

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
- 55 exclusive parking spaces
- Drive-thru and restaurant with patio endcap opportunities available
- 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

AMY THARP

T: 317-472-1800

E: Amy@VeritasRealty.com

KYLE HUGHES

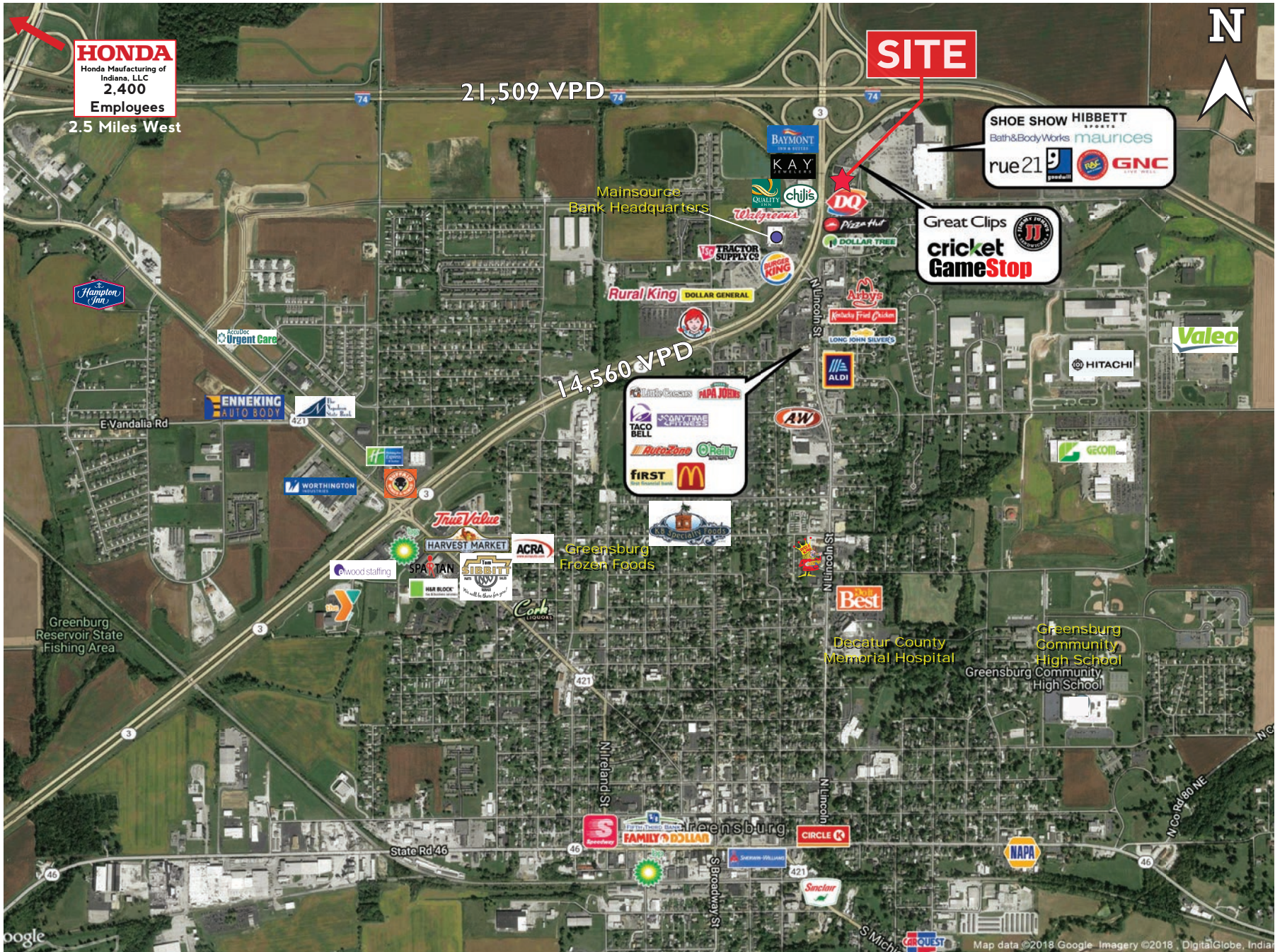
T: 317-472-1800

E: KHughes@VeritasRealty.com

FOR MORE INFORMATION
PLEASE CONTACT:

