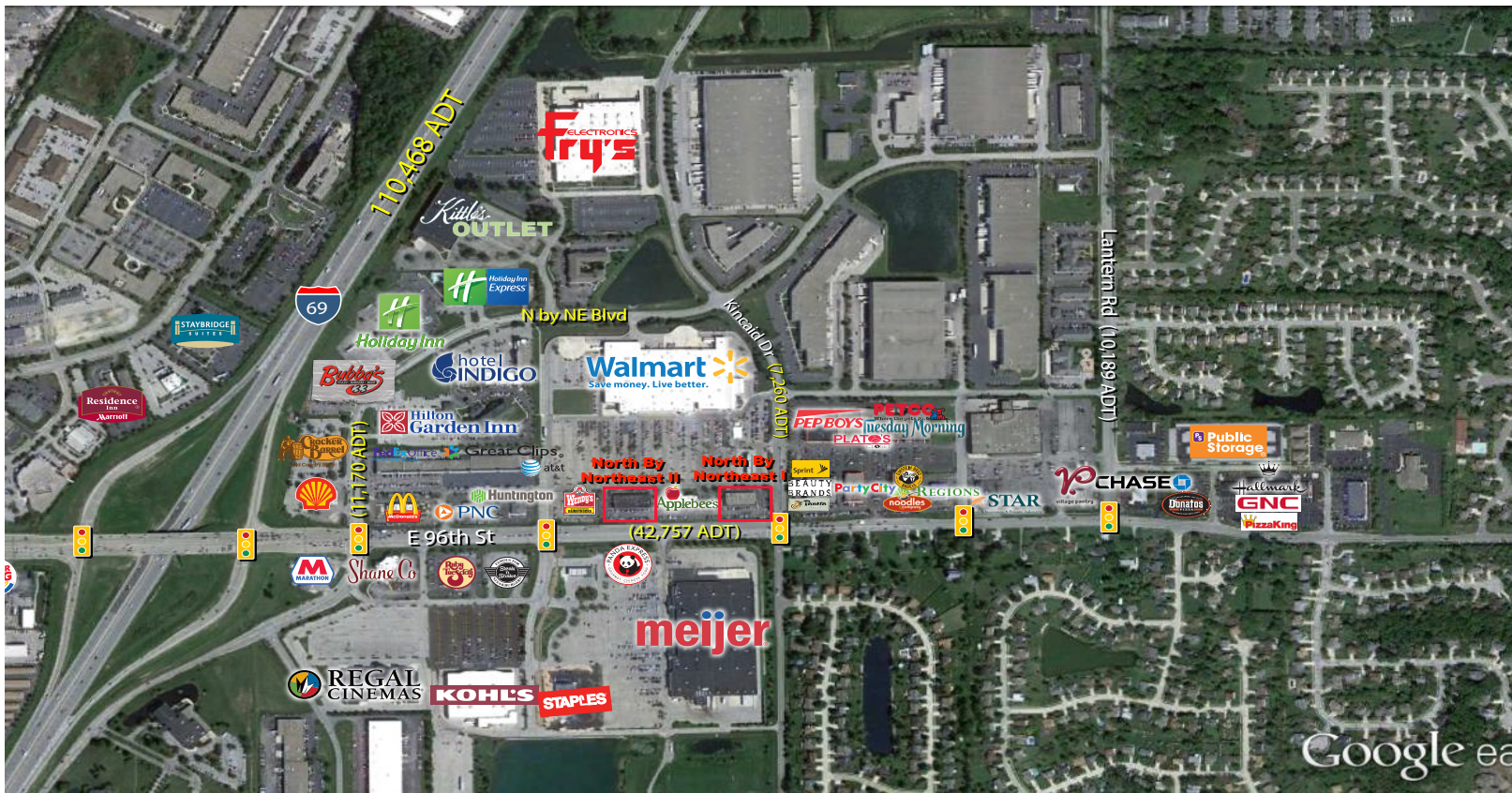


North By Northeast I & II

1,440 SF Available

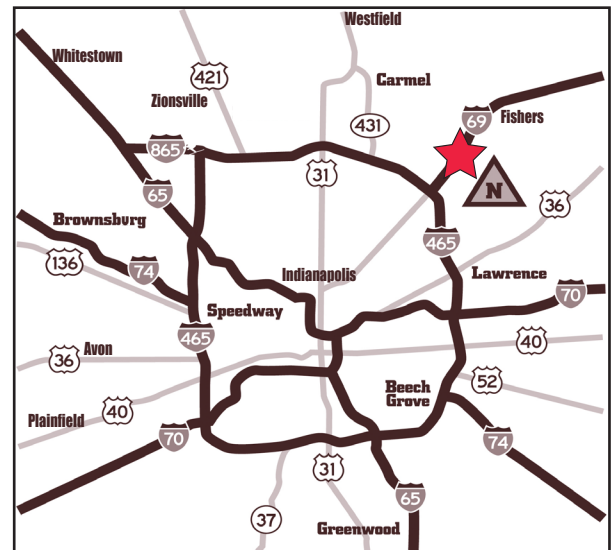
Fishers, IN

8210 & 8350 E 96th St, Fishers, IN 46037



Property Highlights:

