

New Construction - Retail Small Shops - Fall 2019 Delivery

2310 IN-3, Greensburg, IN 47240

Project Overview

Aerial (Market)

Aerial (Site)

Site Plan

Elevations



Property Highlights:

- New construction small shops at the hard corner of SR 3 and Freeland Road
- Up to 8,883 SF available with 60' depth
- Drive-thru endcap opportunity available
- 55 exclusive parking spaces
- Restaurant opportunity with patio on the endcap
- Large pylon signage with interstate visibility
- Delivery Late 2019

DEMOGRAPHICS	5 mile	10 mile	15 mile
Population	15,042	24,103	43,850
Households	6,050	9,463	16,898
Avg. HH Income	\$67,959	\$72,515	\$74,919
Median HH Income	\$55,806	\$57,586	\$59,440

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FOR MORE INFORMATION
PLEASE CONTACT:

VR VERITAS
REALTY

A MEMBER OF
CHAINLINKS
RETAIL ADVISORS



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Lake Point Apartments

21,509 VPD

14,560 VPD

4,208 VPD

SITE

DOLLAR GENERAL

MainSource BANK

TSC TRACTOR SUPPLY CO

Gentle Dentist

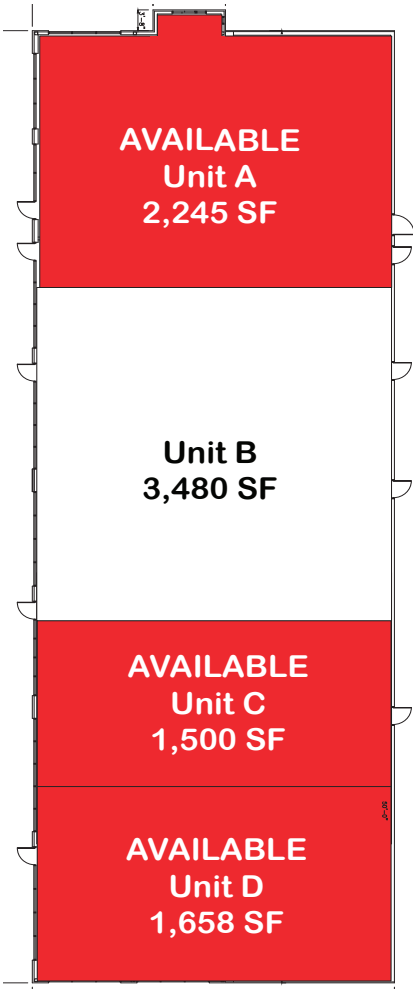
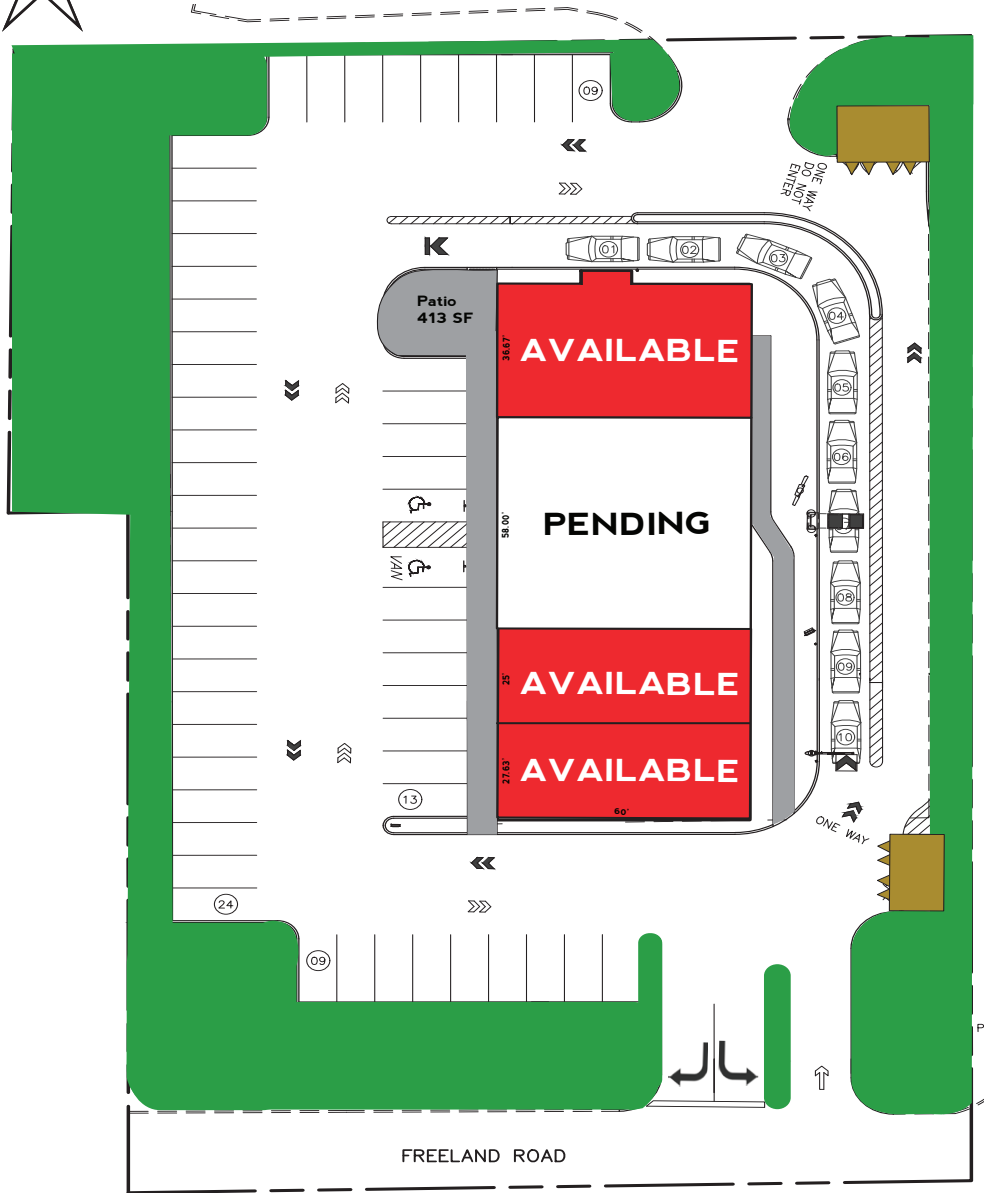
MainSource Bank Headquarters

