

LOCATION

Address: 1995 Southlake Mall,
Merrillville, IN 46410

Google Map Link: [Link](#)

Site: 12.23 Acres Total

Studio by Cubework, in Hobart City, IN covering 72,061 square feet of creative studio spaces merges Online and offline worlds blending e-commerce with Retail.

It features a mix of online commerce and offline Cultural tourism. The studios will host hundreds Of live broadcast, welcome new businesses, and House an inventory of retail studio spaces for your Online or offline fulfillment.

- Salon Studios
- Retail Studios
- Live Stream Studios
- Conference Rooms
- Coworking
- Indoor Pickleball
- 2nd floor 72,061 SF Available Space

- Studio space: 300 SF- 10,000 SF divisible

PHYSICAL

Occupancy: Retail

Built: 1974/2024 (Renovated)

Total Size (RSF): 72,061 SF 1st Floor
72,061 SF 2nd Floor
144,123 SF (Total)

Studios: Furnished/Turnkey

Site Size: Parcel 1- 11.0 acres, Parcel 2-
1.23 acres = 12.23 acres total

Total Parking: 931 Parking Spaces including 17
handicap spaces

Studios: 116

Clear Height: 17' clear

**Dock Height
Loading Doors:** 2 Dock High

HVAC: New HVAC System

Fire Protection: Fully Sprinklered, Tyco
Monitoring with wireless
connection

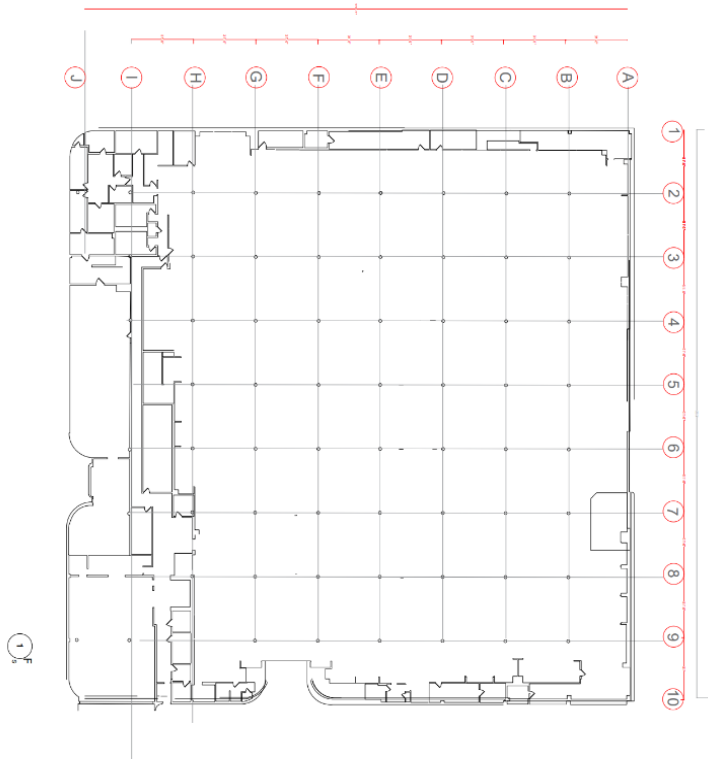
Construction: Masonry exterior on steel
frame with concrete floor
slabs

1995 SOUTHLAKE MALL, MERRILLVILLE IN 46410



Site Plan

Second Floor: 72,061 SF Available for Lease



First Floor: Retail Studio Spaces: 300 SF- 5000 SF



