

MILLENNIUM PROPERTIES R/E

Former Restaurant in Prime Location on Shadeland

7640 Shadeland Ave
Indianapolis, IN 46250

\$1,250,000



MPIREALESTATE.COM

Daniel J. Hyman

(312) 338-3003

dhyman@mpirealestate.com

Michael Mintz

(312) 338-2578

mmintz@mpirealestate.com

Former Restaurant on Shadeland: Potential to Re-Brand or Redevelop



Property Highlights

- 6,683 SF former restaurant
- Free-standing building
- Built-out with dining room, commercial kitchen, coolers, & storage
- Hood in place
- Potential to re-brand restaurant
- Potential to rehab or redevelop
- Adjacent to BMO Harris, Burger King and a gas station
- Nearby businesses: Walgreens, Planet Fitness, Dollar Tree, Boston Market, Jet's Pizza and more
- Traffic Count: 24,057 cars daily
- Land Area: 39,389 SF
- Zoning: CS
- Taxes (2018): \$23,475

Property Overview

A 6,683 square foot free-standing former restaurant on Shadeland Ave. is available for sale. Previously used as an O'Charley's, the restaurant is built-out with a large dining room, a commercial kitchen, coolers and storage. A hood is in place and there is plenty of parking for customers. This is a great opportunity to re-brand or redevelop the property. Adjacent to BMO Harris, Burger King and a gas station, this location is highly visible in a prime commercial location. Nearby businesses include Walgreens, Planet Fitness, Dollar Tree, Boston Market, Jet's Pizza and more.

Located on the northeast side of Indianapolis, there are a large number of multi-family buildings and single family homes nearby. The area around Shadeland and 75th St. is a strong commercial corner with local and national brands nearby.

