

SUBLEASE SPACE AVAILABLE | HAMILTON CROSSING III

12800 N. Meridian St.
Carmel, IN 46032



CARMEN THE
TENANT
ADVISOR



**Unquestionably the Nicest Executive
Office Space in Indiana**



Building & Space Information

HAMILTON CROSSING III

- ✓ Elevator Lobby Entrance
- ✓ Executive Office Suite
- ✓ Private Restroom with Shower
- ✓ High-end executive furniture throughout the suite may be available
- ✓ Shared Conference Center
- ✓ Fitness Center & Café located in the development
- ✓ 1.5 mile walking path
- ✓ U.S. 31 Frontage
- ✓ On-Site Conference Center
- ✓ Abundant Area Amenities



SUBLEASE FEATURES

Avoid the delays and hassles of an office set-up.... This **turn-key office solution** with U.S. 31 frontage in the heart of Carmel can provide users and opportunity to get an office up and running within days, rather than months. This space is well built out with private offices, conference rooms, meeting spaces, and high end cubicle areas, **much of the FF&E a business will need to be up and running.**

The location in Carmel, Indiana's most exclusive community, was picked in 2019 as #2 Best Place to Live in America (Niche.com). The location will provide your staff with easy eaccess to all of Central Indiana via US 31 or Carmel Drive, as well as the wide variety of recreation, dining, and housing located in Carmel.

