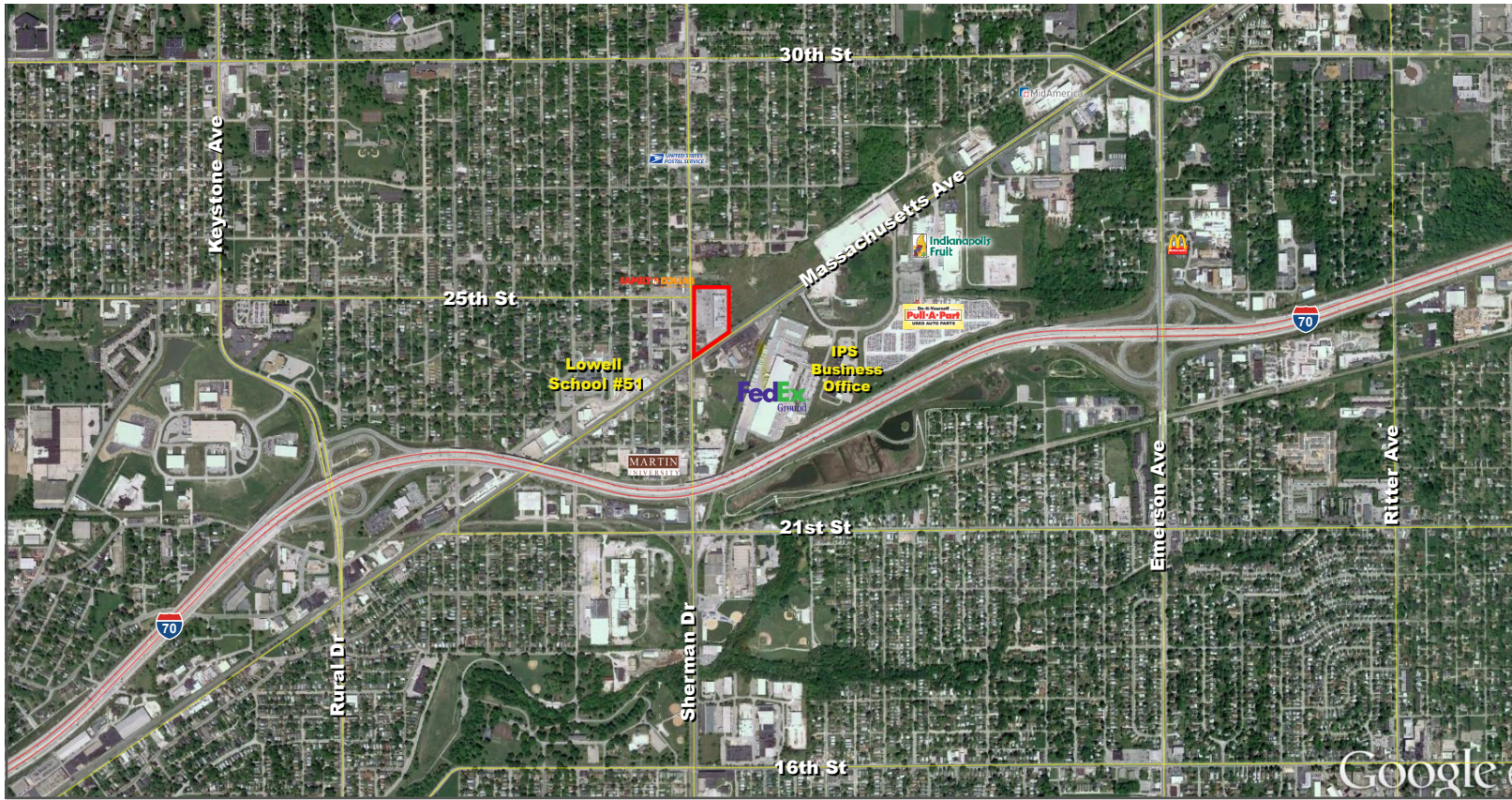


# Retail Space Available For Lease

## Brightwood Plaza

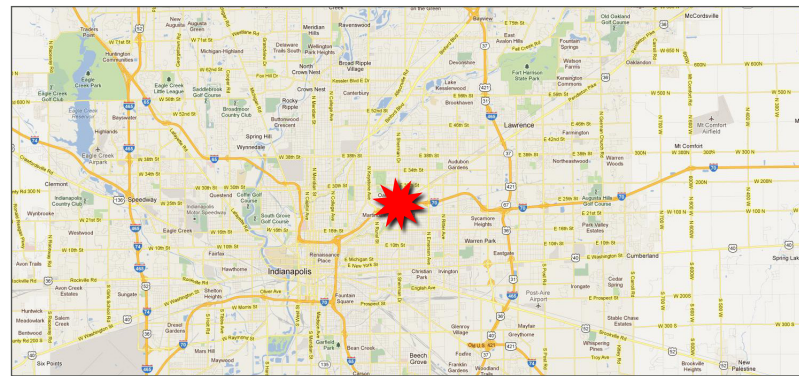
3,400 - 7,500 SF

2435 N Sherman Dr, Indianapolis, IN 46218



### Property Highlights:

- Safeway Grocery anchored center located in a densely populated area of Indianapolis
- 3,400 SF available warehouse space & 7,500 SF retail space for lease
- Highly visible location situated at the NEC of N. Sherman Dr. and Massachusetts Ave
- Co-tenants include PNC Bank, Marion County Public Library, and Safeway Grocery



