

# OWNER/USER CARRY-OUT RESTAURANT OPPORTUNITY



4537 N. SHADELAND AVENUE, INDIANAPOLIS, IN 46226

FOR SALE



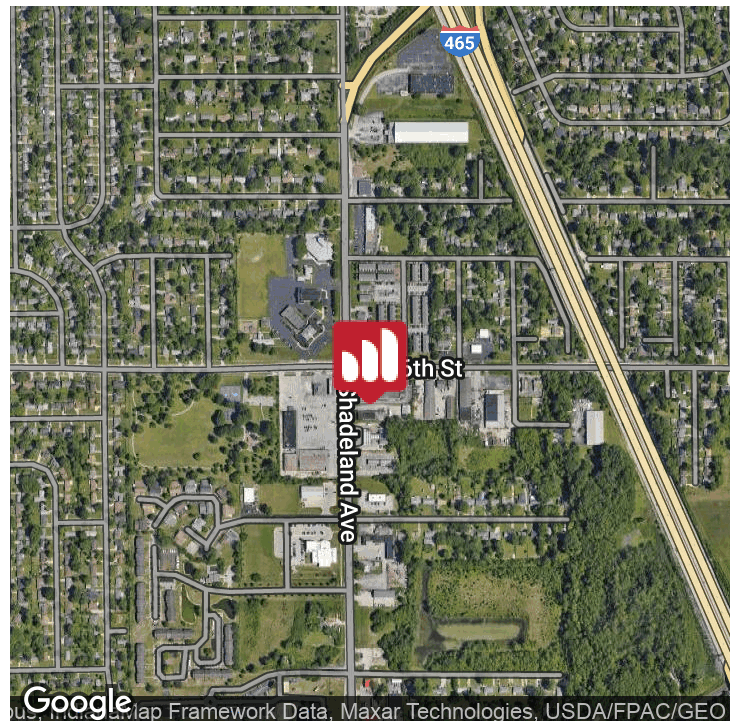
## PROPERTY DESCRIPTION

Rare restaurant ownership opportunity, with much of the restaurant equipment remaining. The restaurant space makes up 2,400 SF, which is set up nicely for a carry-out restaurant, with the ability to install a drive-thru. There is also a rear 1,600 SF warehouse that can be used as storage for the owner or could be leased out for additional income. It is a low maintenance building with improvements recently done. Great opportunity in a high traffic location!

## PROPERTY HIGHLIGHTS

### OFFERING SUMMARY

Sale Price:	\$390,000
Lot Size:	0.63 Acres
Building Size:	4,000 SF



## MATT FERGUSON

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