4th Floor

- ✓ 8,084 SF Office
- ✓ 5/31/2024
- ✓ Starting Rent: \$19.85/RSF

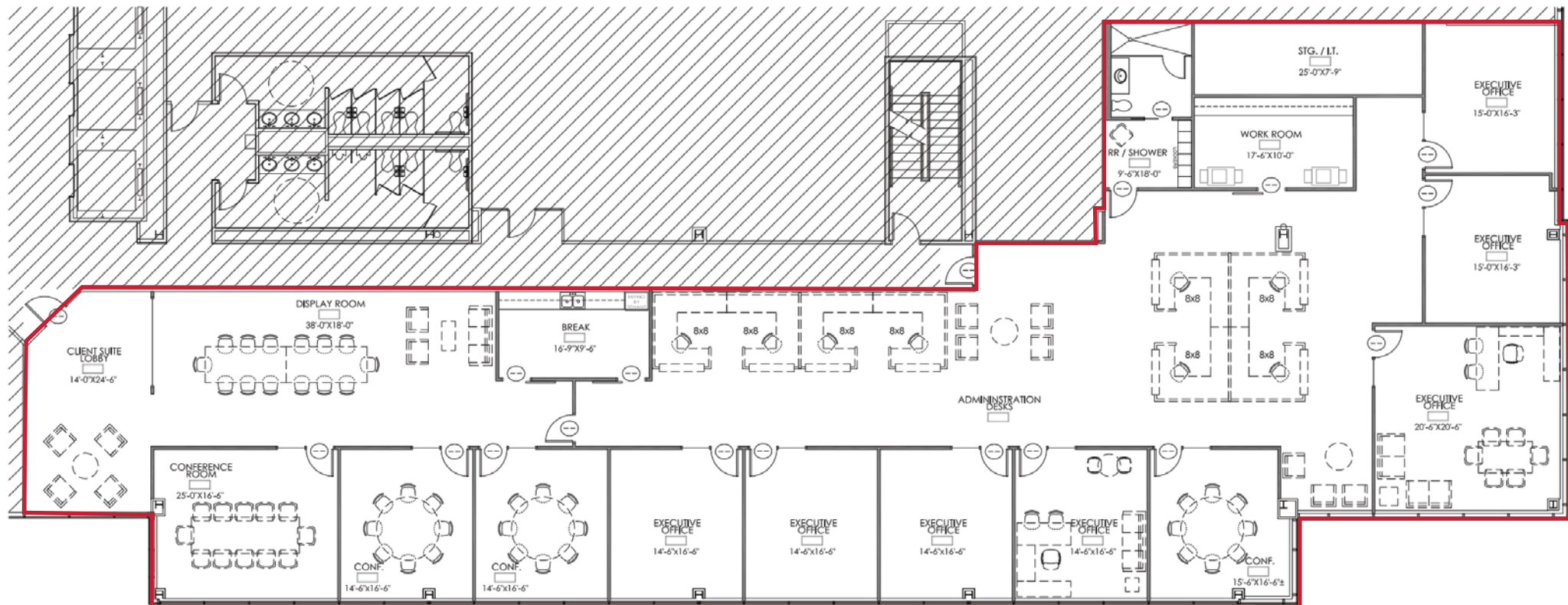
3rd Floor

