

AVAILABLE FOR LEASE

918 S. CALHOUN ST, FORT WAYNE, IN

KIENAN O'ROURKE

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DENNIS CALLISON

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919 S Harrison Street Fort Wayne, IN 46802 A MIKE THOMAS AFFILIATE AVAILABLE LEASE RATE

3,350 SF \$12.00 PSF (FULL SERVICE)

PROPERTY HIGHLIGHTS

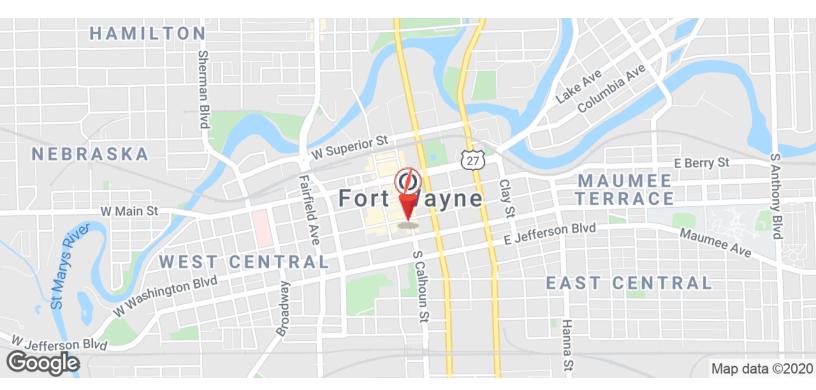
- Located in the heart of downtown, across from One Summit Square Plaza. A short walk to several area restaurants and cafes. Convenient for lunch and pre/post work meetings or networking.
- Historic building boasting detailed façade brickwork.
 Space includes a large collection of local art and sculptures, exposed interior brick walls, and modern interior design.
- This second-floor space includes seven offices, two conference rooms, two kitchenettes, large open areas, designated side alley entrance, and a common area front reception and waiting area.
- · Full service lease at an affordable lease rate.



918 S. Calhoun St, Fort Wayne, IN 46802



PROPERTY SUMMARY



PROPERTY DESCRIPTION

LANDLORD or TENANT EXPENSES Utilities - Landlord Lawn & Snow - Landlord Taxes & Insurance - Landlord Maintenance & Repair - Landlord Roof & Structure - Landlord

OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (Full Service)	
Number of Units:	1 - Second Floor	
Available SF:	3,350 SF	
Lot Size:	0.05 Acres	
Building Size:	5,550 SF	

SPACES	LEASE RATE	SPACE SIZE
918 S Calhoun St	\$12.00 SF/yr	3,350 SF



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ADDITIONAL PHOTOS









918 S. Calhoun St, Fort Wayne, IN 46802



RETAILER MAP



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PROPERTY DETAILS

LEASE RATE \$12.00 SF/YR **FULL SERVICE LEASE TYPE**

LOCATION INFORMATION

Street Address 918 S. Calhoun St Suite City, State, Zip Fort Wayne, IN 46802 County/Township Allen/Wayne Market Downtown **Cross Streets** W Washington Blvd & W Wayne

Side Of Street West

PROPERTY DETAILS

Office Property Type Property Subtype Office Building DC (Downtown Core) Zoning Lot Size 0.05 Acres APN# 02-12-02-457-008.000-074 Parking Type Street Floor Location Second Floor

BUILDING INFORMATION

Building Size 5,550 SF Price / SF \$12.00 SF/yr 1900 Year Built **Building Class** В Tenancy Multiple Number Of Floors 2 3,350 SF Gross Leasable Area