Demographics	1 mile	3 mile	5 mile
Estimated Population	8,117	105,259	262,001
Est. Avg. HH Income	\$36,508	\$50,502	\$61,649
Traffic Counts			
Sherman Dr	15,321 ADT		
Massachusetts Ave	10,494 ADT		

FOR MORE INFORMATION  
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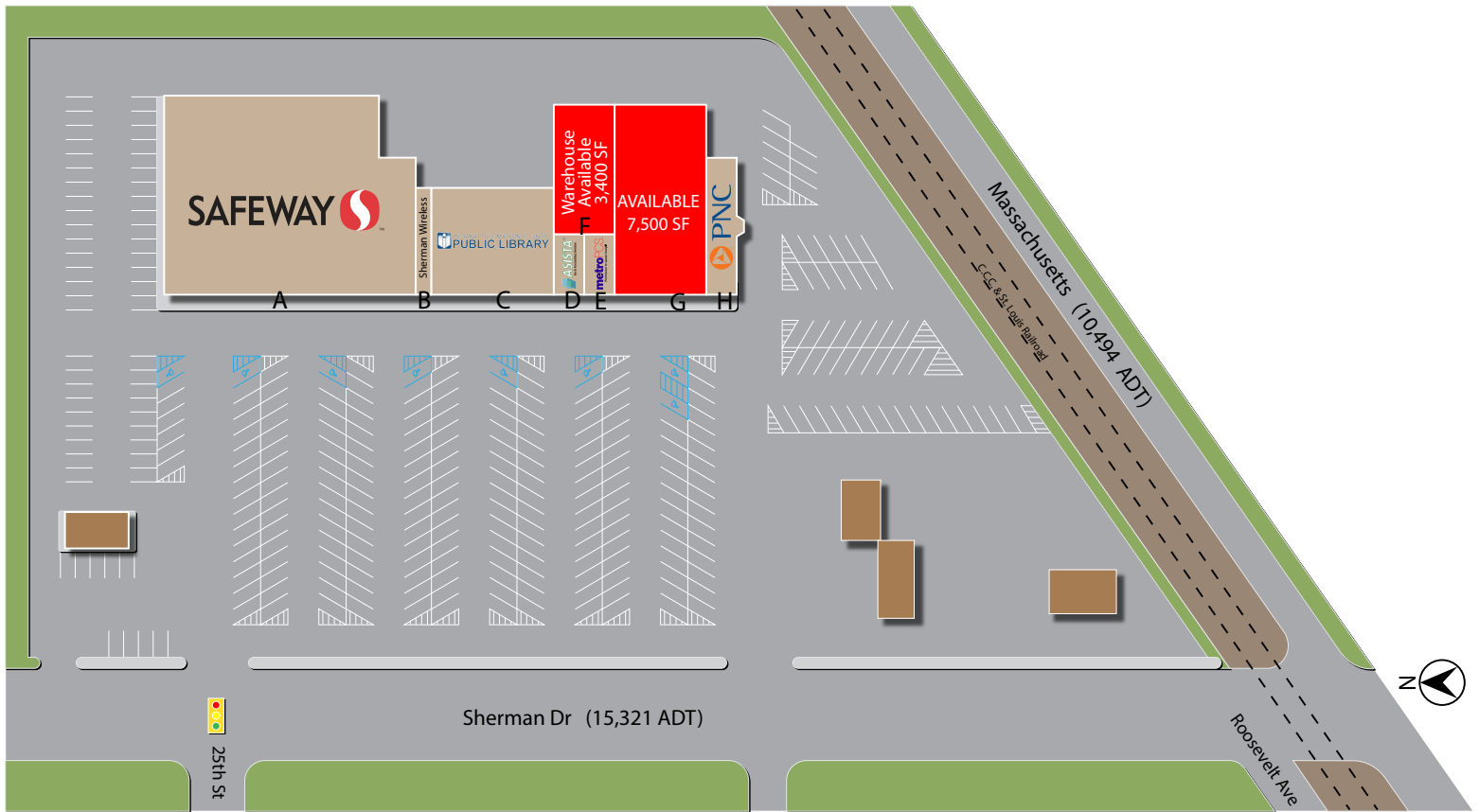
## Brightwood Plaza

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### Site Plan

Suite	Tenant	Size
A	Safeway	20,450 SF
B	Sherman Wireless	700 SF
C	Marion County Library	5,600 SF
D	Asista Tax Services	800 SF
E	Metro PCS	1,600 SF
F	<b>WAREHOUSE</b>	<b>3,400 SF</b>
G	<b>AVAILABLE</b>	<b>7,500 SF</b>
H	PNC	1,650 SF
<b>Total GLA</b>		<b>41,700 SF</b>



Information within this brochure has been obtained from sources believed reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Prospective tenant and tenant representatives must verify the information and bears all risk for any inaccuracies as it relates to property and market information.

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