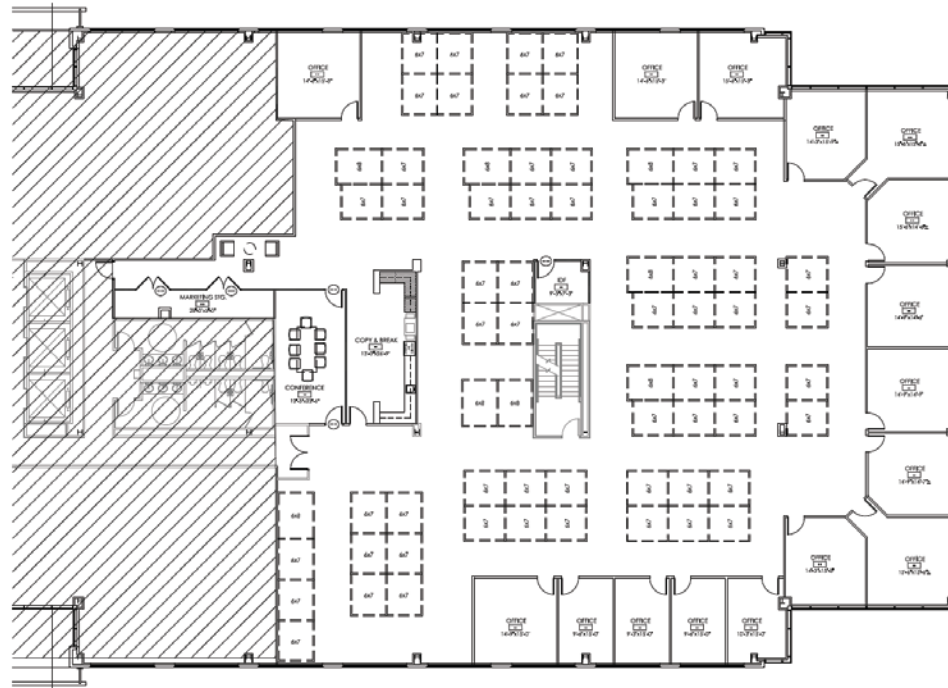
- ✓ 18,330 SF

1st Floor

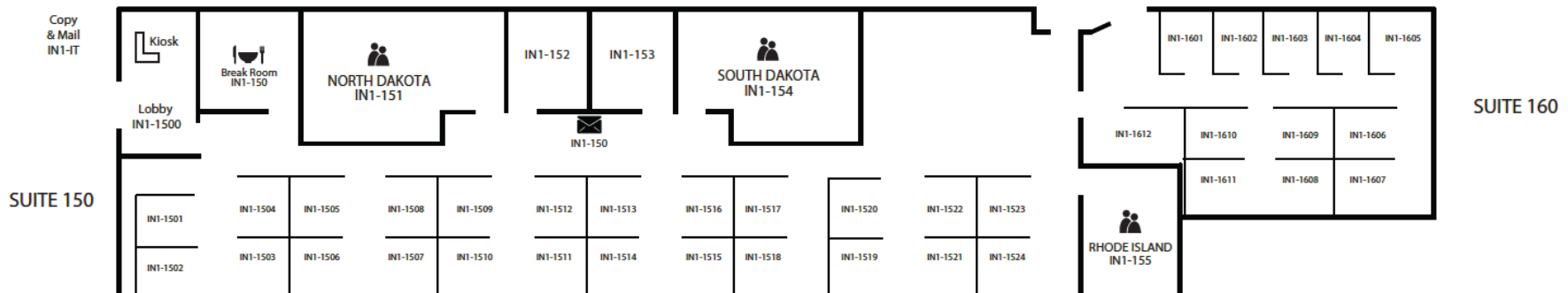
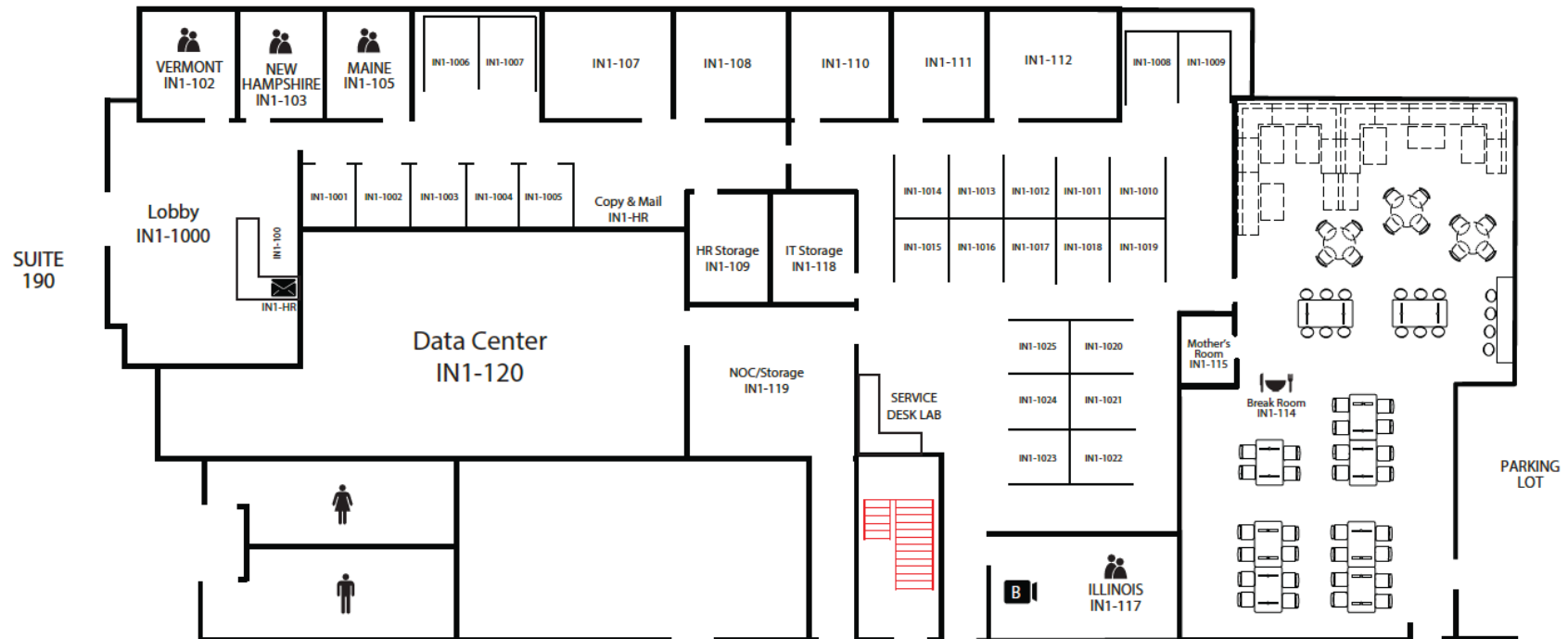
- ✓ 5,391 SF

