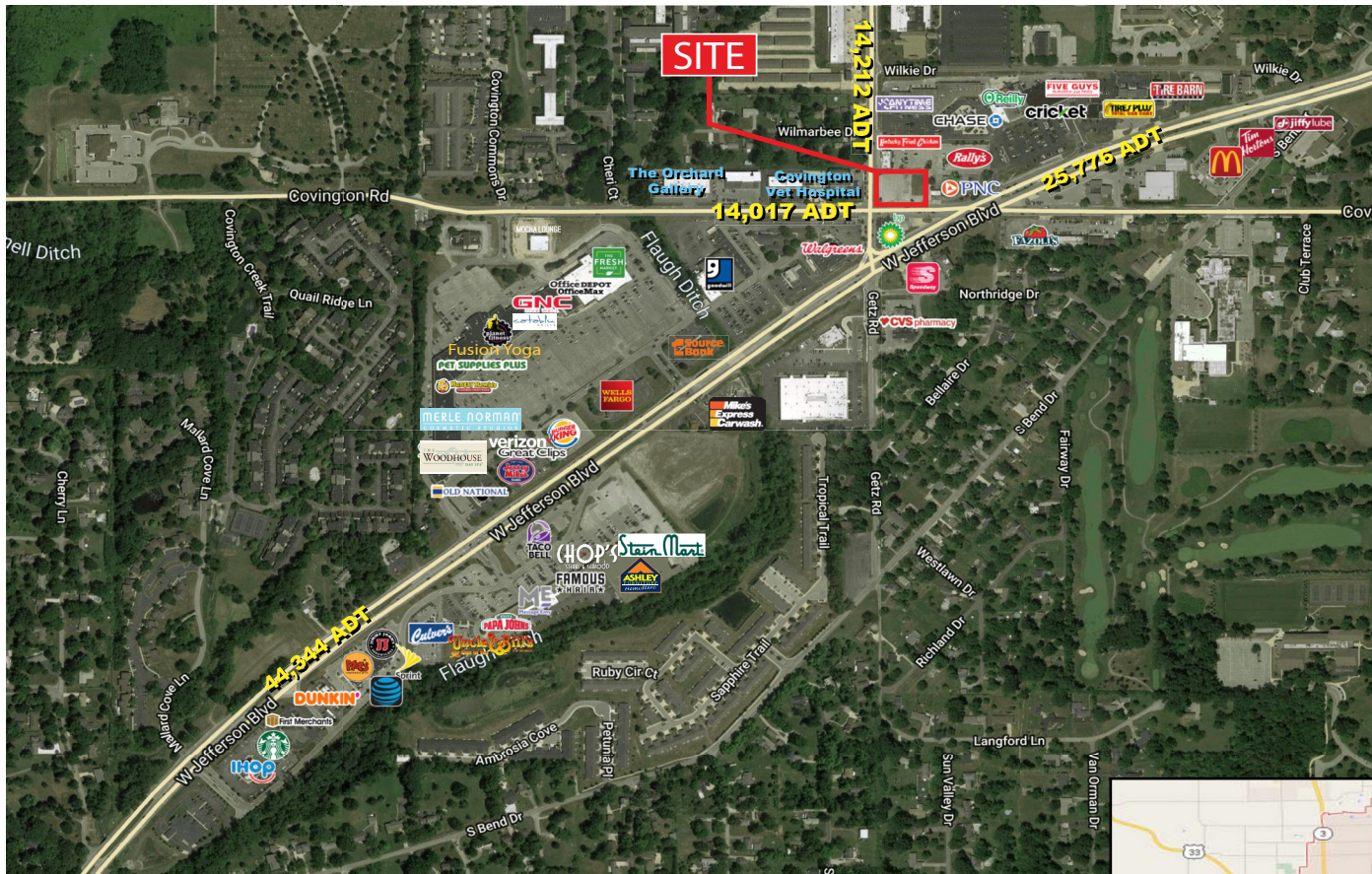


# Prime BTS or Ground Lease Opportunity on Covington Rd in Fort Wayne

## 0.75 Acres Improved Ground

6040 Covington Road, Fort Wayne, IN 46804



### Property Highlights:

- Ground lease or BTS opportunity on 0.75 acres
- Located at the signalized hard corner of Covington Rd & Getz Rd off of Jefferson Point Blvd.
- Located in the Jefferson Blvd retail trade area anchored by Jefferson Pointe Lifestyle Center (Von Maur, Carmike Cinemas, Barnes & Noble), Apple Glen Crossing (Walmart, Kohl's, Dick's), and Covington Plaza (The Fresh Market, Planet Fitness)
- Serving the affluent and dense southwest neighborhoods of Fort Wayne
  - 3 mile Avg HHI of \$82,204
  - 3 mile Population of 34,316

FOR MORE INFORMATION  
PLEASE CONTACT:

Amy Tharp

T: 317-472-1800

E: [Amy@VeritasRealty.com](mailto:Amy@VeritasRealty.com)

