Shelbyville Crossing

Construction Completed July 2015

GLA: 5,920 SF

100% Leased

2400 Marketplace Blvd, Shelbyville, IN 46176

Property Highlights:

- 5,920 SF outlot retail shops building
- First class construction
- Across intersection from Wal-Mart SuperCenter
- Highly visible & easily accessible to SR 44 (16,200 ADT) and Interstate 74 (37,000 ADT)
- Large trade area with regional drawing power
- Shelbyville is county seat of Shelby County
- Nearby retailers include Wal-Mart, Kroger, Goody's, Starbucks, Dollar Tree, and more

Demographics	3mile	5mile	10mile
Estimated Population	20,014	24,354	36,048
Est. Households	7,987	9,736	14,149
Est. Avg. HH Income	$56,118	$62,995	$69,263

For more information contact:

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VERITAS REALTY

A MEMBER OF CHAINLINKS RETAIL ADVISORS

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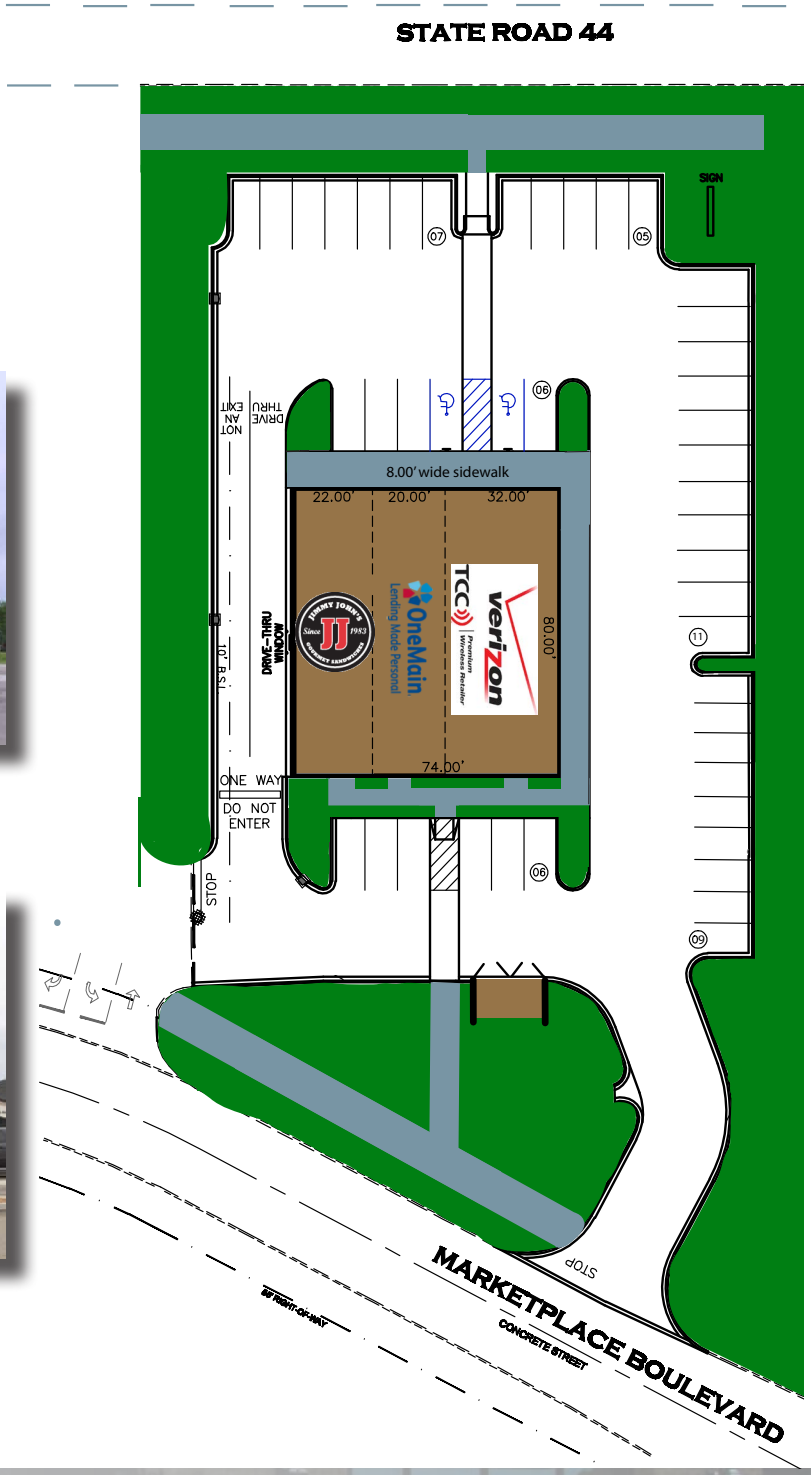
Site Plan

Suite	Tenant	Width	Depth	Size
A	Verizon Wireless, TCC	32'	80'	2,560 SF
B	OneMain Financial	20'	80'	1,600 SF
C	Jimmy John's	22'	80'	1,760 SF
Total GLA		74'	80'	5,920 SF



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