



Number Of Units Total:	1	Sub-Type:	Office
Building Area Total:	1,370	Zoning Description:	
Building Area Source:	Assessor	Township:	North
Stories:		Subdivision Name:	Professional Center
Property Attached YN:		Lot Size Acres:	0.876
Accessibility Features YN:		Lot Size Square Feet:	38,159
Basement YN:	No	Lot Size Source:	Assessor
Common Interest:		Parking Total:	10
Exclusions:		Waterfront YN:	No
Year Built:	1988	Water Body Name:	
Year Built Details:			
Historical MLS number:			

Public Remarks: Prime Highland Office Space for Sale - Position your business in a highly visible, easily accessible Highland location with this versatile commercial office suite on Prairie Avenue. Offering a professional setting ideal for medical, administrative, financial, or service based operations, this space delivers the functionality and convenience modern businesses need. The suite features a flexible layout with multiple private offices, a welcoming reception area, and dedicated workspace options to accommodate a variety of business models. Large windows provide natural light throughout, creating a bright and productive environment. Ample on site parking ensures smooth access for both staff and clients. Located just minutes from Indianapolis Blvd and major Highland retail corridors, this property offers excellent exposure and proximity to restaurants, shopping, and key transportation routes. A strong option for any business seeking a clean, professional, move in ready office in a central Highland location at an attractive price.

Directions: North on US-41 N/Indianapolis Blvd, go west on 45th St., left onto Prairie Ave

Cross Street:

Latitude: 41.536668 **Longitude:** -87.475574

Public Historical Remarks:

Listing Date: 07/10/2026	Listing Agreement:	Exclusive Right To	Status Change Timestamp: 07/10/2026
Contingent:		Sell	Original List Price: \$229,000
Offer Acceptance Date:	Seller to consider offering	No	List Price: \$229,000
Back on Market Date:	concessions:		Close Price:
Close Date:	Comp Sale YN:		Buyer Financing:
	Earnest Money Deposit:	\$2,500	Concessions:
	Listing Terms:	Cash;	
		Conventional	

Auction: No	Tax Annual Amount: \$2,668	Parcel Number: 450732226003000026
Auction Details:	Tax Year: 2024	Add'l Parcels: No
	School District:	Add'l Parcels:
	Elementary School:	Desc:
	Middle/Jr School:	Tax Legal HIGHLAND PROFESSIONAL
	High School:	Description: CENTER UNIT #C

Accessibility Features:

Appliances:

Basement:

Building Features: Office SqFt: 1,370; Commercial Park Location; Office Park Location

Construction Materials: Brick

Cooling: Central Air

Current Use: Commercial; Office

Documents Available:

Electric: 200+ Amp Service

Exemption Information: Exemption YN: No

Exterior Features:

Flooring: Carpet

Foundation Details:

Frontage Type:

Green Energy Generation:

Heating: Forced Air

Income and Expenses:

Interior Features:

Laundry Features:

Lot Features:

Owner Pays: None

Parking Features: Additional Parking; Paved

Possession: Close Of Escrow

Possible Use: Commercial; Medical/Dental; Mixed Use; Office; Retail

Public Survey Details:

Rail Availability: None

Roof: Asphalt

Security Features:

Sewer: Public Sewer

Special Licenses:

Special Listing Conditions: None

Tenant Pays: All Utilities

Utilities: Cable Available; Electricity Connected; Natural Gas Connected; Sewer Connected

View:

Water Source: Public

Waterfront Features:



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