VR VERITAS
REALTY

A MEMBER OF
CHAINLINKS
RETAIL ADVISORS



Project Overview

Aerial (Market)

Aerial (Site)

Site Plan

Elevations



Lake Point Apartments

21,509 VPD

14,560 VPD

4,208 VPD

SITE

DOLLAR GENERAL

MainSource BANK

TSC TRACTOR SUPPLY CO

Gentle Dentist

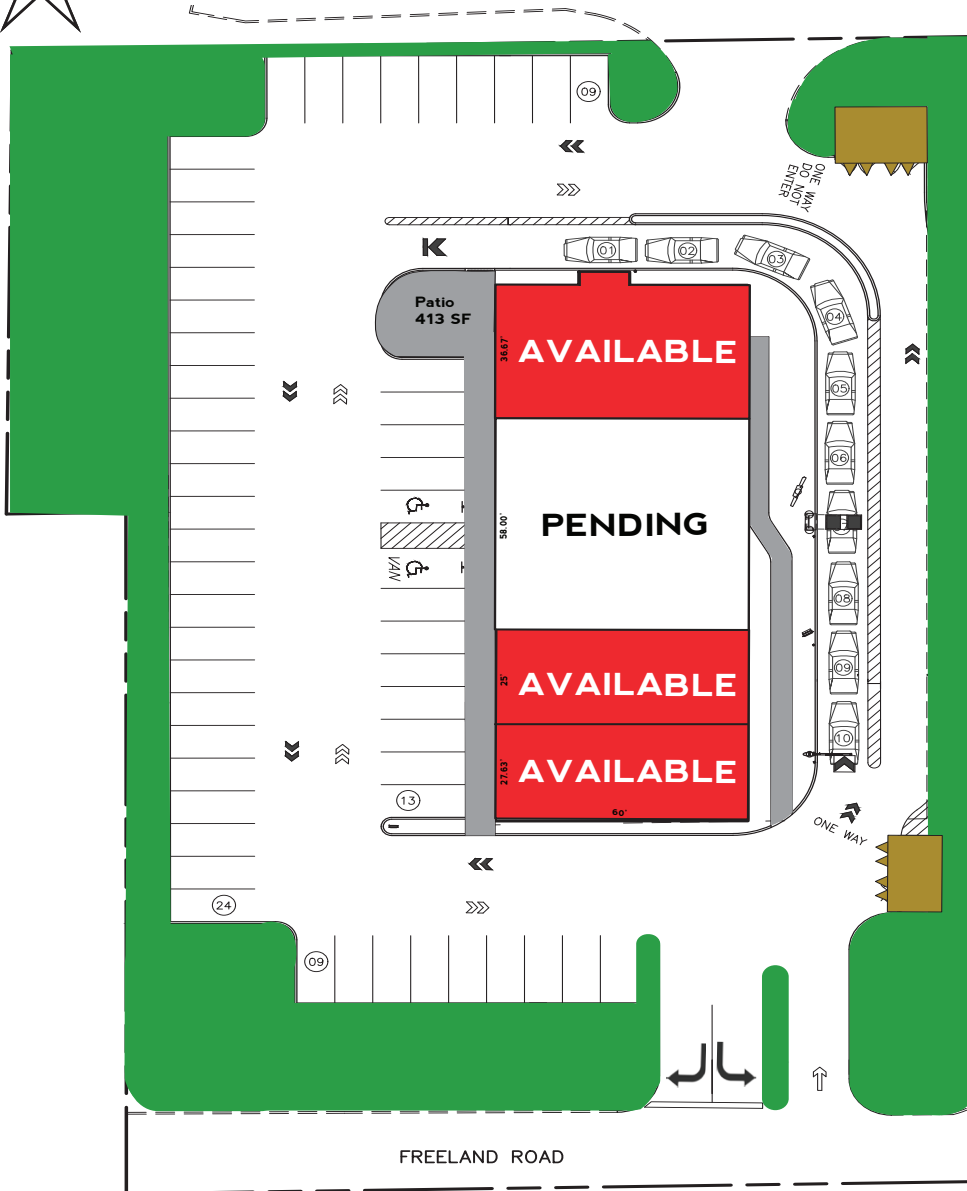
MainSource Bank Headquarters

© 2018 Google

Google



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

New Construction - Retail Small Shops - Fall 2019 Delivery

2310 IN-3, Greensburg, IN 47240