4th Floor





1st Floor





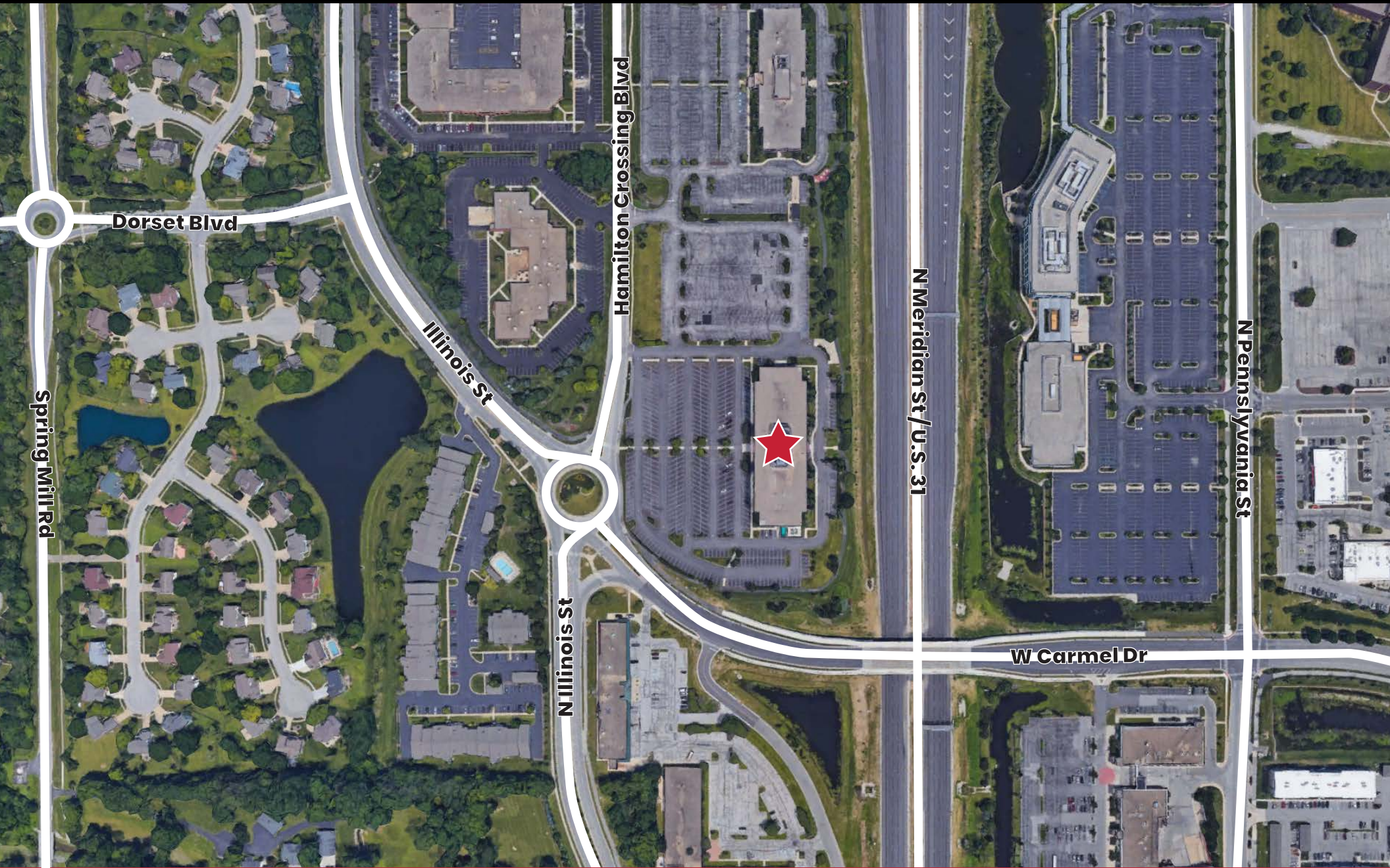
Sublease Space | 4th Floor



Sublease Space | 4th Floor



Aerial





Carmel, IN

Carmel, Indiana is a fast-growing, economically-thriving suburban edge city on the North Side of Indianapolis. Home to about 91,065 residents (2016 U.S. Census Bureau), the once sleepy suburban community has been transformed over the past 20 years by ambitious redevelopment projects that have led to the making of a vibrant city that is no longer simply a place to sleep at night.

The City of Carmel spans 47 square miles across Clay Township in Hamilton County. Known for its highly educated and affluent population, Carmel households have average median income levels of \$106,444 and the median average price of a home is \$304,400, according to the U.S. Census Bureau.

With excellent schools, low taxes, safe neighborhoods and ease of transportation, Carmel has emerged as one of the most coveted places to live, not just in Indiana, but in the United States. In 2012, CNN Money Magazine named Carmel the No. 1 place to live in America.

In addition, a progressive city government has adopted a new-urbanism approach to planning, welcoming in certain city areas a high-density approach to development. This has attracted a growing number of apartments and condominium developments designed to cater to a younger population just starting out in their careers and a place for our seasoned citizens who are seeking empty-nester living. Such developments are also benefitting from the City's approach to walkability, where a system of trails and bike-lanes have made Carmel one of the most bike-friendly communities in Indiana. Many residents can live, work, shop and enjoy entertainment without using their cars.

Sourced from Carmel.in.gov/about-carmel





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