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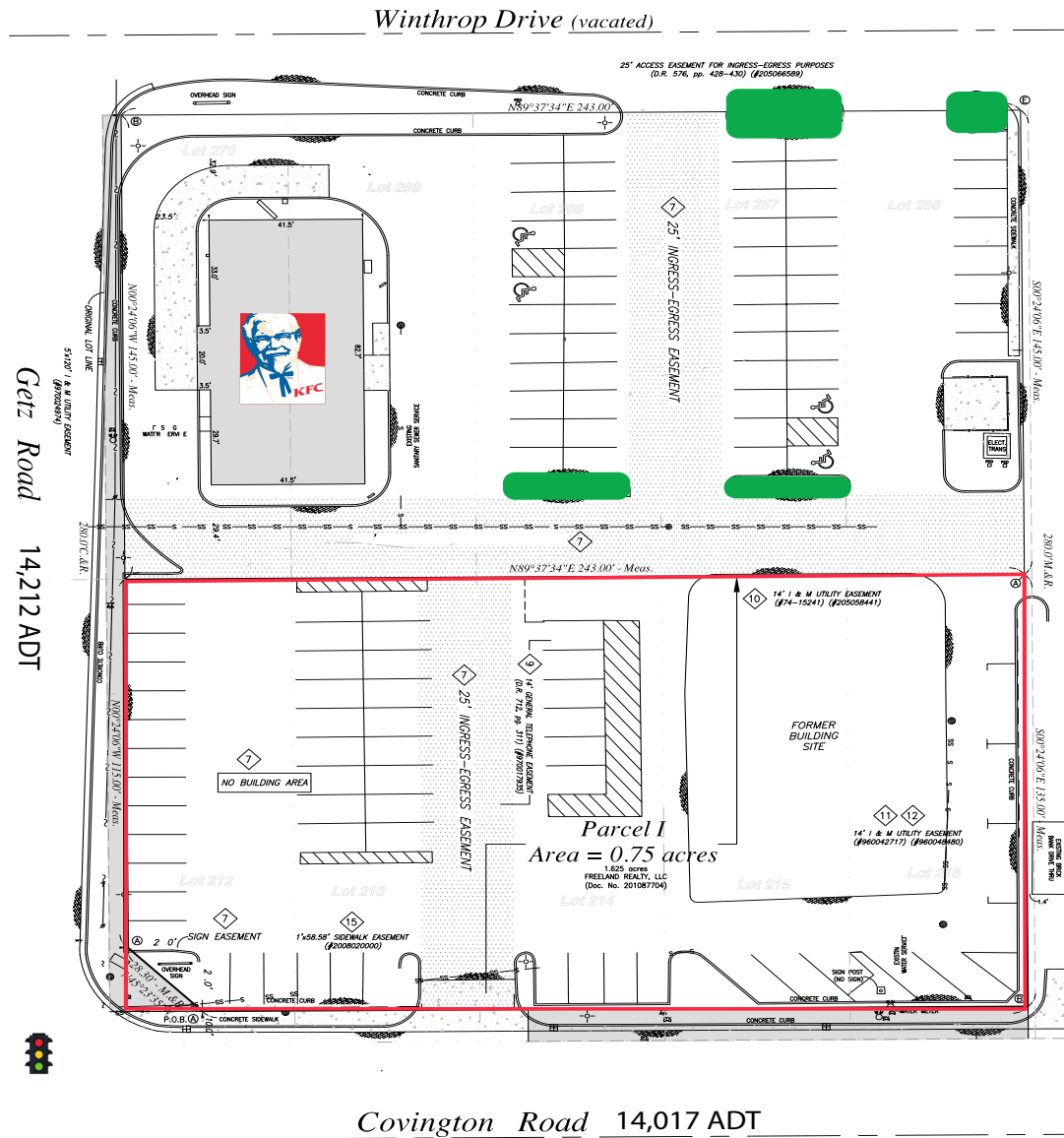
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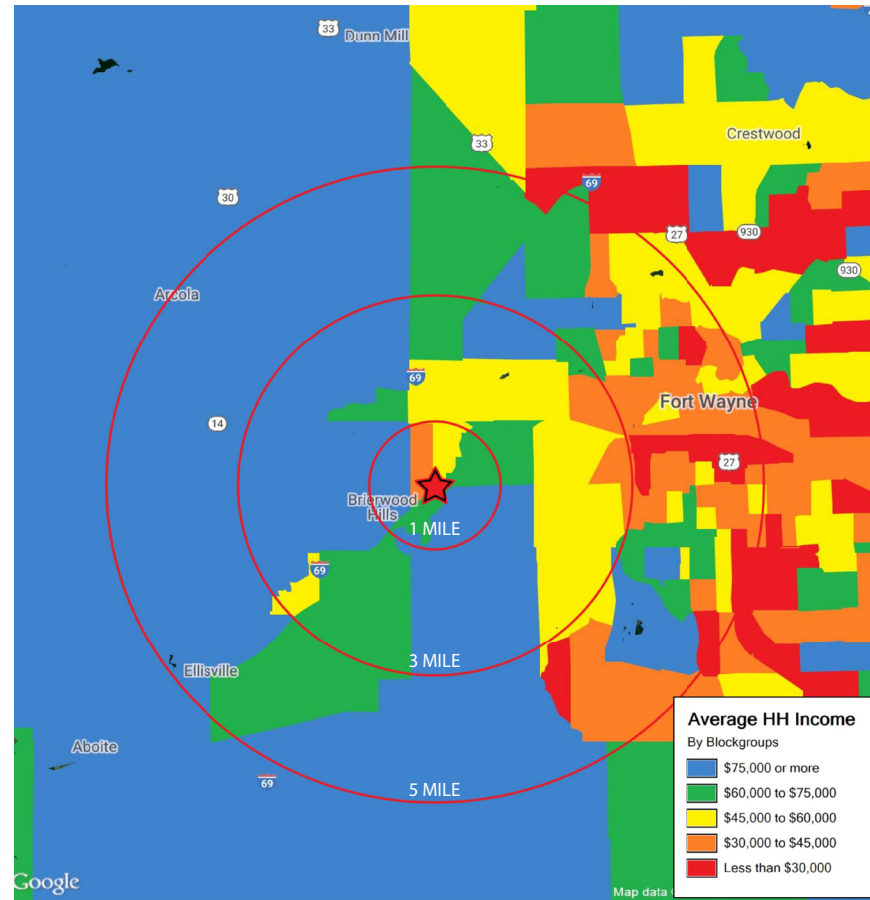
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DEMOGRAPHICS	1 mile	3 mile	5 mile
Population	4,769	34,316	111,307
Average HH Income	\$62,946	\$82,204	\$70,382
Daytime Employees	6,761	33,617	93,167
Retail/Restaurant Sales	\$89,377,307	\$691,511,700	\$1,980,049,000

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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