

TRUVANT
REALTY

**TOWN
SQUARE**

New
Listing



939-945 Sagamore Parkway W
West Lafayette
IN 47906

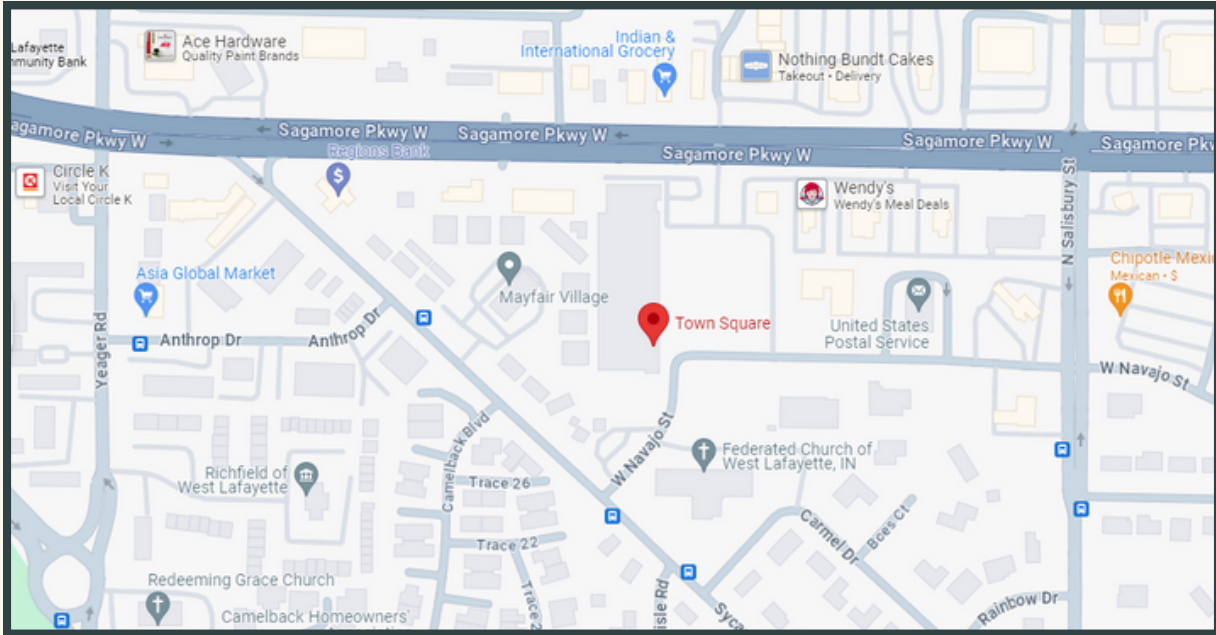


As much as 6,500 sf of prime space
available for lease in Town Square
with frontage along Sagamore
Parkway West in the heart of the
West Lafayette retail corridor!

Call today to learn more!



TOWN SQUARE
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Your business will benefit from major visibility along busy Sagamore Parkway West in the West Lafayette business district and just minutes from Purdue University.



Property Details

- 6,500 square feet available, ranging from 3,000- 6,500
- \$23 per square foot per year
- NNN Lease
- Estimated CAM rate of \$3.75 per square foot per year



Bri Powell
Commercial Real Estate Broker
765-426-2339
bri@truvantrealty.com



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The space will be delivered with:

- Electric Panel in place
- Concrete Floors poured
- HVAC Systems Installed based on standard building code for suite size with one trunk of ducting
- Demising Walls
- Sprinkler System in place, if needed

Landlord will provide \$20/SF in tenant improvement based on an approved 5-year lease