Project Overview

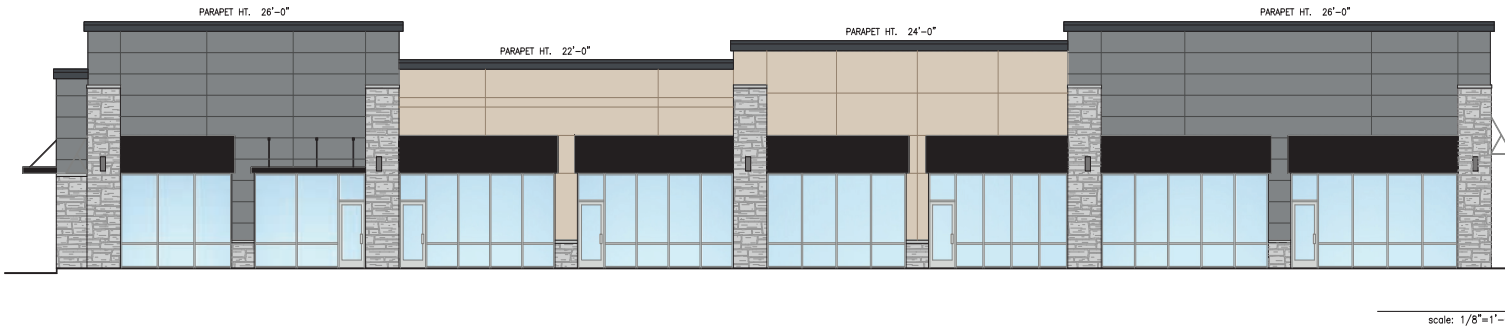
Aerial (Market)

Aerial (Site)

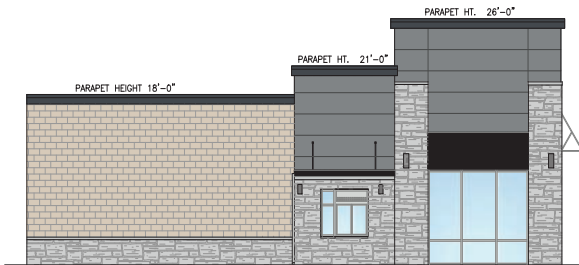
Site Plan

Elevations

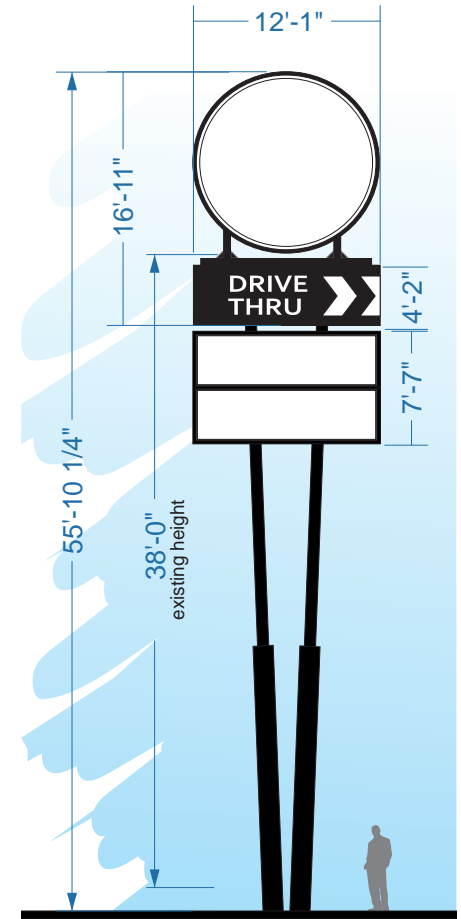
West Elevation



North Elevation



South Elevation



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.

FOR MORE INFORMATION
PLEASE CONTACT:

AMY THARP
T: 317-472-1800
E: Amy@VeritasRealty.com

KYLE HUGHES
T: 317-472-1800
E: KHughes@VeritasRealty.com

VR VERITAS
REALTY

A MEMBER OF
CHAINLINKS
RETAIL ADVISORS