- Situated as outlots to Wal-Mart Supercenter
- Multiple access points from E 96th St and Kincaid Dr
- Great visibility with exposure to over 50,000 vehicles per day
- Strong daytime population and affluent demographic
- Excellent trade area with national retailers that include Meijer, Wal-Mart, Kohl's, Fry's, Staples, and more



Demographics	1 mile	3 mile	5 mile
Estimated Population	4,683	64,402	171,913
Est. Avg. HH Income	\$100,979	\$102,807	\$115,726

FOR MORE INFORMATION Paul Rogozinski

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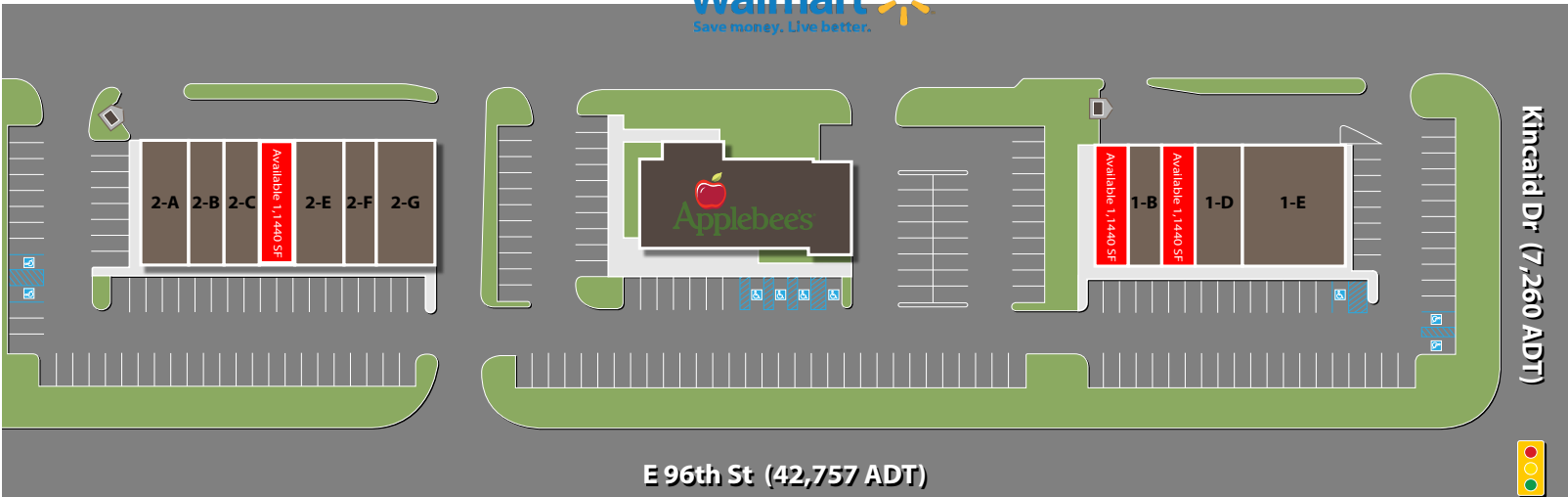
North By Northeast I & II

1,440 SF Available

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North By Northeast II			North By Northeast I		
Suite	Tenant	Size	Suite	Tenant	Size
2-A	T-Mobile	1,800 SF	1-A	Available (Former Restaurant)	1,440 SF
2-B	Elegant Nails	1,440 SF	1-B	Yats	1,440 SF
2-C	Bob's Master Safe & Lock	1,440 SF	1-C	Available	1,440 SF
2-D	Available	1,440 SF	1-D	Cellular Connection (Verizon Wireless)	1,936 SF
2-E	Qdoba Mexican Grill	2,160 SF	1-E	21st Amendment	4,075 SF
2-F	Smoothie King	1,440 SF			
2-G	Jimmy John's	2,520 SF			
Total GLA		12,240 SF	Total GLA		10,331 SF



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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