

► INTERSTATE FRONTAGE INDUSTRIAL // OFFICE BUILDING



AVAILABLE SPACE

7,500 SF

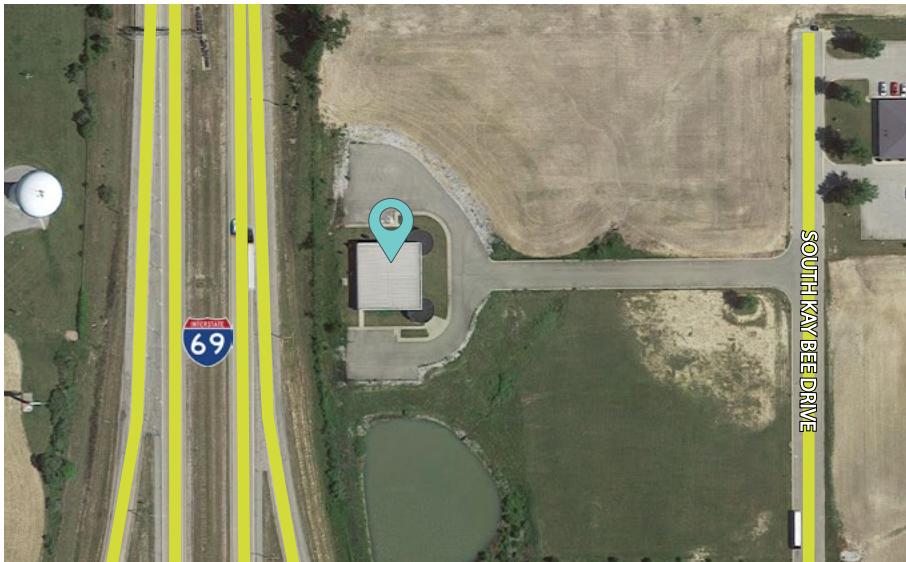
LEASE/SALE RATE

Negotiable

Interstate frontage with easy access to I-69 interchange. Adjacent to hotels and food service. Located on an amenity-rich exit, halfway between Indianapolis and the 80/90 business corridors.

- + Ceiling Height: 12'
- + Construction: Steel / Block
- + Land: 1.77 Acres (More Available)
- + Interstate Frontage

6508 E MUSEUM BLVD // AERIAL



A LIVELY MIDWEST COMMUNITY

Grant County, Indiana is located on I-69 in Northeast Indiana, midway between Indianapolis and Fort Wayne. From the fun-loving, irrepressible spirit of Garfield the Cat, to the cool, bold style of James Dean, Grant County's famous natives embody the very essence of this lively Midwest community. Grant County is also home to Taylor University, Indiana Wesleyan University, Mississinewa Battlefield, and Oak Hill Winery.

I-69 & SR 22 // DEMOGRAPHICS

Drive Time	15 Minutes	30 Minutes	45 Minutes
Population	67,909	200,370	591,711
Households	27,216	81,437	238,650
Average Household Income	\$51,076	\$58,092	\$56,449
White Collar	51.7%	54.6%	52.5%
Service	21.8%	19.0%	19.5%
Blue Collar	48.3%	45.4%	47.5%

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 **RESOURCE**

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