



# DOWNTOWN OFFICE SPACE ON BUSY 4TH STREET FOR LEASE

412 E 4th Street  
Bloomington, IN 47401

Total SF	+/- 670
Zoning	University Village Downtown Character Overlay (MD-UV)
Lease Price	<b>\$1,650/Mo</b>
Type of Lease	<b>Modified Gross +Utilities</b>

## FEATURES

- Centrally located in between the IU Sample Gates and Downtown Bloomington
- Surrounded by many retail stores and ethnic restaurants
- Street Parking
- Zoning Permits only restaurant or office use







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