

Retail Space Available

Shadeland Crossing Shoppes

1,600 SF

7542 N Shadeland Ave, Indianapolis, IN 46250



Property Highlights:

- 1,600 SF of retail space available; northern end-cap unit
- Excellent visibility from Shadeland Ave
- Surrounded by dense residential and neighborhoods and apartments
- Close proximity to Community North Hospital and numerous office parks with strong daytime population
- Area retailers include Marsh Supermarket, Walgreens, Starbucks, Lowe's, O'Charley's, Dollar Tree, and more



Demographics	1 mile	3 mile	5 mile
Estimated Population	7,567	52,669	179,384
Daytime Population	2,346	13,593	30,488
Estimated Housing Units	4,090	24,719	75,381
Average HH Income	\$69,150	\$80,467	\$80,874



**VERITAS
REALTY**

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**AVAILABLE
1,600 SF**

**JET'S
PIZZA**

Jordan's
Fish
& Chicken

CASH ADVANCE

R&R Bar & Grill

Walgreens

Shadeland Ave (30,294 ADT)

E 75th St (17,893 ADT)



Suite	Tenant	Size
A	R & R Bar & Grill	3,200 SF
B	Allied Cash Advance	1,600 SF
C	Jordan's Fish & Chicken	1,600 SF
D	Jet's Pizza	1,600 SF
E	AVAILABLE	1,600 SF
Total GLA		9,600 SF



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