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Cross Access Easement to Walmart



Suite	Tenant	SF
A	AVAILABLE	2,245
B	Pending	3,480
C	AVAILABLE	1,500
D	AVAILABLE	1,658
Total		8,883

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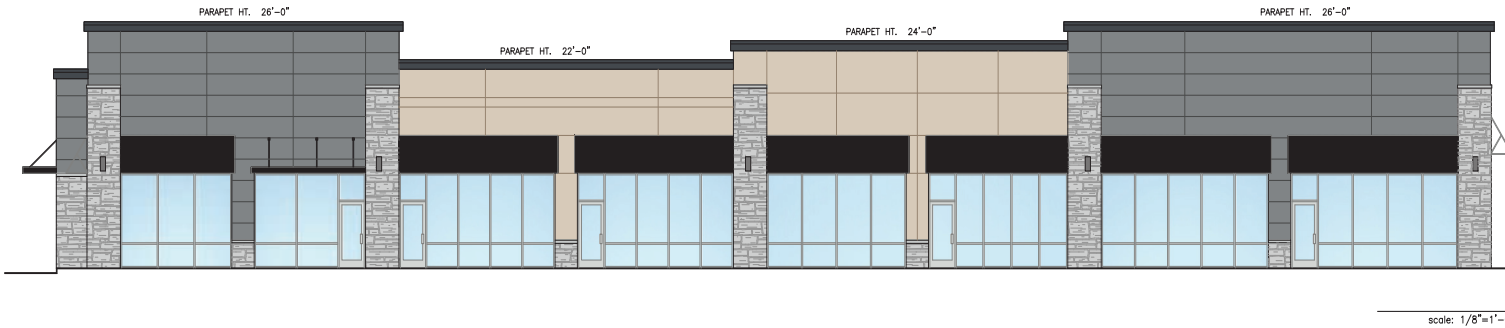
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Aerial (Site)

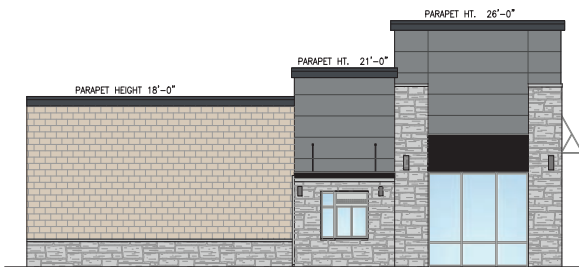
Site Plan

Elevations

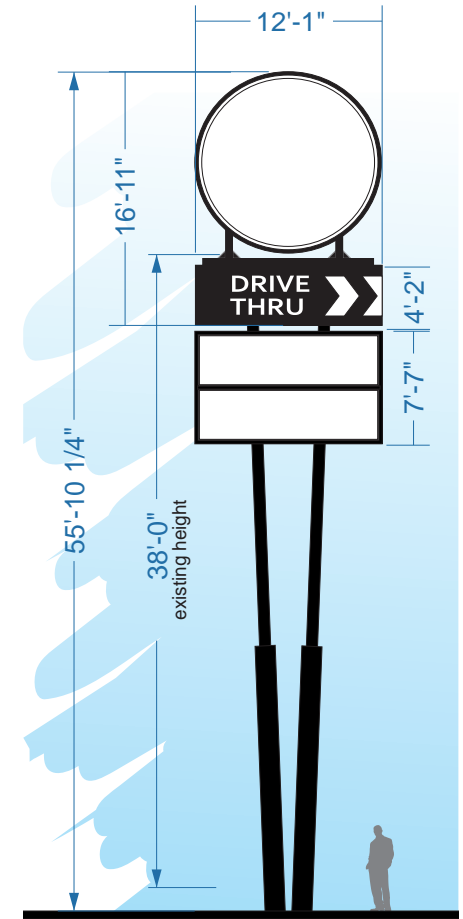
West Elevation



North Elevation



South Elevation



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