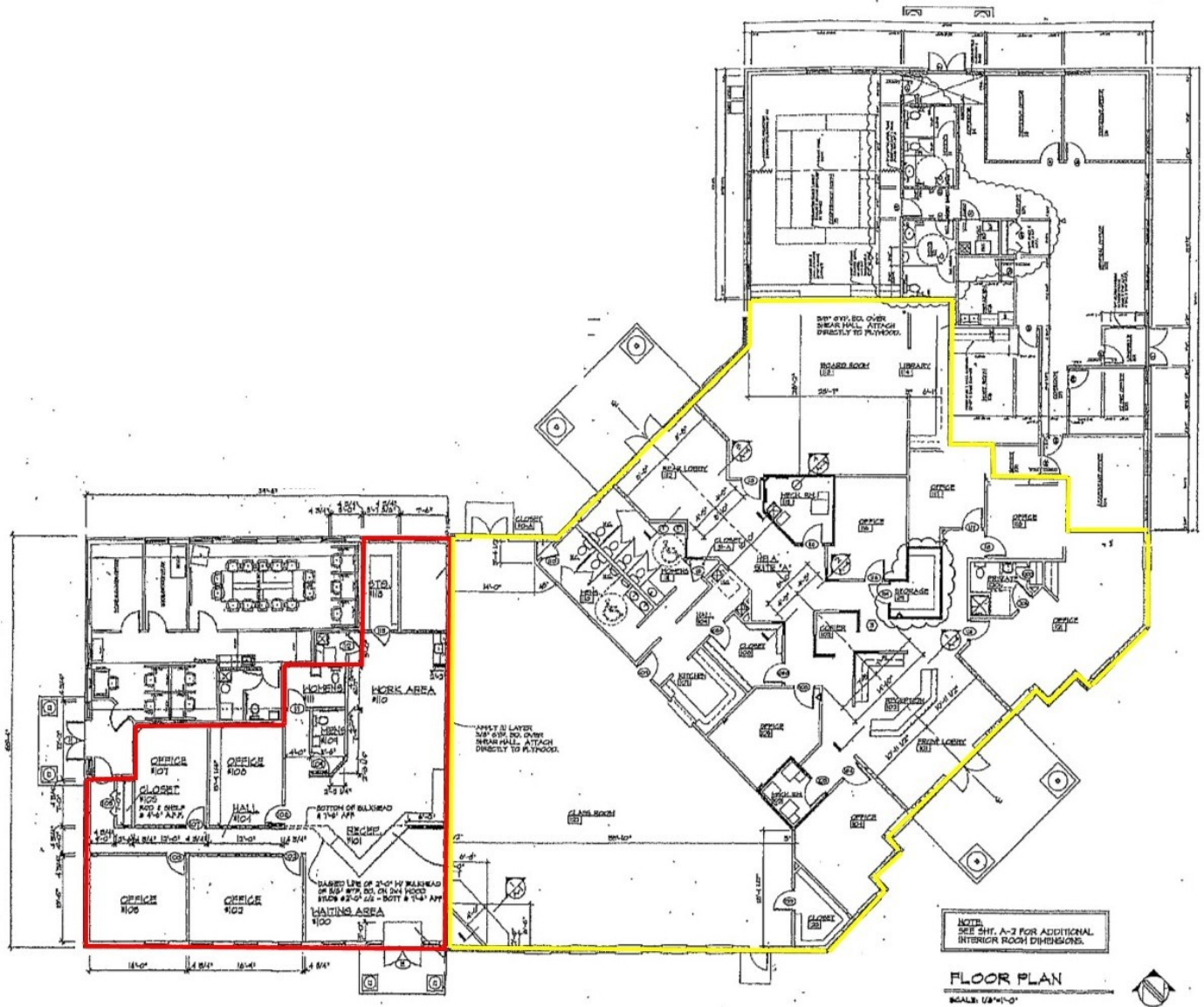
1656 Henthorne Rd Suite 200, Maumee, OH 43537 | 419.877.7777 | www.millerdanberry.com



OFFICE SPACE FOR LEASE

1911 INDIAN WOOD CIRCLE, MAUMEE, OH 43537

"Innovative Solutions at Work"



RYAN LAPOINTE

419.283.6579

rlapointe@millerdanberry.com

1656 Henthorne Rd Suite 200, Maumee, OH 43537 | 419.877.7777 | www.millerdanberry.com



OFFICE SPACE FOR LEASE

1911 INDIAN WOOD CIRCLE, MAUMEE, OH 43537

"Innovative Solutions at Work"



Map data © 2019 Imagery © 2019 , CNES / Airbus, DigitalGlobe, State of Ohio / OSIP, USDA Farm Service Agency

RYAN LAPOINTE

419.283.6579

rlapointe@millerdanberry.com

1656 Henthorne Rd Suite 200, Maumee, OH 43537 | 419.877.7777 | www.millerdanberry.com