

**FOR LEASE**  
*Office/Retail*

**4930**

**Illinois Road**

Fort Wayne, IN 46804

**Prime Fort Wayne  
Office/Retail Space**

4930 Illinois Road is a multi-tenant office/retail building totaling +/- 14,912 square feet. The property offers the ideal space for a wide variety of users looking for quality office/retail space with easy access to I-69 at exit 305.



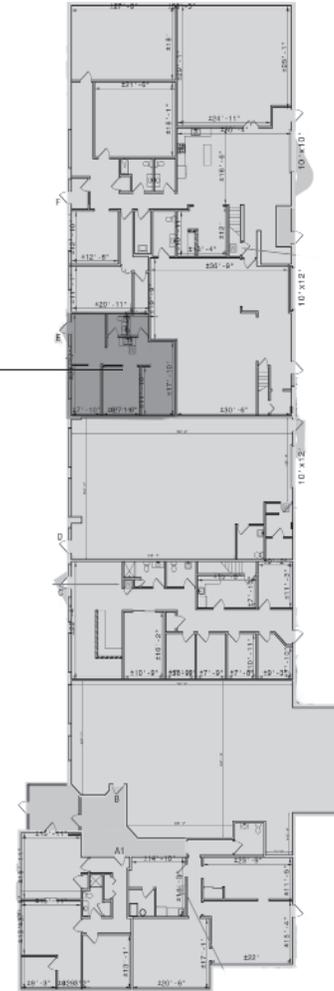
Corporate Commercial Group  
11495 N Pennsylvania Street Ste. 225  
Carmel, IN 46032

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317-502-3622

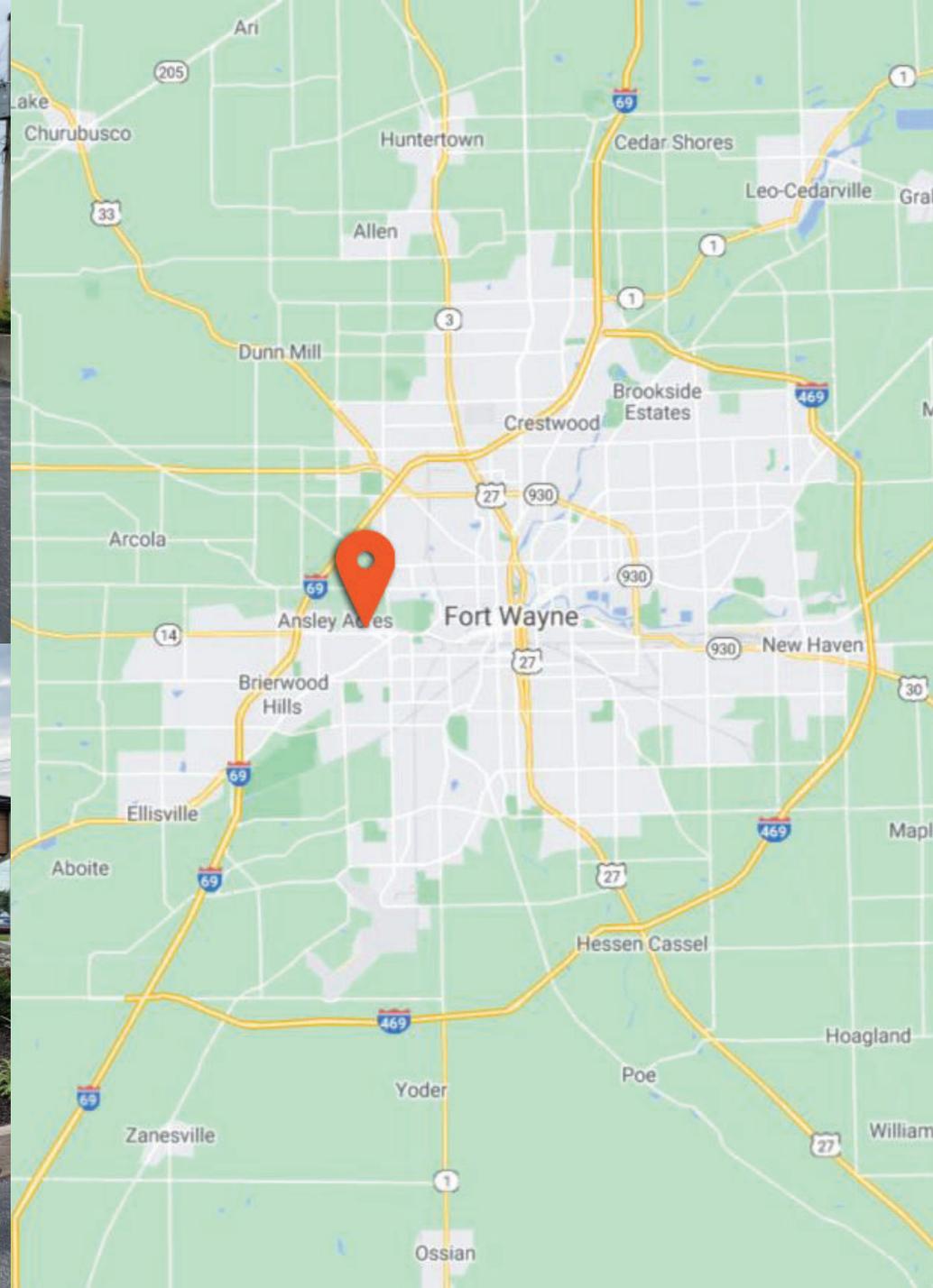
# Building Specifications

<b>Lease Rate:</b>	<b>\$1,100 Per Month Modified Gross</b>
<b>Available Space:</b>	<b>+/- 650 SF</b>
<b>Zoned:</b>	<b>C-3</b>
<b>Utilities</b>	<b>Tenant Responsible For All Utilities</b>
<b>Lot Size</b>	<b>1.42 Acres</b>
<b>Building Type:</b>	<b>Office/Retail</b>
<b>Parking:</b>	<b>63 Spaces</b>
<b>Signage:</b>	<b>Pylon Signage Available</b>

Suite E  
650 SF



Suite	SF	Lease Rate	Space Type	Availability	Details
E	650 SF	\$1,100 Per Month Modified Gross	Office	Now	Reception Area, Two Offices, Restroom, Laundry Room, Open Area.



# Location Overview

