WOODLAND SEVEN
CORPORATE PARK

FOR SALE OR LEASE

CUSTOM OFFICE OPPORTUNITY

7676 INTERACTIVE WAY | INDIANAPOLIS, IN

www.woodlandcorporateparkseven.com
BUILD-TO-SUIT WITH SHORT TIME FRAME
The Building is a brand new, high-quality shell, making it appealing to, among others, a large single tenant. The ability to customize office space will provide a tenant with the capacity to build its brand and create a strong corporate identity in the Indianapolis area.

EXCELLENT QUALITY AND DESIGN
The Class A, +118,000 SF Building boasts beautiful window lines, state-of-the-art systems, functionality and a high-profile corporate identity, creating an excellent and prime office space.

HIGHLY COVETED INTERSTATE VISIBILITY
Woodland Corporate Park Seven (referred to as the “Building”) offers 431 feet of extensive freeway frontage. Approximately 92,195 vehicles pass the Building via I-465 daily, making it’s location one of the most visible in the Northwest Indianapolis suburbs.

ENVIRONMENTALLY CONSCIOUS FEATURES
Woodland Corporate Park Seven was built with “LEED friendly” factors. The Building is equipped with a geothermal HVAC unit that is 34% more efficient than code requirements, enhanced exterior glass, an energy efficient TPO roof, LED exterior lights, water-efficient landscaping and plumbing features and enhanced refrigerant management.

WHY WOODLAND CORPORATE PARK SEVEN?

PRIMARY BUILDING FEATURES

OUTSTANDING POWER AND GENERATOR
Woodland Corporate Park Seven has four power transformers and a 2,000 KWh, 400 AMP generator. The Building also contains pads on which two more generators could be added.
Data Center

Rare Stand-Alone Headquarters Opportunity

Shower and Changing Room for Bicyclists, Walkers and Runners

Building Signage on I-465

Finished Interior Lobby and Restrooms

Outdoor Tenant Courtyard

Bicycle Storage Area

Efficient Rectangular Floorplates

State-of-the-Art Infrastructure

Secured Access

437 Parking Spaces with Planned Additional Parking

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THE OPPORTUNITY TO BUILD YOUR DREAM OFFICE

View our Custom Walkthrough

www.blockvue.com/7676
WHY WOODLAND CORPORATE PARK?

LOCATED IN THRIVING BUSINESS COMMUNITY
Woodland Corporate Park is adjacent to the highly-regarded Park 100, a 24-million square foot park of office and industrial space. Park 100 is the region’s largest office complex and fourth largest industrial park.

EXCELLENT ACCESS
Close proximity to both I-65 and I-465, paired with excellent access via multiple interchanges, make the Woodland Corporate Park an enviable corporate headquarters location.

OUTSTANDING HIGHWAY VISIBILITY
Woodland Corporate Park sits on I-465, one of two main interstates used in Indianapolis.
WHY NORTHWEST INDIANAPOLIS?

CENTRAL SUBURBAN LOCATION
Woodland Corporate Park Seven’s close proximity to I-465 and I-65 make it an excellent “20/20/20” location. It is a short 20-minute commute to the CBD, airport, and the majority of executive housing.

HIGH DEMAND
Due to the high demand for this area, there has been exponential growth into Whitestown, just north along the I-69 corridor. Whitestown has been the fastest growing community in the state for 6 years.

OUTSTANDING EMPLOYEE BASE
Situated in the center of the Northwest submarket, Woodland Corporate Park Seven can pull from an outstanding employee base comprised of Zionsville, Westfield, Whitestown, Brownsburg, Avon and Plainfield.

EAGLE CREEK NATURE PARK
Located just 7 minutes from Woodland Corporate Park Seven, is the largest park in Indianapolis. It boasts meadows, ponds, hiking trails and 1,300 acres of reservoir.

WHY INDIANAPOLIS?

#1 in business climate in the Midwest
Chief Executive Magazine (2017)

#4 in opportunity
U.S. News (2017)

#1 government in the nation

#2 on 6 Best Cities to Start a Business
Inc.com (2017)

#1 of 8 Thriving Tech Cities and home to over 150 tech companies
Money Under 30 (2017)

#1 in pass-through highways; Indianapolis is within a one-day drive to 80% of the U.S. population and a half-day drive to more than 20 major metropolitan markets
Indianapolis Chamber of Commerce (2017)

#2 in nation of Cities Secretly Great for Tech
Datafox (2017)

13TH largest U.S. city

21 Colleges and Universities within 70 miles of Indianapolis
Indianapolis Chamber of Commerce (2017)